ARABIAN RANCHES
betterhomes

Property Picks

Top villas for sale and rent

Meet the Team

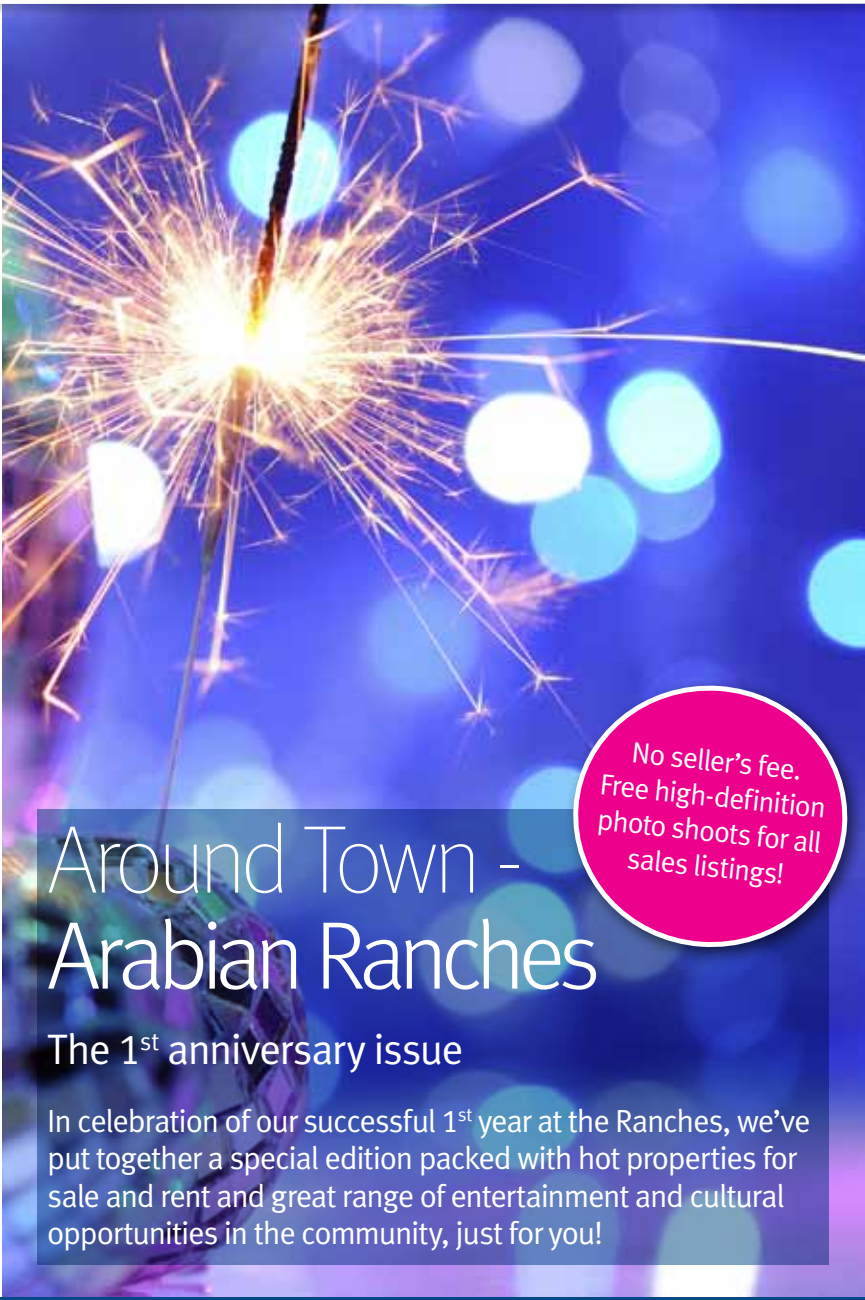
Property experts you should be speaking with

Burns Supper

Celebrate 253 years of the bard

Kidzone

Games for the New Year!



No seller's fee. Free high-definition photo shoots for all sales listings!

Around Town – Arabian Ranches

The 1st anniversary issue

In celebration of our successful 1st year at the Ranches, we've put together a special edition packed with hot properties for sale and rent and great range of entertainment and cultural opportunities in the community, just for you!

Meet the Team

Chris Gardner
Manager

"Since its launch in Jan 2011, our retail kiosk at the Community Centre has been committed to providing a relaxing environment for customers to wait for viewings or chat to us about selling or leasing their property. Open seven days a week, we help people find information about homes in the community, anytime anywhere."

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All our property consultants are RERA-registered. To view the RERA numbers of our consultants, please visit bhomes.com/RERAnumbers

One year – looking back and ahead

The first of Better Homes' retail kiosks, the Ranches Community Centre outlet was launched in January 2011 to offer a one stop, specialised, local service to people living or wanting to live, buy or sell within the community. Now into its 2nd year, the goal is to continue to reach out to the local community and help more customers find their perfect home.

As an innovative leader in real estate, we've launched various initiatives over the past year to engage customers in the home buying, renting and selling processes. Some of these include an iPad competition for kids, the launch of our community mini mags that offer residents insight into hot properties for sale and rent and happenings in the community and free high-definition photo shoots for owners to get their property noticed in the marketplace.

If you're a seller, you can also take advantage of 0% seller's fee – visit our outlet to speak with an expert.

Palmera

Experience Palmera, a unique Spanish cluster of villas that radiate elegance and grace. This unique locale offers family-friendly living, with some of the best golfing, leisure and dining opportunities around.

For Sale

2 BR | 2,219 sq. ft. | **AED 2,000,000**
Hannah Bakshani

2 BR | 2,219 sq. ft. | **AED 2,100,000**
Adrian Popica

2 BR | 2,219 sq. ft. | **AED 2,100,000**
Adrian Popica

For Rent

2 BR | 1,889 sq. ft. | **AED 115,000**
Chandni Petre and Ozlem Ucar

2 BR | 2,219 sq. ft. | **AED 130,000**
Chandni Petre

2 BR | 2,219 sq. ft. | **AED 145,000**
Sue Verster

Call 600 52 2212 or meet us at our Community Centre outlet for new listings – we have new stock everyday!

Gazelle/Al Reem

Set within acres of pristine parkland, lakes and manicured grounds, Al Reem is a themed villa development that incorporates elements from traditional Arabic and Spanish architecture. This multi-million dirham development offers an ideal blend of an urban community set in a country estate.

For Sale

Type 4M | 2 BR | 1,781 sq. ft. | **AED 1,330,000**
Sue Verster

Type 4E | 2 BR | 1,759 sq. ft. | **AED 1,425,000**
Sue Verster

Type 3E | 3 BR | 2,436 sq. ft. | **AED 1,720,000**
Adrian Popica

Type 3M | 3 BR | 2,456 sq. ft. | **AED 1,850,000**
William Verster

Type 2M | 3 BR | 2,564 sq. ft. | **AED 1,950,000**
Sue Verster

Type 2E | 3 BR | 2,724 sq. ft. | **AED 2,200,000**
Juliana Grebenchshikova

For Rent

Type 4E | 2 BR | 1,759 sq. ft. | **AED 105,000**
William Verster

Type 4M | 2 BR | 1,800 sq. ft. | **AED 125,000**
Chandni Petre

Type 3M | 3 BR | 2,541 sq. ft. | **AED 130,000**
Anne Marie Kellond

Type 3E | 3 BR | 2,292 sq. ft. | **AED 136,000**
Jacqueline Holt

Type 1M | 3 BR | 2,929 sq. ft. | **AED 160,000**
Ozlem Ucar

Type 2E | 3 BR | 2,788 sq. ft. | **AED 170,000**
Wageda Wilkinson

Type 2E | 3 BR | 2,456 sq. ft. | **AED 175,000**
Chandni Petre

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Saheel

Featuring exquisitely appointed villas overlooking the fairways of the golf course and set within a beautiful panorama of sand, sunsets and lush landscaping, Saheel provides the ultimate in privacy and security.

For Sale

3 BR | 3,116 sq. ft. | **AED 2,950,000**
William Verster

3 BR | 3,216 sq. ft. | **AED 2,999,999**
Wageda Wilkinson

3 BR | 3,116 sq. ft. | **AED 3,000,000**
William Verster

3 BR | 3,324 sq. ft. | **AED 3,100,000**
Rene Dsouza and Darius Ganda

3 BR | 3,420 sq. ft. | **AED 3,180,000**
Sue Verster

For Rent

3 BR | 3,600 sq. ft. | **AED 205,000**
Sue Verster

3 BR | 3,166 sq. ft. | **AED 210,000**
Katarina Geenen

5 BR | 4,849 sq. ft. | **AED 250,000**
Sue Verster

5 BR | 5,308 sq. ft. | **AED 325,000**
Jacqueline Holt

Mirador

Featuring Spanish-styled villas, Mirador offers the true experience of golf homes. Each villa is graced with characteristics befitting an elegant urban residence with spacious outdoor areas that transition gracefully into generous living areas and sumptuously appointed communal spaces.

For Sale

5 BR | 4,659 sq. ft. | **AED 4,300,000**
William Verster

5 BR | 4,559 sq. ft. | **AED 5,400,000**
Sue Verster

6 BR | 5,172 sq. ft. | **AED 7,950,000**
William Verster

For Rent

4 BR | 3,800 sq. ft. | **AED 230,000**
Chandni Petre

5 BR | 4,559 sq. ft. | **AED 325,000**
William Verster

Savannah

Savannah is set in an expanse of 79 acres offering spectacular views of the community and an unparalleled opportunity to enjoy world-class equestrian and polo grounds, parks, lakes, and a golf course and health spa.

For Sale

5 BR | 5,397 sq. ft. | **AED 6,699,999**
William Verster

For Rent

3 BR | 3,324 sq. ft. | **AED 210,000**
Wageda Wilkinson

3 BR | 3,324 sq. ft. | **AED 220,000**
Chandni Petre

3 BR | 3,555 sq. ft. | **AED 225,000**
Robert Kerr

5 BR | 5,490 sq. ft. | **AED 265,000**
Catherine Quadros

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Terra Nova

Featuring alluring Santa Fe-styled villas, these unparalleled golf homes personify grace, comfort and a distinctive design that combines old world charm with contemporary elegance. Enjoy sunny days, warm tropical nights and delightful tee sessions at one of the Middle East's best golf courses.

For Sale

5 BR | 4,847 sq. ft. | **AED 4,100,000**
Wageda Wilkinson

7 BR | 6,991 sq. ft. | **AED 9,785,000**
Darius Ganda

For Rent

5 BR | 6,361 sq. ft. | **AED 400,000**
Sue Verster

Hattan

The jewel of Arabian Ranches, Hattan is a villa development featuring state-of-the-art technology for communications and entertainment as well as spacious rooms and kitchens fitted to the highest specifications. Tasteful interiors, fully landscaped gardens, courtyards and terraces make living in Hattan a resident's dream.

For Sale

5 BR | 6,124 sq. ft. | **AED 6,799,999**
Ozlem Ucar

5 BR | 6,967 sq. ft. | **AED 8,900,000**
Adrian Popica

7 BR | 8,000 sq. ft. | **AED 10,300,000**
William Verster

7 BR | 7,424 sq. ft. | **AED 10,700,000**
Sue Verster

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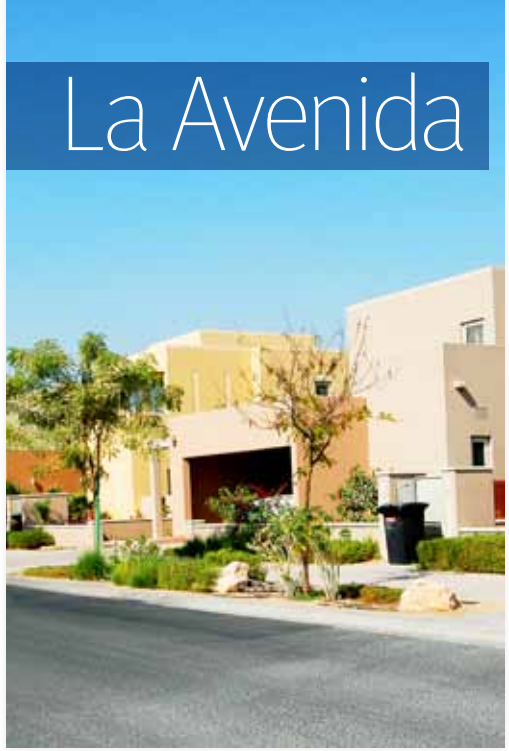


La Avenida

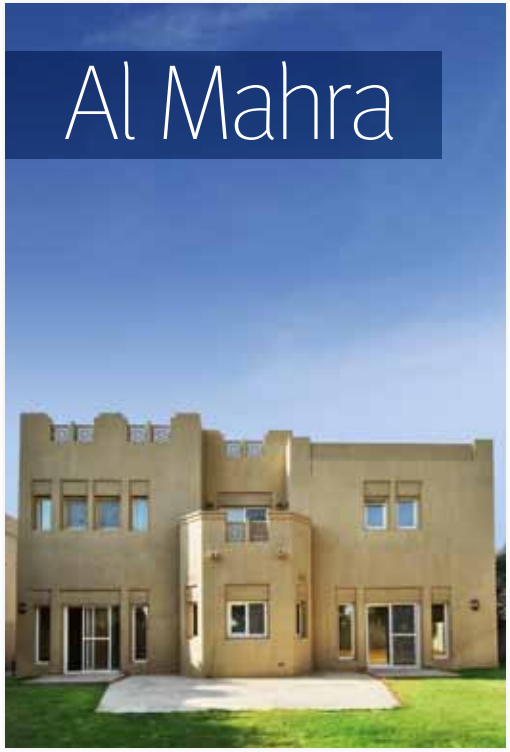
A gated neighbourhood of 17 villas, La Avenida is located between the Arabian Ranches Golf Club and the lake. From the arched windows and doorways to the rounded walls, the homes are elegantly proportioned and feature generous living spaces, balconies and terraces.

For Sale

5 BR | 4,424 sq. ft. | **AED 6,250,000**
Darius Ganda

5 BR | 4,424 sq. ft. | **AED 6,400,000**
Darius Ganda

6 BR | 5,172 sq. ft. | AED 7,691,924
Darius Ganda



Al Mahra

Offering exquisite Arabian-styled villas set on the Desert Course, the choice of ten different layouts position residents within an ambience of unprecedented elegance and lush landscaping.

For Sale

4 BR | 4,284 sq. ft. | **AED 3,695,000**
William Verster

5 BR | 4,300 sq. ft. | **AED 3,799,000**
Sue Verster

5 BR | 4,298 sq. ft. | **AED 4,299,000**
Rene Dsouza

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Alma

The location of these townhomes at the very heart of Arabian Ranches epitomises the name Alma, which means inner soul in Spanish. Inspired by the classic style of Spanish architecture, Alma Townhomes stand in sets of twos and fours, alongside pretty little private gardens.

For Sale

3 BR | 2,788 sq. ft. | **AED 2,390,000**
Adrian Popica

3 BR | 3,153 sq. ft. | **AED 2,750,000**
Wageda Wilkinson

Alvorada

Set between the Palmera and La Coleccion communities, the residences at Alvorada are surrounded by outstanding gardens with walking trails that lead to the lush green fairways of the golf club.

For Sale

5 BR | 4,424 sq. ft. | **AED 4,500,000**
Wageda Wilkinson

For Rent

3 BR | 3,765 sq. ft. | **AED 235,000**
Darius Ganda

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Arabian Ranches experts

Meet William and Sue Verster

Over the last 10 years, William and Sue have continually exceeded all expectations in an industry where professionalism, quality service and results are in constant demand.

Having held senior management positions in corporate and banking sectors, they are both Certified Estate Agents (CEA) and have also completed the Further Education and Training Certificate (FETC – Estate Agents) (NQF4). Relocating from South Africa, their unique knowledge ensures that customers receive the most sophisticated and successful approach to selling or leasing property in the marketplace.

Known in the industry for their constant results, capacity for hard work and versatility, they believe that they are responsible to every buyer and seller, an approach that won them accolades as consultants in South Africa.

If you're looking to buy, lease or sell your property, get in touch with William and Sue on 050 242 5655 or 056 680 0733. Experience professionalism at its best.

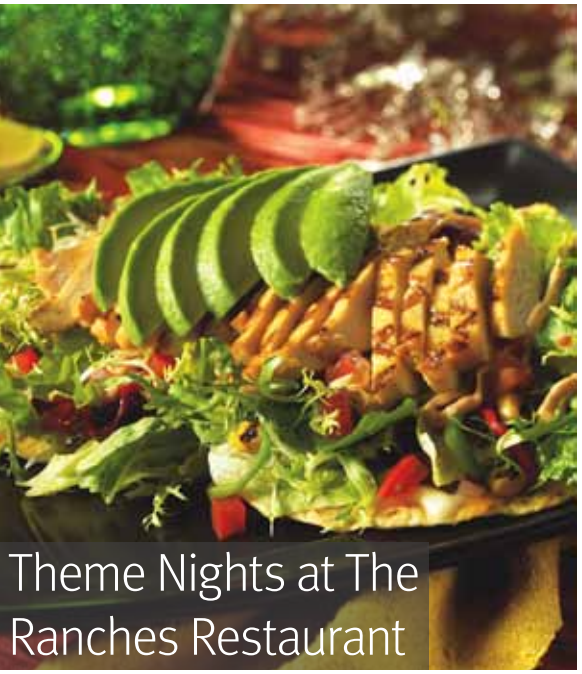
Brunch and supper

Friday Brunch at Baker Finch Room

Friday afternoons are best spent at the idyllic Baker-Finch Room, with panoramic vistas of the 18th hole. For only AED 130 per person, be spoilt for choice with the lavish international buffet and tempting live stations.

From 12:00 noon to 3pm

For reservations or inquiries, please call Ranches Restaurant on 04 360 7935, email at **restaurant@arabianranchesgolf.ae** or visit **www.arabianranchesgolfdubai.com**.



Theme Nights at The Ranches Restaurant

Wednesday Meat & Seafood Barbeque Night

Enjoy a selection of meats and seafood straight off the grill and cooked to your liking on BBQ Night

Thursday International Buffet

Feel right at home with a sumptuous International Buffet for AED 105* per person

Friday Ribs and Chops

An all-time favourite, Friday nights are dedicated to Ribs and Chops. Now with live cooking stations!

Saturday Mexican Night

Mexican Night is the deal comfort food and a great way to bring the weekend to a close

*Conditions apply

Arabian Ranches Golf Club & The Montgomerie, Dubai

Golf membership, 2012

Take advantage of this golf membership offer with access to two of the leading golf clubs in Dubai. Choose your home club as either Arabian Ranches Golf Club (ARGC) or The Montgomerie, Dubai (TMD) and benefit from reciprocal playing rights and an unparalleled club experience from as little as AED 15,995 and AED 24,000 respectively.*

Membership also includes discounts at selected food and beverage outlets at Emaar Hospitality Leisure Clubs and The Address Hotels + Resorts, preferential green fees for your guests and discounts at the Pro Shop and for golf lessons.

For more info, please call ARGC on **04 366 3000** (extension no. 316) or email at **dilanthid@arabianranchesgolf.ae**. For details on TMD membership, call **04 390 5600** or email at **citizenship@themontgomerie.ae**.

* Terms and conditions apply

Burns Supper

Scots have given the world many great things – the telephone, penicillin, and even television. But one thing that's often missed off the roll call of achievement is the Burns Supper. The Burns Supper is an institution of Scottish life: a night to celebrate the life and works of the national Bard which has been part of Scottish culture for about 200 years. The ritual was started by close friends of Burns a few years after his death in 1796 as a tribute to his memory.

Join in for an extraordinary evening celebrating 253 years of the life and genius of Robert Burns, in time honoured fashion with traditional Scottish festivities, dance and gourmet food in the vibrant surroundings of the stunning clubhouse.

Date: Thursday, 26th January
Time : 7:30pm till 11pm
Venue: Baker-Finch Room
Price : Member - AED 495 per couple, Non-member - AED 595 per couple
Offer: Includes a traditional Scottish supper, entertainment and selected beverages. Price is inclusive of fees & charges

For enquiries/reservations, call The Ranches Restaurant on **04 360 7935**, email at **restaurant@arabianranchesgolf.ae** or visit **www.arabianranchesgolfdubai.com**

Arabian Ranches

Buy | Sell | Rent

Contact Better Homes' Senior Arabian Ranches specialist, Rene Dsouza

Find a quality villa, tenant or buyer and achieve immediate returns from your property. Receive assistance with property presentation, organisation of open house events and comprehensive marketing services. Advertise your property on bhomes.com and other online and offline media.

Rene D'souza

Senior Residential Consultant | RERA No. 4207

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600 52 2212 bhomes.com betterhomes

Kidzone

2	3	4	2	1	0	2	3	5	2
0	0	3	0	5	0	2	4	0	0
1	4	1	1	1	4	3	1	3	1
2	0	0	2	0	1	2	5	4	2
1	0	4	3	5	4	0	2	3	2
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2	0	1	5	4	3	1	1	0	2
2	0	1	2	4	0	3	0	0	5
2	5	2	2	2	1	0	2	5	2

2012 Number Search

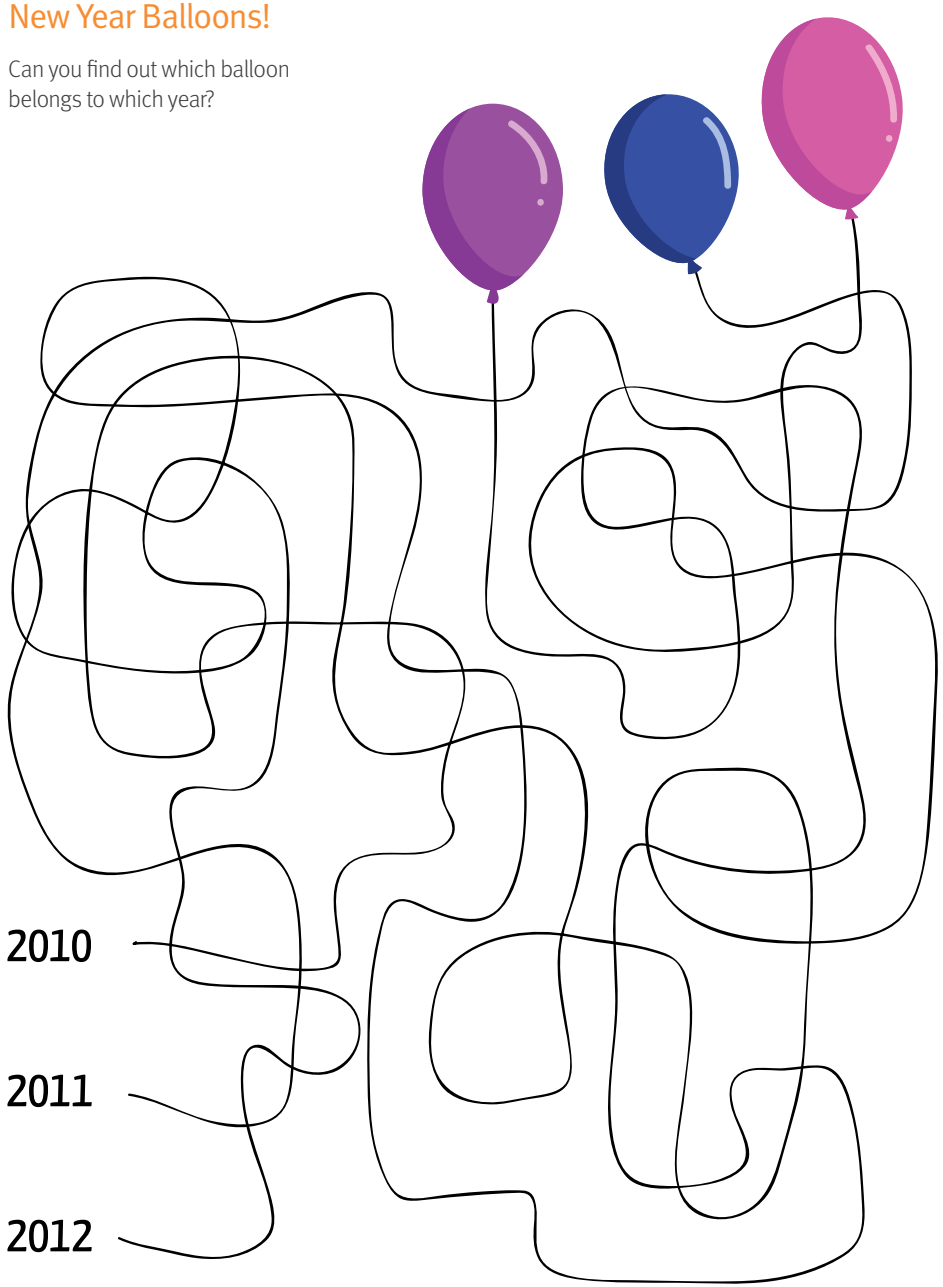
Happy New Year! Can you find "2012" twenty times in the puzzle? Look for it forwards, backwards and diagonally too!

My New Year's Resolutions

Cut this section out and write down your New Year's Resolutions. Carry it around with you wherever you go so you can always remember!

New Year Balloons!

Can you find out which balloon belongs to which year?



We have buyers and tenants looking for your home

We're known for our unique marketing initiatives and ability to achieve successful results, fast. Our marketing package achieves maximum exposure for your properties across a wide range of media – print and online – ensuring that we attract buyers and tenants worldwide.

Visit our kiosk at the Arabian Ranches Community Centre seven days a week or call 600 52 2212 to discuss your requirement.