

BROCHURE



COVENTRY CENTRO

A PROJECT BY



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Modern life in a new residential complex

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INTRODUCTION

ELEGANT MODERN LIVING

COVENTRY CENTRO — a contemporary residential complex in Dubai's DIC district, offering a harmonious blend of urban convenience and tranquil lifestyle. The project features multi-level underground parking, elegantly designed residential floors, and exclusive amenities for residents. Enjoy premium facilities including a fitness center, swimming pool, landscaped terraces, and social lounges — all crafted to elevate your living experience. Discover refined comfort and sophisticated design in one of Dubai's most desirable neighborhoods.





LOCATION

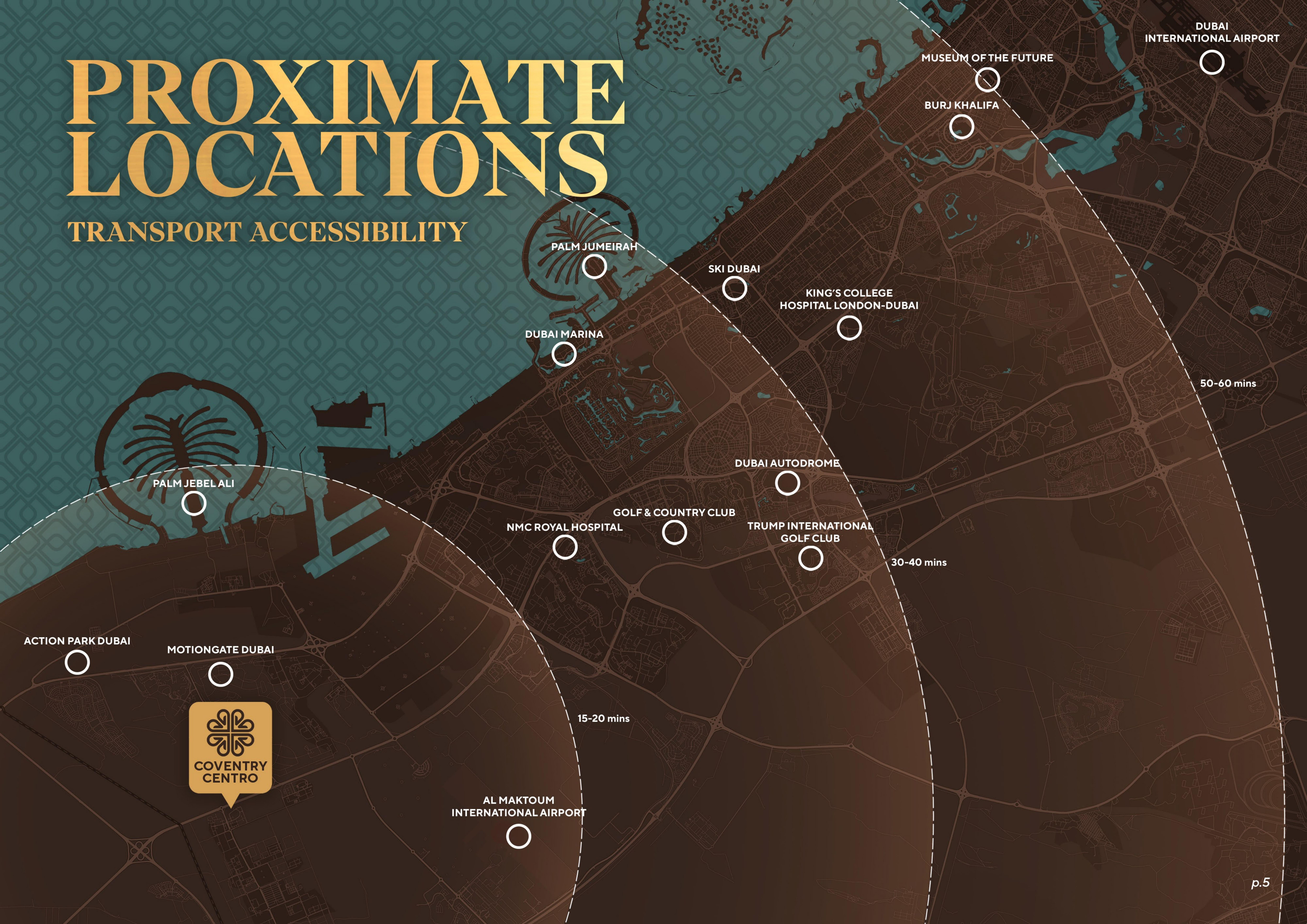
TRANQUILITY AND CONNECTIVITY

COVENTRY CENTRO is situated in the southern part of Dubai, within the peaceful DIC district — a secluded area sheltered from urban noise and bustle. This location maintains a serene and comfortable atmosphere, allowing residents to unwind and enjoy perfect tranquility after a busy day.

At the same time, the complex provides quick and convenient access to major transportation routes, ensuring easy connections to key business hubs and popular areas across the city. This unique combination of serene living and modern urban infrastructure makes Coventry Centro the ideal choice for those seeking a balanced lifestyle — where calm meets connectivity.

PROXIMATE LOCATIONS

TRANSPORT ACCESSIBILITY



ABOUT SOUTH DUBAI

HOME TO THE WORLD'S LARGEST FUTURE AIRPORT

Dubai South hosts Al Maktoum International Airport, which will become the world's largest airport with a planned capacity of 260 million passengers annually. This major global aviation hub will anchor tourism, trade, and business activity in the area

ETIHAD RAIL INTEGRATION ENHANCING CONNECTIVITY

Dubai South is part of the Etihad Rail network, linking it directly to Abu Dhabi, Dubai, Sharjah, and eventually the wider GCC. This strategic rail connection will drastically reduce travel time for people and cargo, improving accessibility and logistics for investors and residents

MASSIVE MASTER-PLANNED DEVELOPMENT

Spanning 145 square kilometers, Dubai South is a government-backed master community designed to house over 1 million residents and create 500,000 jobs, supporting a self-sustaining urban ecosystem built around live-work-play principles

EXPO 2020 LEGACY – DISTRICT 2020 TRANSFORMATION

The former Expo 2020 site is evolving into District 2020 – a global innovation hub for tech, R&D, and smart mobility. It is attracting multinational companies, startups, and skilled professionals, driving long-term real estate demand

FREE ZONE & BUSINESS-FRIENDLY ENVIRONMENT

Dubai South features multiple free zones, offering:

- 100% foreign ownership
- 0% corporate and income tax
- Streamlined company setup

This pro-investor environment attracts global companies across aviation, logistics, and e-commerce sectors

CENTRAL LOGISTICS AND TRADE GATEWAY

Situated between Jebel Ali Port and Al Maktoum Airport, Dubai South is part of the Dubai Logistics Corridor, enabling seamless air-sea-land freight movement. It's a preferred hub for global trade and distribution companies

HIGH DEMAND FOR RESIDENTIAL AND WORKFORCE HOUSING

With thousands of businesses and employees operating in the area, there is growing demand for affordable, well-planned housing

INFRASTRUCTURE-READY & SMART CITY FEATURES

- Smart traffic systems
- Sustainable energy networks
- Digital building standards

This supports eco-conscious living and business operations, aligning with Dubai's long-term sustainability goals

GOVERNMENT-LED VISION AND STABILITY

Backed by the Dubai Government, Dubai South is a key pillar of Dubai's 2040 Urban Master Plan, ensuring continuous growth, policy support, and infrastructure funding. This enhances investor confidence and long-term stability

DIC: GROWTH DYNAMICS

AFFORDABLE LIVING IN A STRATEGIC LOCATION

DIC offers residents cost-effective housing options with close proximity to major business hubs like Dubai South, Al Maktoum Airport, and Jebel Ali, providing easy access without the high city center costs

HIGH RENTAL DEMAND = STRONG ROI

With thousands of workers and professionals based in and around the industrial zones, the demand for nearby accommodation is consistent, offering stable rental returns for investors

MIXED-USE, SELF- CONTAINED COMMUNITY

DIC is more than just an industrial zone. It includes residential clusters, retail centers, medical clinics, supermarkets, mosques, and parks, making it a fully functional community for daily life

WELL-PLANNED INFRASTRUCTURE

The community is built with modern roads, utilities, and smart infrastructure, ensuring reliable services and efficient connectivity for both residents and business owners

FAMILY-FRIENDLY ENVIRONMENT

The area is planned to include green spaces, play areas, and recreational zones, making it suitable not only for workers but also for families seeking peace, space, and safety

EXCELLENT CONNECTIVITY ACROSS DUBAI

Located on Emirates Road (E611), DIC provides quick access to key destinations like Downtown Dubai, Dubai Marina, and Abu Dhabi, with minimal traffic congestion

GROWING COMMUNITY WITH FUTURE UPSIDE

As part of Dubai's 2030 industrial vision, DIC is set for long-term growth, which means capital appreciation opportunities for early property investors

OPPORTUNITY FOR CORPORATE HOUSING INVESTMENT

Companies in the area often seek bulk residential units for their staff — creating a unique opportunity for landlords to secure long-term lease agreements with corporate tenants

SUPPORTED BY GOVERNMENT

DIC is part of a larger master plan by Dubai Holding and TECOM, ensuring ongoing support, upgrades, and infrastructure improvements — giving investors and residents confidence and long-term security

ARCHITECTURE

INNOVATIVE APPROACH TO COMFORT AND STYLE

Coventry Centro is an outstanding example of contemporary architecture, featuring an expressive facade that creates a unique silhouette. The panoramic glazing floods the interiors with natural light and offers impressive city views. The thoughtfully designed, ergonomic layouts ensure comfort, demonstrating a perfect blend of aesthetics, functionality, and practicality.

- STUDIOS,
- ONE-BEDROOM



CONCEPT

SEAMLESS URBAN LIVING

Coventry Centro embodies innovative modern living through its meticulously planned vertical layout. The project features two underground parking levels for resident convenience. Floors G through 3 house retail and office spaces, while floors 4 to 9 contain contemporary residential apartments. A defining feature is the expansive amenities on the first-floor terraces and rooftops, including pools and lounge zones. This vertical integration of parking, commerce, residences, and leisure creates a harmonious, self-sufficient environment for refined urban living.



AMENITIES

REDEFINE YOUR LIFESTYLE

Coventry Centro offers an exceptional collection of amenities designed to elevate your everyday experience. The journey begins in the elegant entrance lobby, setting the tone for sophistication and comfort. On the terrace, the stunning cascade waterfall creates a serene and captivating focal point, complemented by the expansive common outdoor deck and inviting sitting areas — perfect for relaxation and social gatherings. The splash pad provides a refreshing retreat for residents of all ages. For wellness and active living, enjoy access to a state-of-the-art gym, a dedicated yoga room, and versatile indoor games facilities. The multi-purpose hall accommodates events and community activities, while the swimming pool and breathtaking infinity swimming pool offer luxurious spaces to unwind and enjoy the views. Every element is thoughtfully curated to blend leisure, wellness, and luxury, ensuring Coventry Centro isn't just a home — it's a destination.



SWIMMING POOL



ENTRANCE LOBBY



SPLASH PAD



YOGA/MEDITATION



MULTI PURPOSE HALL



SITTING AREAS



CASCADE WATERFALL



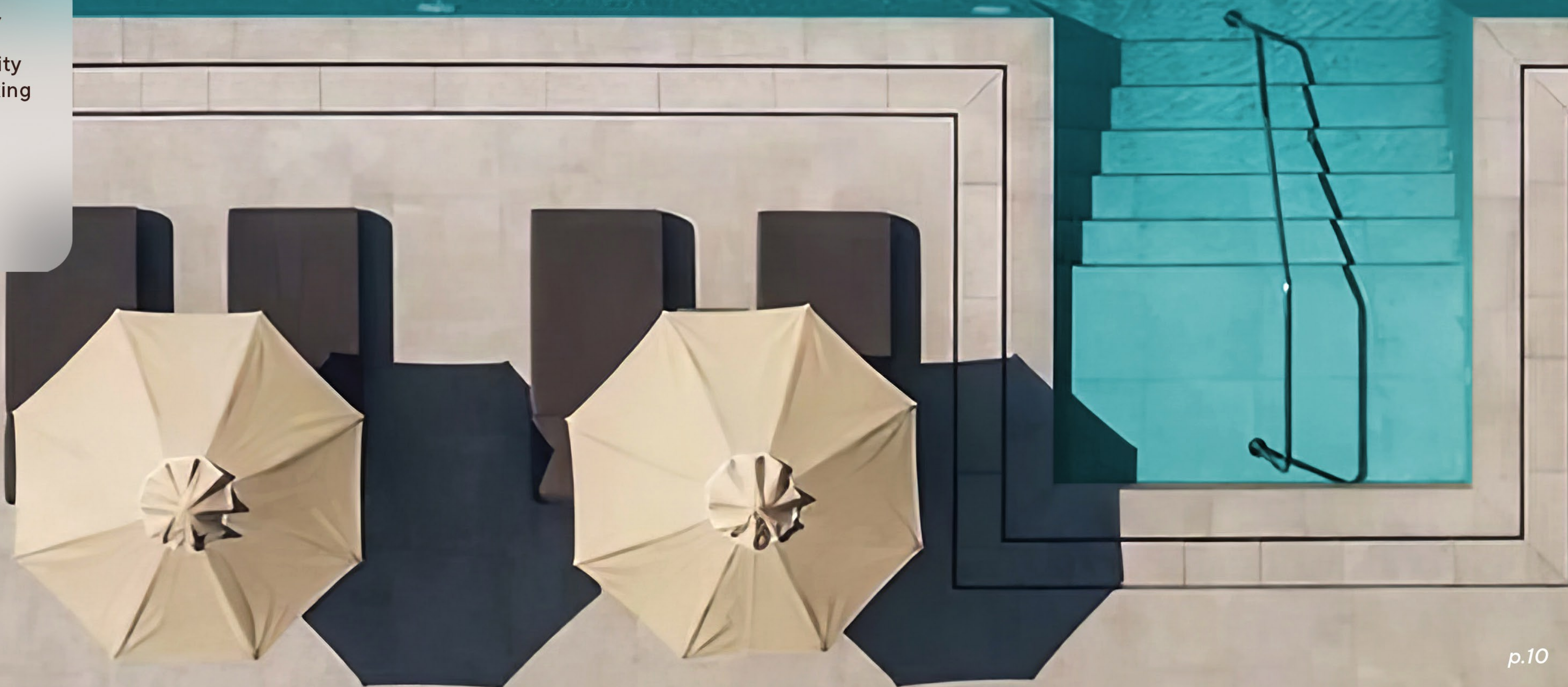
OUTDOOR DECK



INDOOR GAMES



GYM



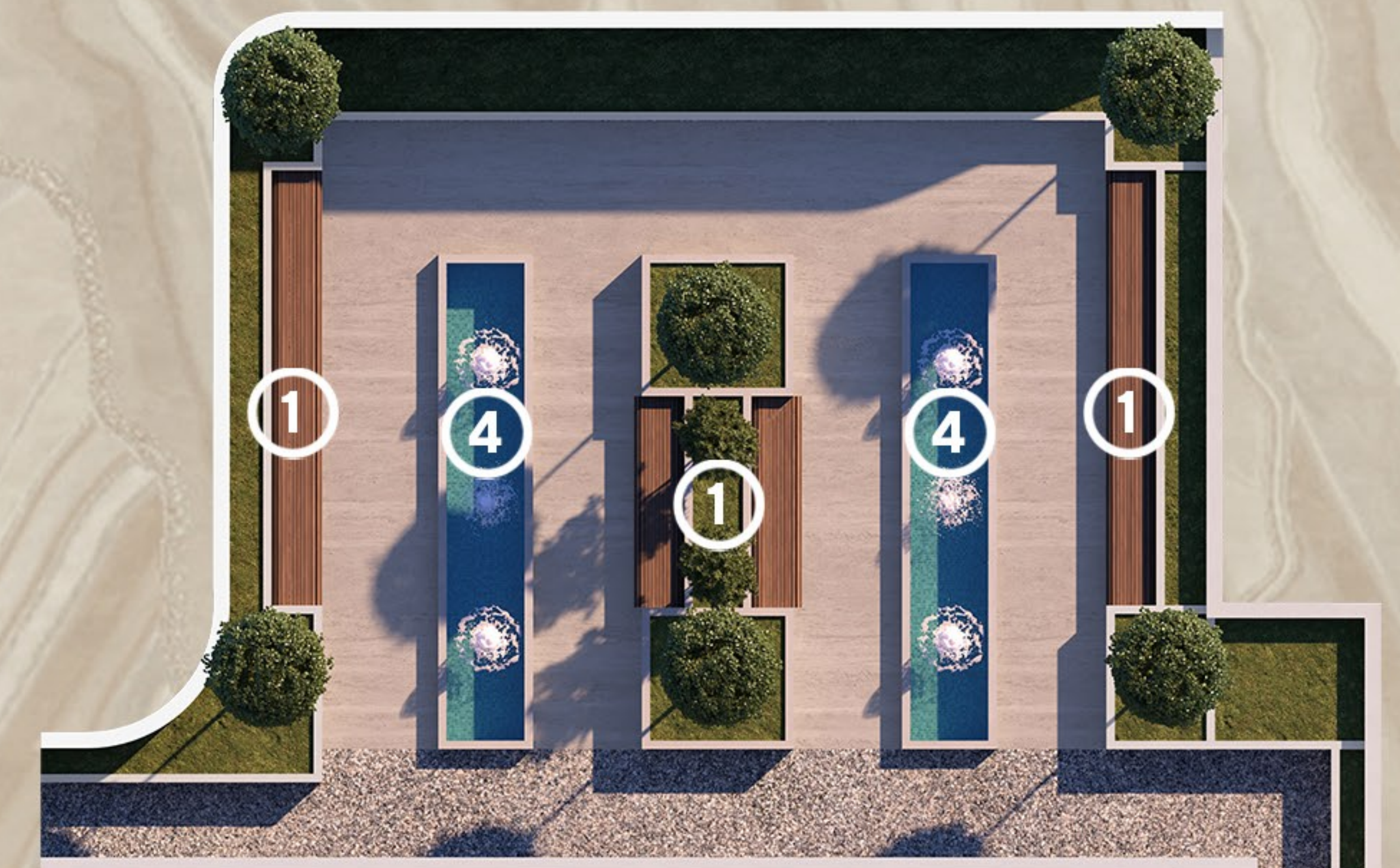
COMMON TERRACES

OUTDOOR DECK FOR RESIDENCE

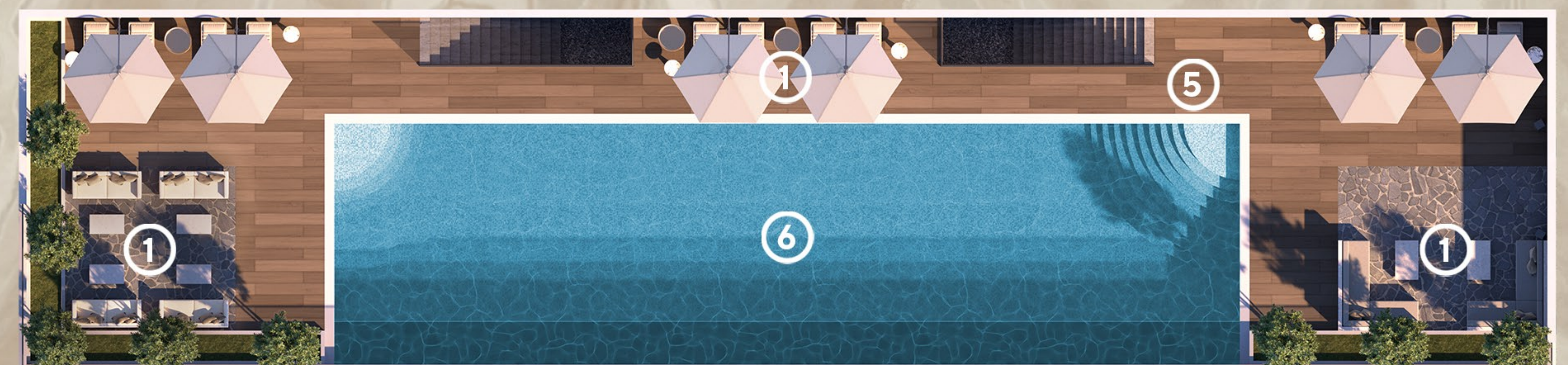


- 1. SITTING AREAS
- 2. CASCADE WATERFALL
- 3. SPLASH PAD
- 4. WATER FEATURE
- 5. DECK
- 6. SWIMMING POOL

LOWER ROOFTOP



OUTDOOR DECK FOR OFFICES



UPPER ROOFTOP

FOR RESIDENCE OUTDOOR DECK



SITTING AREA

SPLASH PAD

CASCADE WATERFALL

SITTING AREA

SITTING AREA

COVENTRY CENTRO

OASIS FOR LIVING IN HARMONY WITH NATURE

Immerse yourself in an atmosphere of tranquility while strolling among lush greenery. Choose from several comfortable seating areas with cozy furniture - perfect for quiet reading or pleasant conversations with friends. The centerpiece is an impressive cascading waterfall, whose soothing sounds create a special, relaxing ambiance. A distinctive feature of the terrace is the modern Splash Pad fountain, adding dynamism and coolness to the space during summer days. Our terrace is an extension of your apartment - your personal space for morning coffee, leisurely evenings, and celebrations with loved ones.

Coventry Centro. Enjoy life with a sense of peace and harmony every day.

FOR OFFICES OUTDOOR DECK



SITTING AREA

WATER FEATURE

SITTING AREA

WATER FEATURE

COVENTRY CENTRO

YOUR OFFICE WITH ACCESS TO NATURE

Discover a new format workspace for meetings, relaxation, and creativity. Three water installations with fountains create a dynamic atmosphere where aesthetics blend with the soothing sound of water, helping to relieve tension and improve concentration. Thoughtful landscaping creates a beneficial microclimate and provides a visual rest after screen time. In comfortable open-air zones, your team can recharge, hold informal discussions, or focus on tasks. This harmonious environment enhances well-being and fosters the birth of new ideas.

ROOFTOP



SITTING AREAS

SWIMMING POOL

DECK

COVENTRY CENTRO ROOFTOP TERRACE: YOUR PRIVATE RESORT IN THE SKY

High above the city, in the very heart of the Coventry Centro residential complex, awaits an exceptional leisure space — an expansive swimming pool exclusively for residents. Surrounding the pool is a spacious wooden deck equipped with comfortable sun loungers and elegant umbrellas, creating the atmosphere of a premium resort. Here, you can start your day with a morning swim, spend sunny afternoons relaxing with a book, or host evening gatherings with friends. As dusk falls, the built-in pool lighting creates a special romantic ambiance, while panoramic city views make every moment on the terrace unique. The space is perfectly suited both for private relaxation and special events among neighbors.

Coventry Centro — your world of comfort above the city

ENTRANCE LOBBY



THE ELEGANT LOBBY OF COVENTRY CENTRO

The majestic lobby space greets guests with a harmonious blend of natural stone, wood and metal. The centerpiece is an opulent glass chandelier, whose shimmering reflections accentuate the interior's luxury. A comfortable lounge area with plants creates an atmosphere perfect for relaxation and socializing. At the reception desk, a friendly concierge is always ready to assist, while the elevator hub provides convenient access to the residences.

Coventry Centro — impeccable style from the moment you enter.

GYM

ELEVATE YOUR WORKOUT: A GYM WITH A VIEW

Perched on the top floor, this state-of-the-art fitness studio is equipped with a comprehensive range of modern treadmills, elliptical trainers, strength-training machines, and free weights to cater to every fitness goal. The unparalleled experience is defined by floor-to-ceiling windows that flood the space with light and offer sweeping panoramas of the city. This inspiring setting, combined with top-tier exercise equipment, is designed to motivate your routine and enhance your overall well-being, making it the perfect place to pursue an active lifestyle.



ROOM YOGA/MEDITATION

ROOFTOP SERENITY

Escape to a rooftop wellness retreat high above the city. This luminous lounge features floor-to-ceiling windows with panoramic skyline views, creating an immediate sense of serenity. Bathed in natural light, the space is ideal for yoga, meditation, or quiet contemplation. Carefully designed to promote wellbeing, it offers a tranquil environment to disconnect, recharge, and find balance. More than just a space, it's a holistic urban sanctuary for rejuvenation.



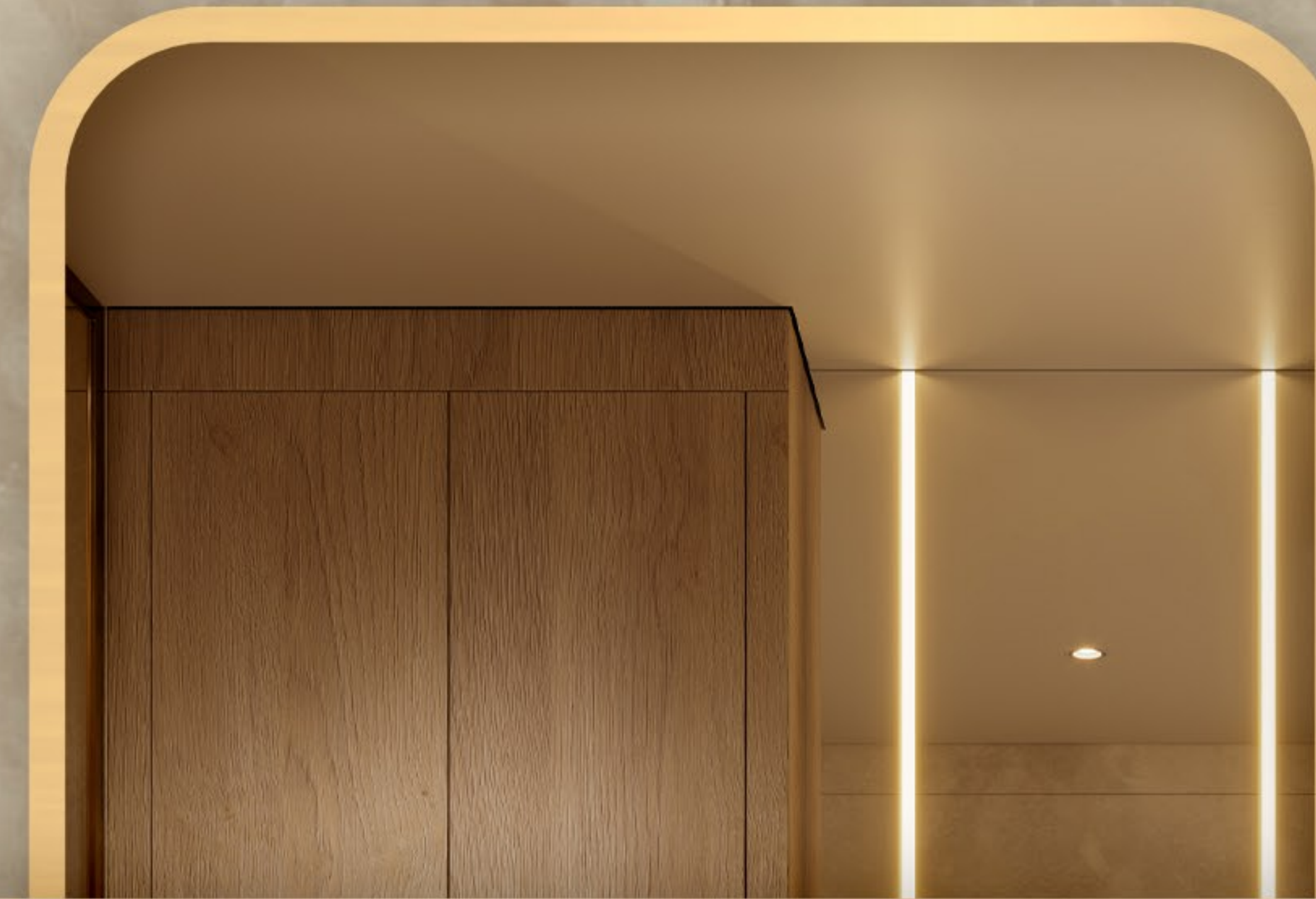
INTERIORS



ERGONOMIC



MODERN



FUNCTIONAL



COMFORTABLE



DESIGNED FOR LIVING

More than just beautiful — these interiors are functional, livable, and made for the rhythms of everyday life

COVENTRY CENTRO



A MODERN TAKE ON CLASSIC

Clean lines, a thoughtful palette, and timeless shapes create an interior style that feels current today and lasting for years to come

COVENTRY CENTRO



FORM MEETS FUNCTION

Every element is in its right place. Designed for real life, the space flows naturally with everyday needs and quiet elegance

COVENTRY CENTRO



Bathroom (1 bedroom)

UNDERSTATED LUXURY

Quality is felt in textures, materials, and quiet details —
a refined expression of taste without the need to shout

COVENTRY CENTRO



Bedroom (1 bedroom)

LIGHT THAT LIVES WITHIN

Natural light fills the interiors, reflecting softly throughout the space to create a peaceful, vibrant, and uplifting energy

COVENTRY CENTRO



Living room (1 bedroom)



COVENTRY CENTRO

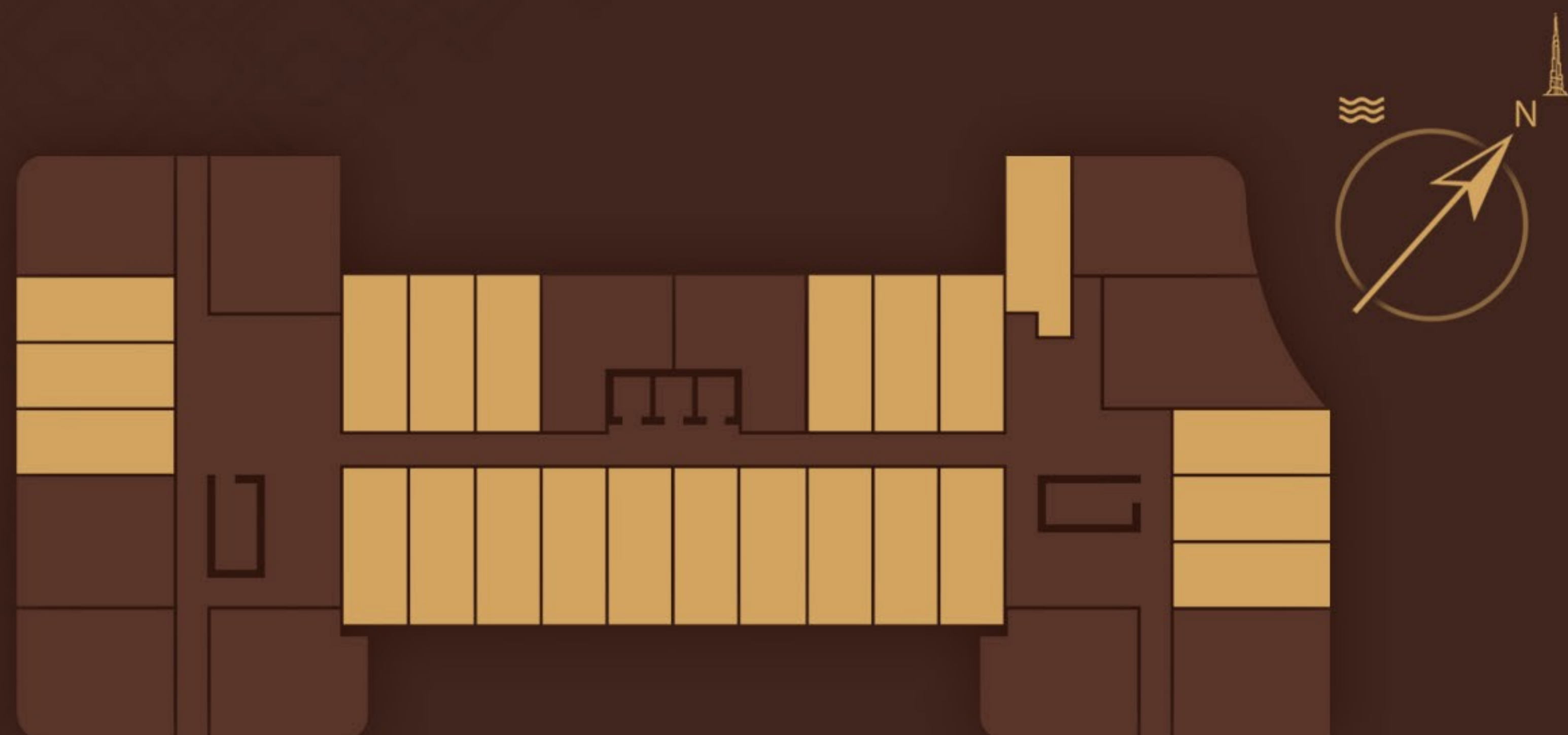
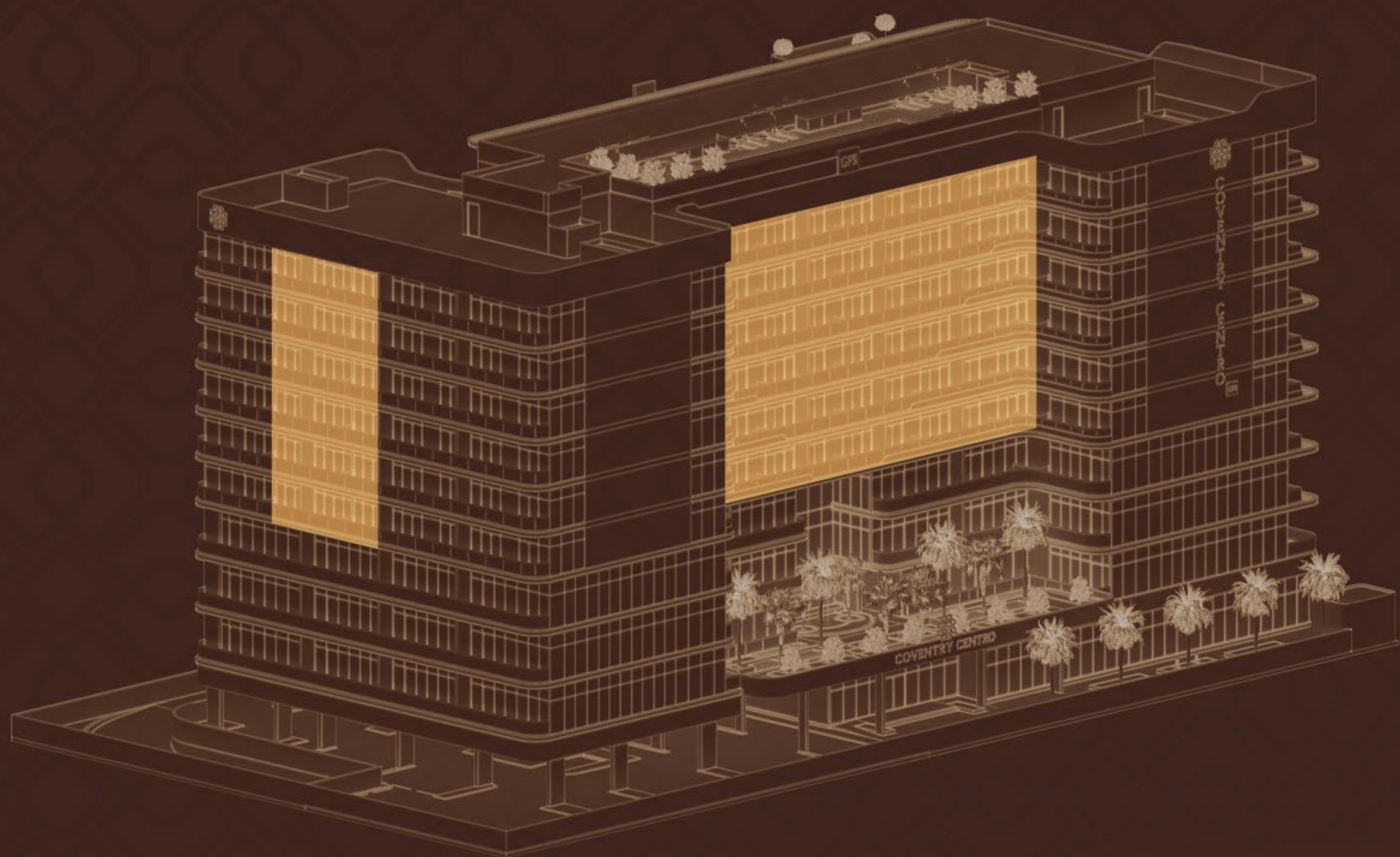
STUDIO, TYPE A

Level: 4-9

Internal living area: 327-357 sq.ft.

Outdoor living area: 40-65 sq.ft.

Total living area: 369-422 sq.ft.





COVENTRY CENTRO

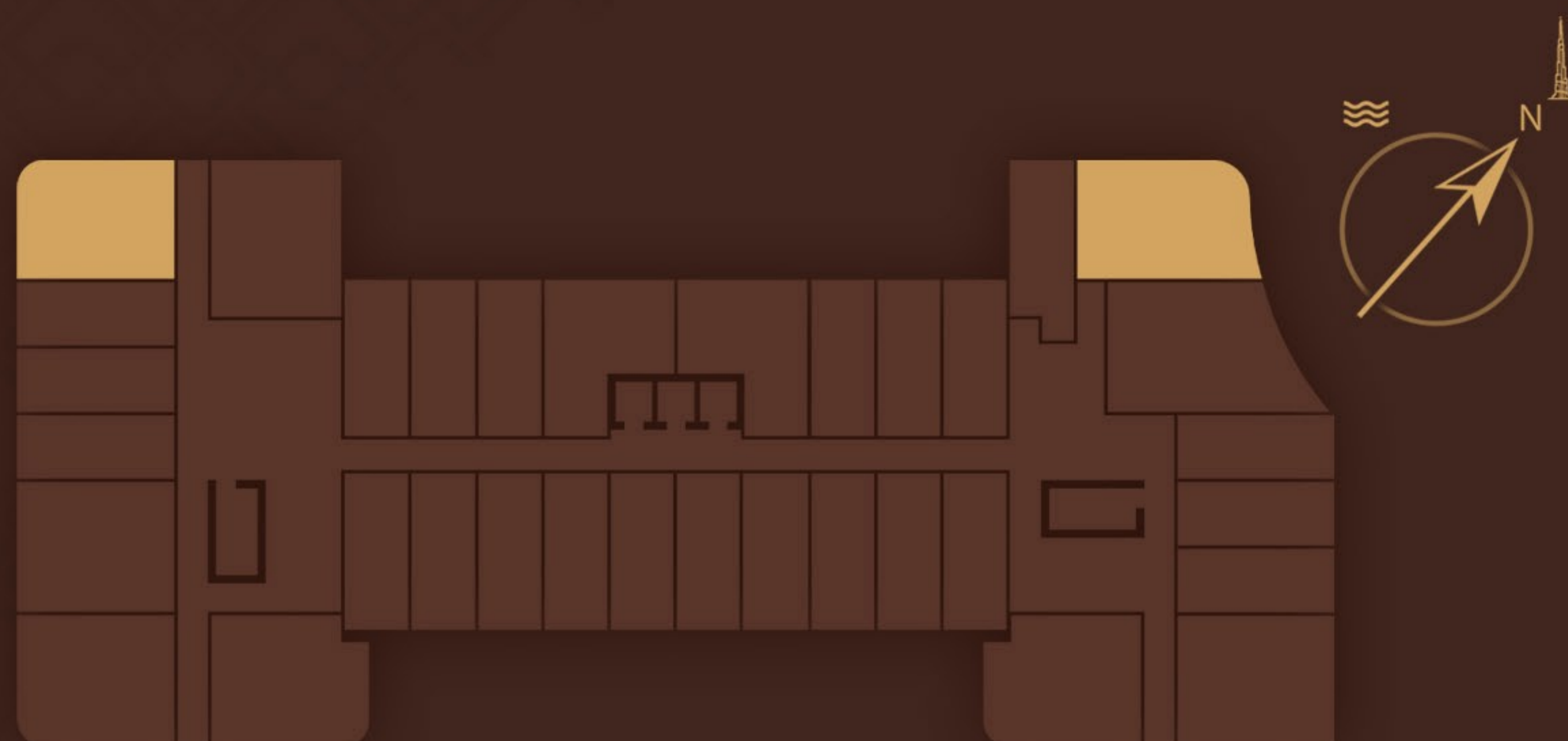
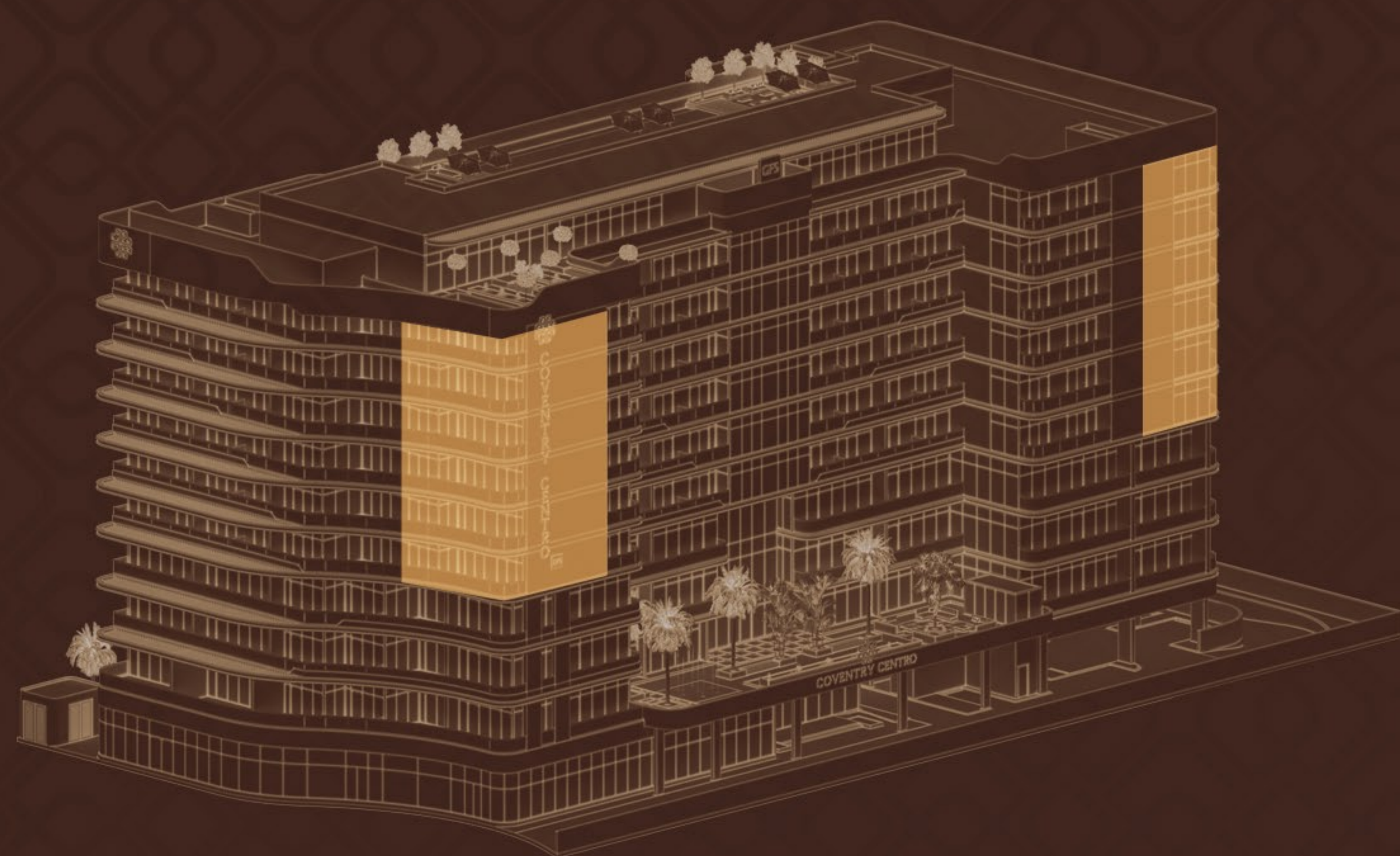
1 BEDROOM, TYPE A

Level: 4-9

Internal living area: 547-554 sq.ft.

Outdoor living area: 111-187 sq.ft.

Total living area: 658-741 sq.ft.





COVENTRY CENTRO

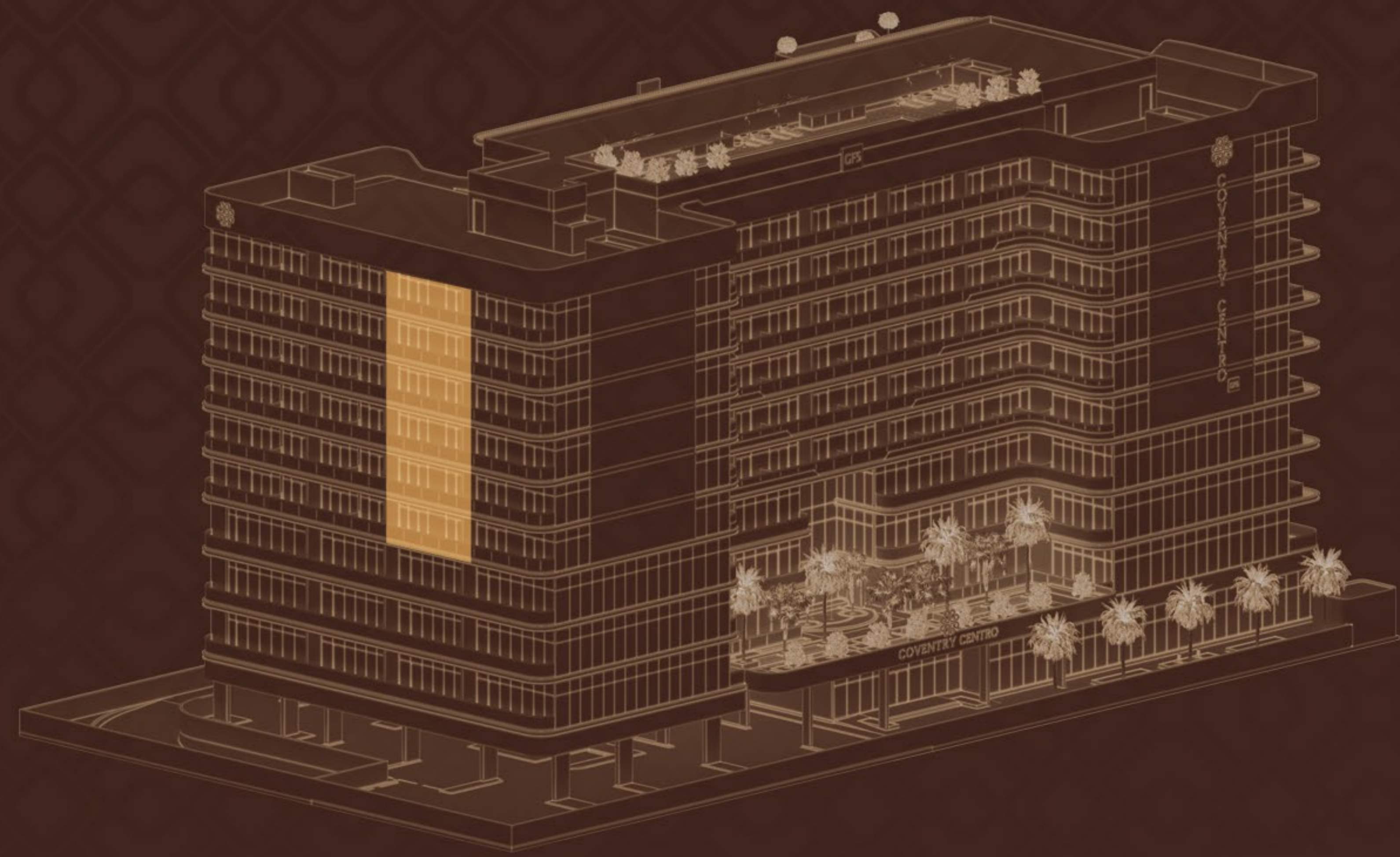
1 BEDROOM, TYPE B

Level: 4-9

Internal living area: 569 sq.ft.

Outdoor living area: 130-241 sq.ft.

Total living area: 699-810 sq.ft.





COVENTRY CENTRO

1 BEDROOM, TYPE C

Level: 4-9

Internal living area: 563 sq.ft.

Outdoor living area: 130 sq.ft.

Total living area: 693 sq.ft.





COVENTRY CENTRO

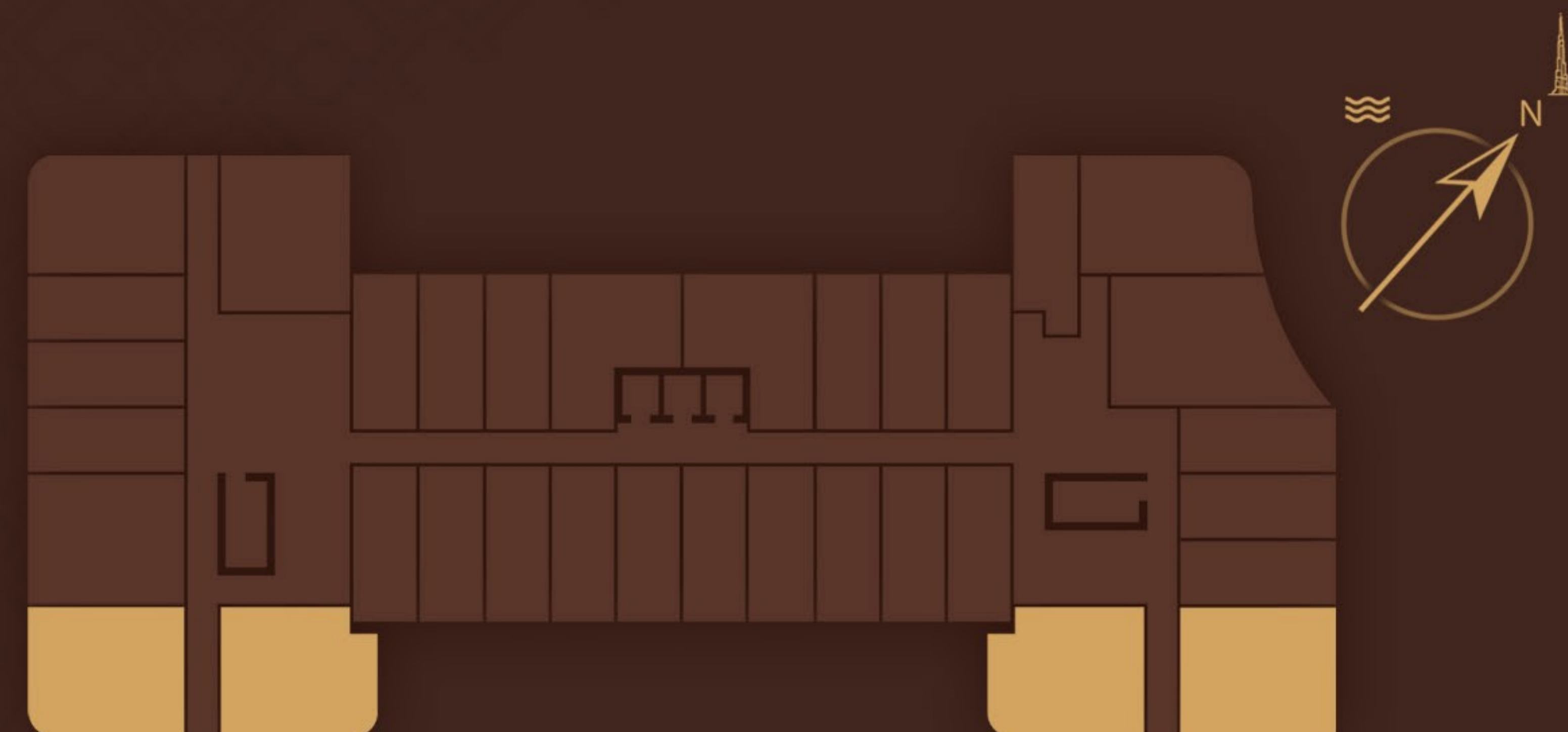
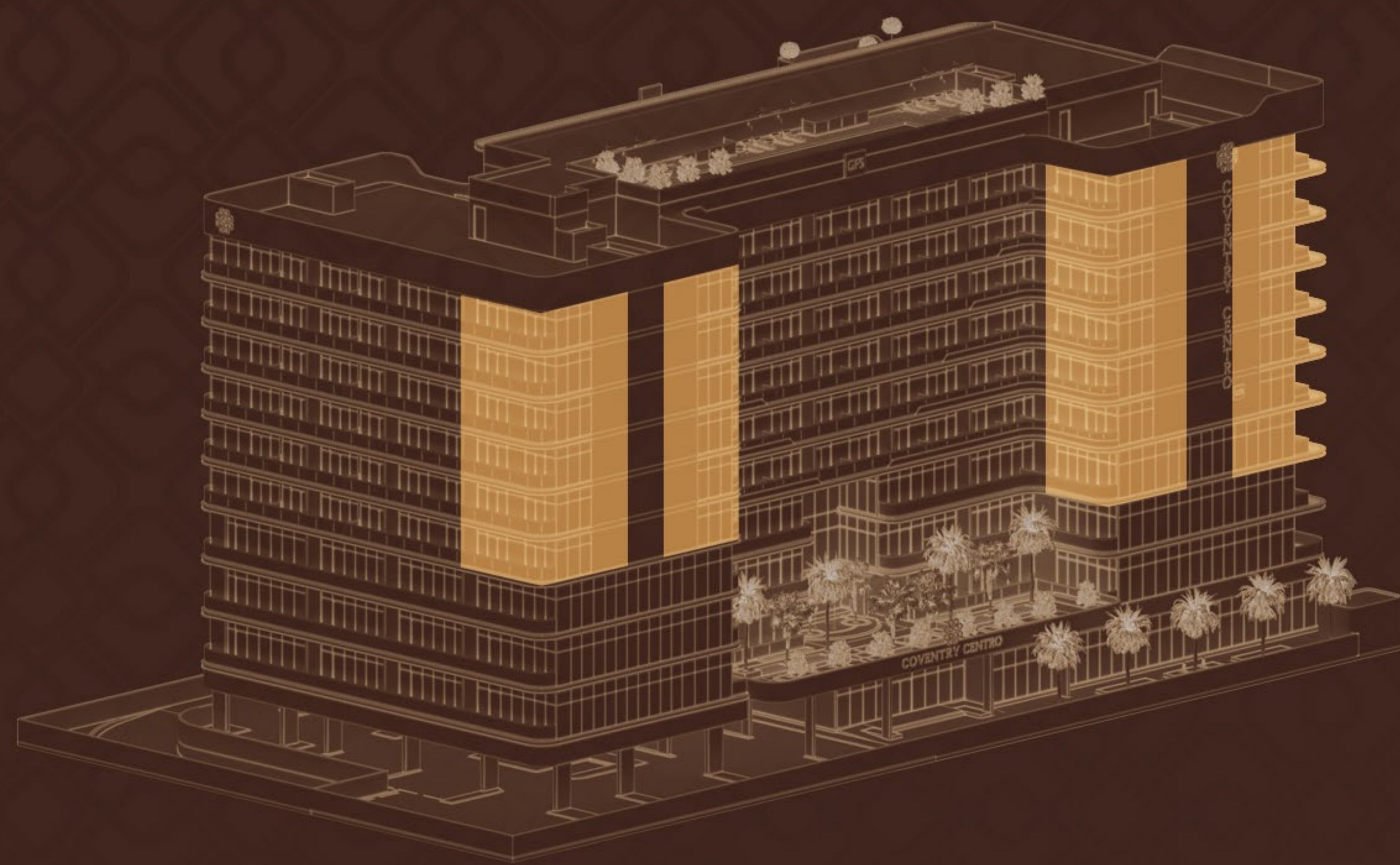
1 BEDROOM, TYPE D

Level: 4-9

Internal living area: 573-577 sq.ft.

Outdoor living area: 98-132 sq.ft.

Total living area: 675-705 sq.ft.





COVENTRY CENTRO

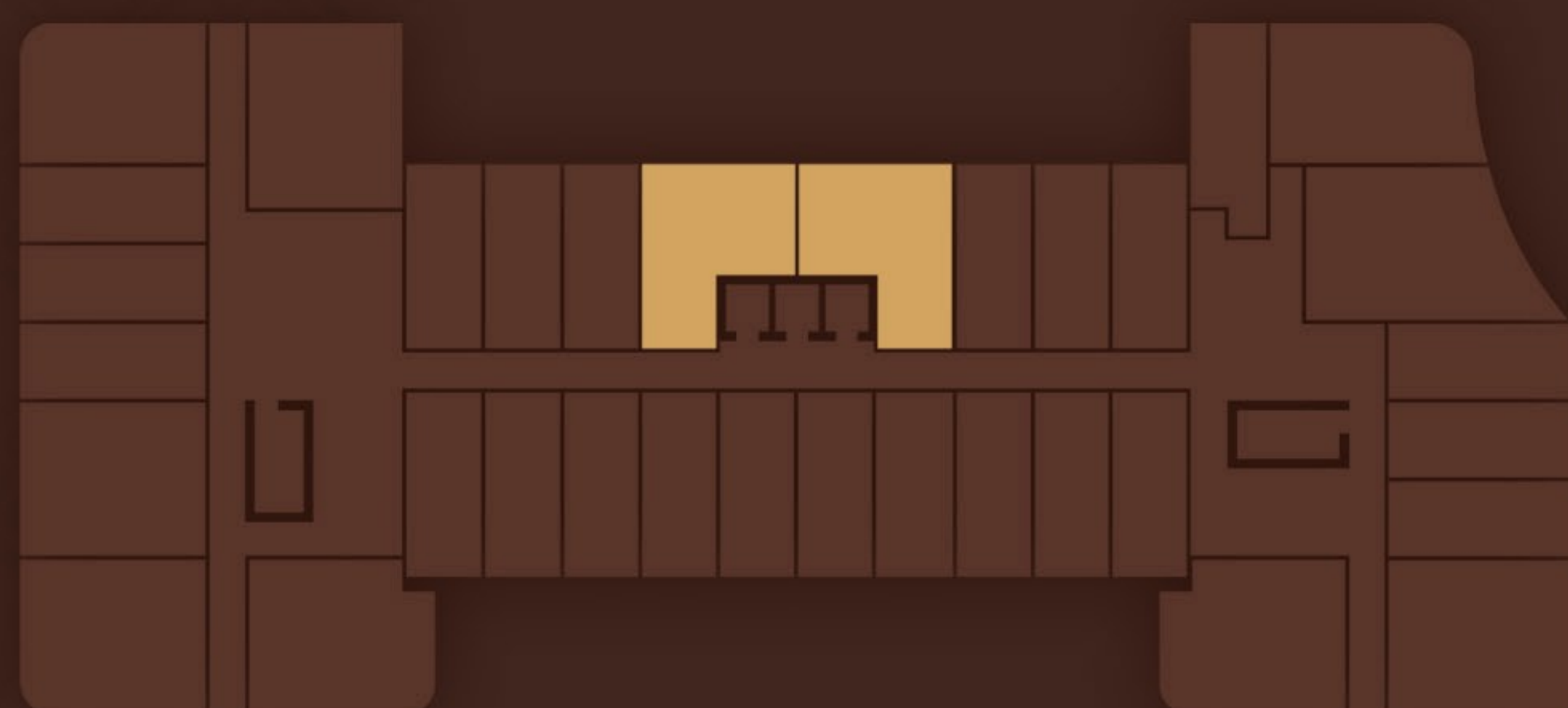
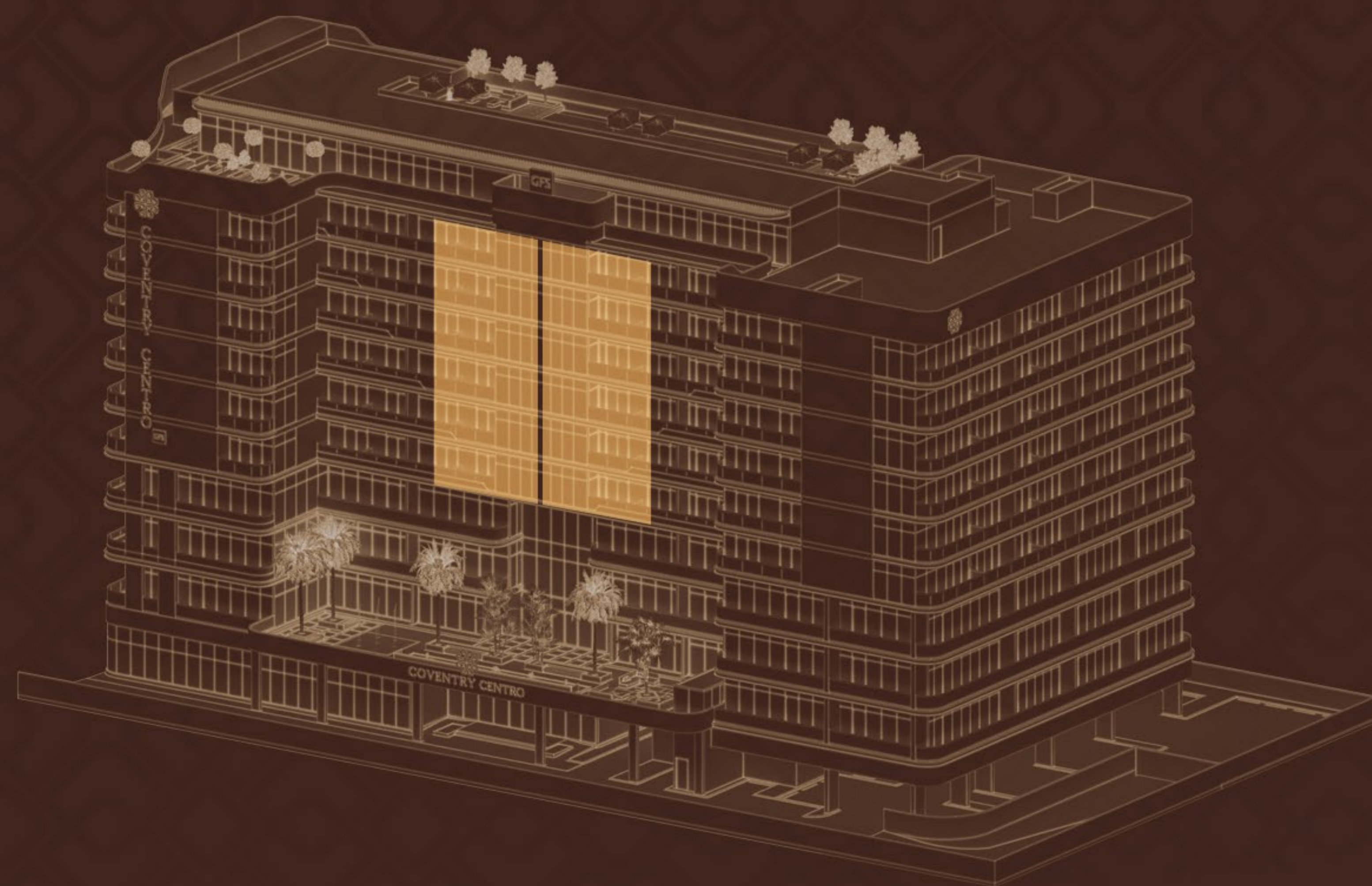
1 BEDROOM, TYPE E

Level: 4-9

Internal living area: 571 sq.ft.

Outdoor living area: 65 sq.ft.

Total living area: 636 sq.ft.



PAYMENT PLAN

5% DOWN PAYMENT

20% ON COMPLETION

IN 30 DAYS **15%**

GET THE KEYS 

1% PER MONTH
FOR 24 MONTHS
DURING CONSTRUCTION

1% PER MONTH
FOR 36 MONTHS
POST-HANDOVER

DEVELOPER



ABOUT GFS DEVELOPMENTS

The fastest growing private developer in the UAE.

GFS Developments welcomes you, as your all-time favorite destination to luxurious living and excellent real estate opportunities. GFS Developments has over 20 years of experience as a trusted property developer in Dubai real estate industry, and are committed to customer satisfaction. We are a leading name and a pioneer in the Dubai property market, known for our hard work and dedication in providing, quality, innovation and excellence in real estate development sector.

- *Top real estate services*
- *100% Client Satisfaction – Guaranteed!*
- *A dedicated team of real estate professionals*
- *Timely dealings*

GFS DEVELOPMENTS VISION & MISSION

GFS thrives on redefining luxurious living by offering incredible and extraordinary spaces that bring opulence, comfort, and cutting-edge innovation. Furthermore, we are committed to delivering potential real estate solutions that meet and exceed the diverse requirements and desires of our clients. GFS Development's main aim is to provide high-class property ownership experience depicted by meticulous attention to detail, groundbreaking design and supreme quality. GFS Developments goal is to set grounds as a global leader in the real estate sector, and become a recognized name and be known for our excellence in craftsmanship and sustainable development. We want to be known globally and to continually advance our practices whilst pushing the boundaries of design and construction. Becoming a name, a brand, an example that inspires and motivates others in terms of innovation and excellence. We stay focused on quality and honesty as we build the future of real estate in Dubai – something our clients truly value and trust.

WHY CHOOSE GFS DEVELOPMENTS?

Simply because we are the best! Not only do we have over 20 years of real estate experience, but we have a distinguished and well-known reputation for providing best real estate services, through hard-work and experience. Our portfolio speaking for itself – a testament to our committed quality, best projects that embody luxury, comfort and strategic location benefits.

