



TECHNICAL FAQ

EMPIRE TOWER –TECHNICAL FAQ

Q: What is the exterior design of the building?

A: Empire Tower is an eye-catching 230 metre, 57 storey tower designed with a twist by world renowned architects AEDAS. It is a visual interplay of splayed vertical layers which converge and climb gracefully into the sky to create an asymmetrical profile.

Q: What is the building facade made of and how will it be cleaned?

A: The tower facade consists of a high quality mix of glass and aluminium cladding, double glazed for sound and energy insulation. The high grade coating also reflects heat, as well as minimizing internal reflection. The external windows will be cleaned using cleaning cradles.

Q: What type of flooring will be used?

A: The floors in the entrance, living room, dining room, guest toilet and bedrooms are marble/granite/travertine/terrazzo as per design, the master bathroom and any additional bathrooms will have marble tiles and the kitchen and utility room (if applicable) will have ceramic tiles.

Q: What type of wall finishes will be used?

A: The walls in the entrance, living room, dining room guest toilet and bedrooms are finished in plaster/paint, the guest toilet will have decorative stone and terrazzo tiles, the master bathroom and any additional bathrooms will have marble tiles and the kitchen and utility room (if applicable) will have ceramic tiles.

Q: What type of fixings and finishes will be used?

A: The interiors are finished to high specification using quality fittings and fixtures. The bathrooms include premium glass and metal fittings and the kitchens will have fitted units, oven/hob, range hood and double sink.

Q: What type of air-conditioning (A/C) will Empire Tower have?

A: The air conditioning for Empire Tower will be supplied via the Reem Island central district cooling system.

Q: Is there air-conditioning in the car park?

A: There is no air conditioning in the car park

Q: Will there be TV/Internet access?

A: Access points for television and internet will be available in all apartments. Subscription to these services is the responsibility of the tenant

Q: What kind of security does the building/my apartment have?

A: The building will have 24 hour manned security and is equipped with CCTV cameras to the exterior and in common areas. These are monitored from a main command centre manned by the building's security guards.

For further information contact Exclusive Sales Agent LLJ Property

Tel: +971 2 495 0500 or empiretower@lljproperty.com.

This fact sheet will be updated as more information becomes available. Please check our website www.lljproperty.com.



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Q: What happens if there is a fire in the building?

A: The building has fully compliant central fire monitoring systems with smoke detectors, heat detectors and sprinklers. There are fire escape routes from each floor.

Q: How many elevators are there in the building?

A: There will be seven high speed passenger elevators and one cargo lift.

Q: What are the refuse arrangements for the building?

A: Each floor has a refuse room with rubbish chute.

Q: Is there a construction contractor's warranty?

A: Designer, contractor, supplier, and manufacturer warranties are in place as per standard norms of construction practice.

Q: At what stage is construction?

A: The construction will commence in July 2008.

Q: At what stage is the building deemed to be complete?

A: Completion refers to the stage of construction where the building will be operational and fit for occupancy. This is after the testing and commissioning of all systems.

Information supplied by Empire International Investments

Disclaimer: All information on this fact sheet is accurate at the time of publication and is subject to change or revision without notice. The contents do not form part of or constitute a representation or warranty and should be treated as a guide only.

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