





### **OUR STORY**

With over 15 years of experience in building and construction, ZEM Builders has transformed the real estate landscape by bringing the best of design, architecture, construction and material to Pakistan. Whether it is a residential building or a commercial space, ZEM Builders promises state-of-the-art architecture and sustainable infrastructure to enable a world-class lifestyle for those who want the very best. ZEM Builders is one of the leading players in the real estate industry with over 14 projects in the Twin Cities. ZEM prides itself for living by its core brand values of innovation, quality and delivery.



ZEM ARK II





Innovation is in our DNA. We approach each project with the service same purpose; to bring st. We something modern, cutting edge and exciting to a sector that relies heavily on a top-of-down the ordinary and build up down the ordinary and build up the extraordinary. We discard the repetitive and deliver the prevolutionary. We ignore the unoriginal and bring the has a



#### .....

While others just pay lip service to quality, we act upon it. We follow international standards of design and each of our core functions uses top-of-the-line premium goods to deliver to a world-class standard. From using the best power cables to the best fitting and fixtures: for us at ZEM Builders quality, because when a service the season and control of the page of the page and property of the page of the pag



#### -----

ZEM Builders has a record of delivering projects on time and before time. This is because we are committed to deliver on promises made to our valued clients. We at ZEM Builders realise that time is of essence so we work around the clock to ensure projects are delivered on time, so you have complete.



# WHY ZEM ARK

Sail through the luxury serviced apartments, finest shopping outlets, and uniqu commercial units in Bahria Town with our magnificently designed building that approximate like a sailing ship known as ZEM ARK. Ascending straight to 17 floors, it encompasse retail spaces and a food court, recreational facilities, children's play area, premiur elevators, wide passageways, veranda, efficient garbage disposal, ventilation system emergency exits, infinity pool and high-definition security systems.



#### LOCATION

ZEM Ark is located at one of the prime locations in Bahria Town, Rawalpindi. Th state of the art architecture is only a 5 mins drive from G.T. Road , Rawalpindi and is located in Bahria Business District, Phase 8 which is one the biggest commercia busine is the twin cities.



# PROJECT SPECIFICATIONS

	18,000 Sq. Ft.
Built-Up Area	17,557 Sq. Ft.
Unit Type	Retail Spaces, Serviced Apartments, Penthouses
	Bahria Business District, Phase 8, Rawalpindi
No. of Floors	17 Floors
View	Doubouard view















































#### Flexible Payment Plan

ZEM Ark comes with a flexible payment plan; yo can now decide payment structure based on you ease and convenience.

#### Prime Location

ZEM Ark is located in Bahria Business District with one of the best residential locations with great footfall providing access to residents and business owners

#### Food Cour

#### EM Ark gives you a perfect opportunity to grow our food brand in an aesthetic and opulent nvironment with its dedicated spaces for all kinds

#### **Infinity Pool**

Enjoy a swim and feel refreshed on a hot sunny day at the luxe infinity pool available to ZEM Ark's prestigious residents.

### Double Sided Front Elevation

The property's entrance is magnificently do sided and located in the heart of Bahria Busin District providing access from both roads.

#### Cascading Terraces

The 17-storey building's architecture consists is cascaded terraces adding to the beauty enablin you to enjoy the panoramic views from the terrac of your apartment.

### Disability Access Building

EM Ark has been designed with an aim to be coessible to everyone. The building also supports cople with motor disabilities, featuring separate lavatories, entrances, and exit ramps.

### Seismic Resistant

ZEM Ark is seismic resistant construction to ensu safety in case of earthquakes of high magnitudes.

### 24/7 Security Surveillance

The 24/7 security surveillance and latest security standards at ZEM Ark ensure the safety of clients and their resources.

#### ontemporary Architecture

Displaying cutting edge design featuring amazing mercantile innovation, this alluring and state-of-the-art architecture is the epitome of metropolitan lifestyle.

### **EXQUISITE DESIGN**

ZEM Ark is an architectural marvel with a sustainable infrastructure to enable a world class lifestyle. The building is designed to be efficient and is located at one of the most prime locations in Baking Town.

ZEM Ark is exquisitely planned and balanced to give you a high-rise residentia with an amazing commercial experience. You can now enjoy a cup of coffee with panoramic views from the cascaded terrace of your apartment or grow your brane in its commercial spaces. The quality fixtures and fittings deliver a luxe an modern experience for both investors and clients. ZEM Ark is esseinci resistant and also has a fool proof security system with 247 surveillance ensuring safety and with proof of the pro



## RETAIL SPACE

Retail spaces at ZEM Ark combine modern amenities, high-quality fixtures and rittings that are ideal for commercial ventures, You can now nutrue your business at one of the finest and premium buildings offering high end retail stores, food court, spacious parking and countless modern amenities. The prime losten ensures extraordinary footfall so you can explore new horizons for your business in this commercial buth.



# SERVICED APARTMENTS

ZEM Ark dedicates its three floors to state-of-the-art serviced apartments ranging from 638 to 946 sq. ft.; to deliver the luxury lifestyle experience that you deserve. The sleek and sublime fittings and fixtures make it a perfect home whereas modern amenities make your life convenient. The mix of commercial spaces, food courts, and shops along with the residential ZEM Ark units provide an ideal life for



# **FOOD COURT**

The food court at ZEM Ark is a perfect place to introduce or reinvent your food brand. Several promising brands have already signed up to open their outlets in the premium building. You can enjoy exquisite food and a variety of cuisines being a resident of ZEM Ark. Being located in the Business District of Bahria Town with a central boulevard view; it promises the influx of the right audience for your



#### PENTHOLISE

On the top of the building, ZEM Ark holds penthouses ranging from 2,715 to 3,28: sq. ft. for an exquisite experience. The state of the art infrastructure, qualifilittings and fixtures promises an unmatchable living and commercial experience Despite the hustle and bustle of commercial life, penthouses at ZEM Ark promise of





### **BASEMENT LEVEL I AND II**

Promote your brand and increase your footfall by acquiring front-facing shops located in Basement Levels I and II of ZEM ARK. Serve exquisite cuisines promoting your food brand or have a high visibility display for your retail venture; ZEM Ark provides the perfect ambience for all kinds of businesses.



131	1 2 2 2	2,312		A SECTION AND ADDRESS OF THE PARTY OF THE PA	100 mm/s	200 200 200 200 200 200 200 200 200 200	dan pandir pandir pandir	200	95 PER	2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2	mestano Nomen	Si si	
N	100 M			(actrous)		Sandre Nature		and a second			1 000	Comment	
The state of			1	909909	ì		J	spense	1000	PANT.		PER	
118	NAME OF THE PERSON OF THE PERS	***************************************	3	OH 44 20800 P4 100	, m		-	- 8	-			M	water at
Dal Dal	agai Reof I	8 12 12 15	8000	2525	2525	20 00 00 00 00 00 00 00 00 00 00 00 00 0	200 and 200 an	2 2 2 2 2	N SE SE	2000	N SEE	7-01 1-01	_
-	i					20000						accuse a contra	1
BACENEDIT 2 DI AN	N N N												2

### **LOWER GROUND & GROUND FLOOR**

Explore new horizons for your business by acquiring premium retail space on the Lower Ground and Ground floor. The floors feature hi-end shops and cafes, whether it be a clothing brand or a cosmetics shop, ZEM Ark provides you premium commercial spaces with 24/7 security surveillance and a fire safety system.



			-<	8		H.E
Name of Street	200 200 200 200 200	200 8		Menor N	11 1 4 201 1	200-0
		********	Secure 1	11	Same constant of the same cons	
		-		***************************************	1 10	
	1205		uon.		1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	
		100.000 100.000		CONCO ST ICE	2 N 35	DANK.
	CORRECT CORREC	0	BOARDS		2 2 2 2 2	8
-	2000					
Ì	920 X			11		2010
	8 0 0 N		4111		800 Hz	
	(100 W.M.)		00400		None o	No.
	PERICOR	100 and		204-24 000000	5 G G S	200
MUDIA MUDIA	JEVAN MINISTER		1	DM-2-4 00000 1-5-00	3	DAZ ULARUTHUME
			(MOREON)		DATE OF THE PERSON NAMED O	Special country
	2 S		8	N 18	1-081	DOR PLAN MININ
	į k					GROUND FLOOR PLAN
	. "			1		20.0

# 1ST FLOOR & 2ND FLOOR

The first and second floors incorporate a mix of retail shops and a variety of food outlets with a size range of 192 to 604 sq. ft. The infill premium location promises great footfall along with robust business activity throughout the day which is truly a dream for any business.



	1				. 5
:	2000 2000 2000 2000 2000 2000 2000 200	Z 2584	N Hose	Ton	
1		1,000	The state of the s	2 200	
,	2 0 E			2,385	MAN CANADA
	200	THE STATE OF THE S	NAMED TAKES	1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	ME DESCRIPTION
,	2 0 0 E	(CONCH JUNEAR)	DAZE KORO	3 2 2 8 E	ENDIK.:
F	782 (40.400 (40.400)	0.1	PARCECONA.	1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	1
-	1000 N				
	1000 M	and and	18	52	
1000	1 100 M	127		852 E	
	CORROR (CORROR)		OR STREET	3 10 00	And the second of the ball of
	ADMICAL SET	(0000)	DMONTHUM	E SE	Marchine A
1	STATE OF STA	· ·	NAME OF TAXABLE	3 85 85	100
				RESTC SCHOOL	AND STREET OF STREET
-	388 BL	Manage Ma	rii	100 6 h	Second Second
odic asses these "	1186		W		2ND FLOOR PLAN PHOT SUCCES
odde in			month.	310	ZND FLOO
	8 " 6	LT.	170	9 "	



### 3rd FLOOR

ZEM ARK has a dedicated floor for children's play area and toy shops. Child safety measures and a 24/7 surveillance system are in place to ensure the well-being of families. The glass door lifts with stunning views add to the beauty of the building.

## 4th FLOOR

Hotel services including a conference room, state-of-the-art gym, fitness centre, spa, jacuzzi, and restaurant reflect the premium lifestyle ZEM Ark has to offer. Or magnificent commercial spaces are designed to fulfil the needs of both clients and vendors alike.

	g k	i i i i	3		SS SS SS SS Intertumbered treat relation frame: Sandatum frame:	
MONEY DOOD	Lance State State		20800 64.808		ACCULATE ACC	SOUCH LAND TO THE
	NEO(17940) SPECIT	8	M	JV.		Date:
NOOM .	JANUAR JA		m		AND	100m
MON DESCRIPTION	0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0	1 E	CHARM N. M.	K K		MORE MORE
	92 93 94 94	11	KEN	R	PRIVATE PRIVAT	acontacts poor

## 5<sup>TH</sup> FLOOR & 6<sup>TH</sup> FLOOR

To ensure an uninterrupted and smooth living experience, ZEM Ark offers serviced apartments available ranging from 638 to 946 sq. ft. from the fifth to eighth floor of the building with well-balanced commercial and residential spaces. The residential spaces also feature sleek and sublime fittings and fixtures making it a perfect home.

ROOM TO THE ROOM T	) <u>§</u>
Se min 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	A A S S S S S S S S S S S S S S S S S S
	1000 0000 0000 0000 0000 0000 0000 000
0 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	The state of the s
Q0831 and	50 50 100 M
CO MAN TO A TO	
	1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1
	Oco Communication
HOM.	
	800

			Γ.	
8				
0				
0			SHAN STANKS	
0			_	Tab 10 (m)
0.			Nomen State	55 0 S 5 183 0
	100			
8	8.		DM00 17 HG	200
8	F			
	-	1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	įz	
	MCDA		- 80.4	10 850 PA
9		9 8 1 5 5	•	- 8 0 0 0 1 1 X
8	ď.			
20	MOM		MALE PARTY	
	, 4		TOWNS CO.	
8	Н	. mai. i. th 25.	v	Tago Hege pan
			200 Total C	
0	1		-	0
	2			
9				

### 7<sup>TH</sup> FLOOR & 8<sup>TH</sup> FLOOR

Enjoy a cup of coffee from the cascaded terrace of your apartment while you gaze at the stunning views, it has everything you will ever need for a premium lifestyle. The serviced apartments are equipped with contemporary facilities such as quality interiors, wood-finished wardrobes, imported flooring, garbage disposal system, and safety measures making it an ideal abode for families.

0			
	 Bish	O <sub>f</sub> ,	
66 - 60 - 60 - 60 - 60 - 60 - 60 - 60 -	The second secon		The state of the s
8			
Ł			
8-	-	‡-	

400		HOSE STATE S
	n <sub>1</sub> , s	

# 9<sup>TH</sup> FLOOR & 10<sup>TH</sup> FLOOR

ZEM Ark offers an exquisite experience with its penthouses available on the Ninth and Tenth floors. The available size range is 2715 to 3287 sq. ft. having a dedicated jacuzzi for the floor, luxury interior, spacious rooms, and proper ventilation systems. Despite the hustle and bustle of commercial life, penthouses at ZEM Ark promise a private and comortable living experience.



0 :			
0	0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0		
0 0 0 0		METER 1 20 200 1	- Name -
0			
*	900 900		
0			No.
0		m. m. m. m.	HFLUURF

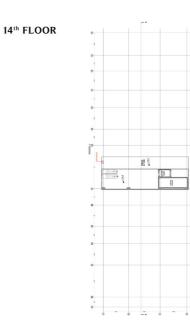
### 11TH FLOOR & 12TH FLOOR

ZEM ARK offers its residents a state-of-the-art infinity pool with a variety of world-class features to give you a true luxury living experience. Enjoy the breathtaking views of surrounding landscapes on the top of this skyscraper and experience the epitome of modern lifestyle.





13th FLOOR





# **HOME TO LUXURY RESIDENTIAL & COMMERCIAL SPACES**









ZEM MALL















ZEM HEIGHTS I





LAKE VISTA

f

https://www.facebook.com/zembuilder

0

https://www.instagram.com/zembuild

•

https://www.twitter.com/zembuild

.

https://www.youtube.com/zembuilde

in

https://www.linkedin.com/company/zembuild

HEAD OFFICE:

ZEM Heights I, C-Junction, Phase 8, Bahria Town, Rawalpindi

LAHORE OFFICE:

Building 119-MB, 4th floor, Phase DHA Cantt, Lahore BRANCH OFFICE:

Officer Royal Plaza, G T Road, Soan Camp, Rawalpindi

ISLAMABAD OFFICE:

ZEM Mall, Sector Commercial A Boulevard Corner, Park Road, Bahria Enclave, Islamabad

CONTACT US

UAN 051 885 9999

ales@zembuilders.com | crm@zembuilders.com

ww.zembuilders.com