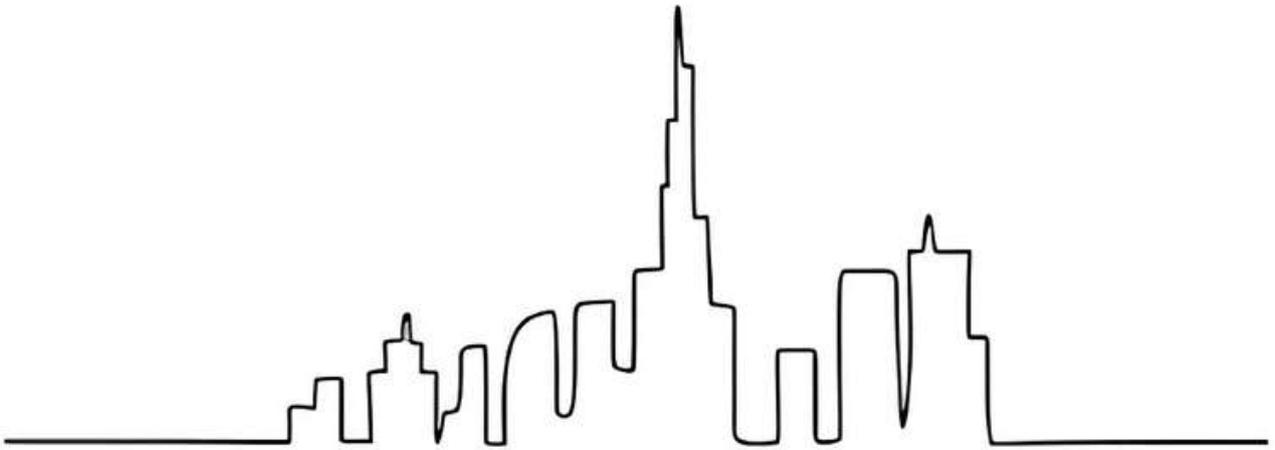




**HILLS & BAY**  
REAL ESTATE



**YOUR ONE-STOP  
REAL ESTATE  
SOLUTION**

## INSPIRATION

"يقولون السماء هي الحد. نقول أن السماء هي البداية فقط"  
"They say the sky is the limit. We say the sky is only the beginning"

"أسرع طريق للسعادة هو غرس السعادة في قلوب الآخرين"  
"The fastest way to happiness is by instilling happiness in the hearts of others"

"قيمتنا في الحياة تتحدد  
بما نقوم به. الإنجاز مثل  
الحب، كلاهما ينمو  
بالتضحية وكلاهما ضروري  
للحياة"

"Our value in life is defined  
by what we do.  
Achievement is similar to  
love, they both grow by  
sacrifice and both are  
essential for life."

HH Sheikh Mohammed Bin  
Rashid Al Maktoum

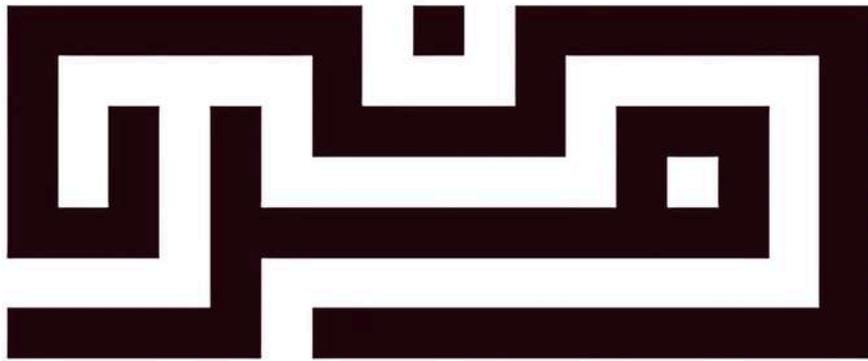


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**HILLS & BAY**  
R E A L E S T A T E



## **WELCOME MESSAGE**

At Hills & Bay Real Estate, we extend a warm and hearty welcome to our valued clients and partners. As a leading real estate brokerage company in the vibrant city of Dubai, we are dedicated to exceeding your expectations, delivering exceptional results, and providing you with unparalleled services.

# ABOUT COMPANY

Hills and Bay Real Estate Dubai is a symbol of excellence and a testament to our unwavering commitment to our clients. With a proud history of exceptional service, we have become a trusted partner for global investors seeking lucrative opportunities in Dubai's ever-evolving real estate market.

Our core expertise lies in the management of property portfolios for global investors. We understand that the Dubai real estate market is dynamic and diverse, and it takes a dedicated team with a deep understanding of local nuances to navigate it successfully. Our experienced professionals are here to guide you every step of the way, ensuring that your investments yield the maximum returns.

We take immense pride in our strong presence in Dubai's real estate landscape. Over the years, we have forged robust relationships with some of the most esteemed developers in the region. These partnerships include industry giants such as EMAAR, DAMAC, Nshama, Dubai Holdings, Meraas, Dubai Properties, Sobha, Danube, and many others. These connections empower us to offer you an extensive portfolio of properties, from luxurious apartments to exclusive villas, in the most sought-after developments across Dubai.

At Hills and Bay Real Estate Dubai, dedication is not just a word; it's a way of life. We are committed to delivering the highest level of service, guiding you through the real estate journey with ease and professionalism. Your satisfaction is our top priority, and we go above and beyond to ensure that you achieve your real estate goals.

# OUR VISION & MISSION

## VISION

Our vision is to be the leading real estate agency in Dubai, known for our expertise, reliability, and exceptional service. We aim to be the go-to partner for global investors, helping them navigate the dynamic Dubai property market with confidence and achieving their investment objectives. Through strategic collaborations with top-tier developers, we seek to offer a diverse portfolio of premium properties that cater to the varied preferences and requirements of our clients.

## MISSION

At Hills and Bay Real Estate Dubai, our mission is to provide exceptional real estate services to our valued clients, enabling them to maximize their investments in Dubai's thriving property market. We strive to deliver comprehensive solutions tailored to the unique needs and goals of each investor, while maintaining the highest standards of professionalism, integrity, and transparency.

We are committed to offering transparent, personalized guidance through every step of the real estate process, ensuring a seamless experience. By focusing on integrity, innovation, and market insight, we aim to empower our clients to make confident, informed decisions and secure properties that not only meet their needs but exceed their expectations in the thriving Dubai market.

# CORNERSTONES OF OUR APPROACH

## VALUE

At Hills and Bay, our core values drive our commitment to excellence, trust, collaboration, and a customer-centric approach. We strive for excellence in all aspects, setting industry standards in customer service and innovation. Trust is paramount, underpinning our lasting relationships through honesty and integrity. Collaboration is key to seamless transactions, fostering teamwork and open communication. Our unwavering focus on clients ensures personalized services and tailored solutions that consistently deliver exceptional value and investment opportunities.

## RESOURCES

At Hills and Bay, our foundation rests on four pillars of success. Our team of seasoned professionals possesses profound knowledge of the Dubai real estate landscape, staying abreast of the latest trends and regulations, empowering clients with informed investment decisions. We've forged robust partnerships with premier developers like EMAAR, DAMAC, Nshama, Dubai Holdings, Meraas, Dubai Properties, Sobha, Danube, and others, granting us access to exclusive properties, pre-launch opportunities, and preferential pricing. Embracing cutting-edge technology, we streamline operations, offer virtual property showcases, and expedite transactions for a seamless client experience.

# HILLS & BAY

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## OUR KEY PARTNERS



AND MANY MORE

## DIRECTORS

### **AJAZ AHMAD MARKAR - Director**

With over 11 years of experience in Dubai's real estate market, Ajaz Ahmad Markar stands out for his client-centric approach and exceptional leadership skills. Specializing in luxury and mid-ticket properties, he has built a reputation for delivering tailored solutions to both local and international clients. Ajaz's ability to effectively manage a large team, combined with his deep market knowledge, ensures seamless service and outstanding results, setting new standards in the industry.



### **SHAKEEL AHMAD - Director**

Meet Shakeel Ahmad, a dynamic real estate professional and a great mentor from India with over six years of experience in Dubai's thriving real estate market. Specializing in off-plan sales, Shakeel has successfully helped clients secure mid- and high-priced properties, providing expert guidance and tailored solutions. With a deep understanding of market trends and a commitment to delivering exceptional service, he has built a reputation for helping investors and homeowners make informed and profitable property decisions.



### **FAIZAN AFZAL CHOUDARY - Director**

A seasoned real estate professional from Pakistan with eight years of experience in Dubai market. With expertise in public relations, off-plan sales, and secondary sales. Beyond his exceptional sales acumen, Faizan is a natural leader and an outstanding team manager, inspiring collaboration and driving success within his teams a trusted advisor for investors and homeowners looking for exceptional real estate opportunities. Dedicated to delivering top-notch service, Faizan is committed to turning your property aspirations into reality.



## TEAM

### **SYED RAHEEL HAIDER - Sales Director**

A seasoned expert in Dubai's real estate market with over Ten years of experience. Known for his calm and composed demeanor, Raheel has built a stellar reputation for his professionalism, in-depth market knowledge, and unwavering commitment to client satisfaction. As a highly effective team leader, he inspires and empowers his team to achieve exceptional results, fostering a collaborative and productive work environment. Raheel's expertise and leadership ensure seamless and successful real estate transactions every step of the way.



**M - Kashif**  
Senior Property Consultant



**M - Hussein**  
Senior Property Consultant



**Syed Ali**  
Senior Portfolio Manager



**M - Abdullah**  
Property Consultant



**Syed Adil**  
Property Consultant



**M - Arsalan**  
Property Consultant

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## TEAM



**Pooja Shekhar shah**  
Team Admin



**Jacinta Lopez**  
Sales Coordinator



**M - Bilal**  
Property Consultant



**M. Inam ur Rehman**  
Property Consultant



**Ali Haider**  
Digital Marketing Executive



**Bharat R. Satija**  
Content Creator



**M. Usman Shah**  
Property Consultant

**AND COUNTING.....**

# HILLS & BAY

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## CLIENTS TESTIMONIALS



**Mehreen Sarwar**

7 reviews



★★★★★ 4 months ago

I had the good luck to meet and deal with Mr Shakeel Ahmad for the purchase of my property in pulse beachfront. He was very sincere and honest in all stages of purchase and made everything very easy and efficient from beginning till final transfer. Highly recommended for the best real estate dealing experience.



**Naqash Iqbal**

1 review



★★★★★ 5 days ago **NEW**

Mr. Arsalan is an outstanding real estate agent who combines professionalism with quick, realistic solutions. He was incredibly responsive, always returning calls and emails promptly. His honest, informed advice on pricing and strategy helped me make the best decisions without feeling pressured. Throughout the entire process, his expertise and attention to detail made everything seamless. I highly recommend Mr. Arsalan for anyone looking for a reliable and efficient real estate agent who delivers results.



**zoalfekar deeb**

1 review · 7 photos



★★★★★ a month ago

"I would like to thank Mr. [ Mudassar Arshar ] for the excellent service and professional attitude. He was extremely helpful, always quick to respond to any inquiries, and made everything so much easier. It was a great experience, and I highly recommend working with him



# HILLS & BAY

R E A L E S T A T E

## CLIENTS TESTIMONIALS



**DJ Deepak Canada**

7 reviews



★★★★★ 2 weeks ago **NEW**

Mr. Mudasser had been very helpful throughout and took in all our requests and made it a smooth move in to our new apartment. I recommend his services to anyone looking for rental.



**Irfan Hussain**

2 reviews



★★★★★ 6 days ago **NEW**

Syed Ali assisted me in finding a 3Bedroom apartment. He was incredibly helpful throughout the process, providing guidance every step of the way. I highly recommend his services.



**Mubashir Mumtaz**

1 review



★★★★★ 4 weeks ago

**A Reliable and Trustworthy Agent**

Working with Mudassar Arshad was a fantastic experience. He helped me find the perfect property in Sports City and made the entire process stress-free. What stood out the most was his honesty and transparency—he always kept me informed and gave me realistic advice.

Mudassar's knowledge of the local market is impressive, and he genuinely cares about his clients. He was always available to answer my questions, no matter how small, and worked tirelessly to ensure everything went smoothly.

If you're looking for an agent who is professional, reliable, and truly dedicated to helping you, I highly recommend Mudassar. I will definitely work with him again in the future.



**AND MANY MORE .....**

## OUR SERVICES

### Buying Properties

*With our in-depth market identify properties that match your criteria and negotiate on your behalf to ensure you get the best value for your investment.*



### Selling Properties

*We handle the entire sales process, from property valuation and listing to negotiation and closing, ensuring a smooth and efficient transaction.*



### Leasing Management

*Our leasing management service takes the hassle out of renting your property. We tenants, handle lease agreements, and provide ongoing property management for a stress-free rental experience.*



### Supervisory Services

*With regular property maintenance and coordination, we proactively address issues, preserving the long-term value of your real estate assets.*



### Investment Advice

*Our investment advisors leverage their market expertise to provide personalized investment strategies, helping you make informed decisions that align with your financial goals.*





## GET IN TOUCH

-  +971 58 584 8892
-  [info@hillsandbay.ae](mailto:info@hillsandbay.ae)
-  Office 1505, Court Tower, Opposite JW Marriott Marquis Hotel, Business Bay, Dubai, UAE
-  [www.hillsandbay.ae](http://www.hillsandbay.ae)