



SHANGHAI

— • CENTER • —

AFFORDABLE LUXURIOUS
LIFESTYLE

STUDIOS | APARTMENTS | OFFICES | SHOPS

MARKETING 360

We don't just sell real estate - because, after all, that's our job. We craft extraordinary projects for one-of-a-kind people.

WE BELIEVE, SERVICES MATTERS THE MOST

Our high-performance real estate team helps to provide the best Quality as Quality Matters most. We believe that quantity can be compromised if the quality is the best.

OUR CLIENT DESERVES THE BEST

We work to deliver a service that will give our Clients satisfaction ahead of promised timelines with ease. We take each transaction as an opportunity to build a lifelong relationship.

Listening to the client's needs Mining the best option using new ideas, leveraging technology So that real estate transactions become easy and smooth.

REALITY TO YOUR IMAGINATION

From the moment you book your dream apartment to the moment you move in, Marketing360 makes sure everything runs smoothly and according to plan.

Our team of experts is made up of dedicated, talented, experienced, diverse professionals who have over 30 years of combined experience.


Marketing360 is a real estate marketing company that offers reliable and innovative marketing solutions to its clients.

We are dedicated to helping our clients succeed in their real estate endeavors. We work closely with our clients to ensure that we understand their goals, brand, and target market so that we can offer them creative, inventive, and effective marketing solutions that will take their business to new heights.



MARKETING 360

WWW.MARKETING360.COM.PK



A REAL AFFORDABLE
AND LUXURIOUS LIFESTYLE
STARTS HERE AT SHANGHAI CENTER

FOR THOSE
WHO VALUE
LUXURY



STUDIOS
1 BEDROOM APARTMENTS
2 BEDROOM APARTMENTS
OFFICES
SHOPS

S P A C E
49600 SQ FT

WE ARE BUILDERS OF DREAMS, ARCHITECTS OF A NEW HORIZON.

Shanghai Builders is a full-service architecture and construction firm. We are known for pioneering industry standards for quality, technological innovation, and client service. Our goal is to provide cost-effective, reliable, personalized, and high-quality service to our clients. Our mission is to build the most creative, technically advanced structures in today's challenging environment.

We are proud of the team we have built and look forward to continued growth as we move forward in this exciting market.

Shanghai Builders is a high-profile firm, focused on providing innovative solutions for luxury developments and the most discerning buyers. With its team of dedicated professionals,

it provides an array of quality services to its customers, meeting the needs and priorities of each one of them.

For over two decades, Shanghai Builders has remained a leading name in high end property development and real estate management.

Based in Islamabad, we specialize in conceptualizing and designing residential, commercial and industrial spaces for our customers who are looking for secure options to invest in Pakistani real estate market.

From our forward-looking approach and meticulous work ethic to our cutting edge technology and attention to detail, we are committed to excellence and will ensure that your dream home is delivered on schedule with uncompromising quality.





FEATURES

39
APARTMENTS

21
OFFICES

23
SHOPS

SHANGHAI CENTER IS NESTLED IN THE HEART OF BAHRIA ENCLAVE, ISLAMABAD. BE A PART OF THIS PERPETUAL MASTERPIECE TO EXPLORE NEW HEIGHTS OF LUXURY LIVING.



PASSION
FOR
DETAIL

- AFFORDABLE PRICES
- GUARANTEED RETURN ON INVESTMENT
- BEST DEALS FOR CUSTOMERS.
- PREMIER LOCATION IN BAHRIA ENCLAVE.

BAHRIA ENCLAVE ISLAMABAD

The ideal location for Bahria Enclave Islamabad is what sets it apart from other Bahria Towns & Communities.

The location provides peace and tranquility with each home enjoying visibility and a sense of privacy and Offers fully integrated community living along with the most advanced facilities and amenities that are the 21st century has to offer at a location that transforms it into a luxury product.

Bahria Enclave Islamabad, the dream project of Bahria Town is Islamabad's luxurious and most expensive housing community.

The development consists of residential plots and commercial plots. The project is located approximately 10 minutes away from the city center near Park Road and Kuri Road.

- 20 minutes' drive from the zero-point interchange.
- Easy access from Srinagar highway/Islamabad highway.
- Surrounded by Margalla and Muree Hills & lush green mountains
- Connected roads and easy access to all main points

- International Standard Schools
- Parks and zoos
- Raina Cinegold Plex
- World-Class Bahria Hospital
- 5-star hotel
- Water theme park
- Birds aviary
- SPA



The ideal location for Bahria Enclave Islamabad is what sets it apart from other Bahria Towns & Communities.



The Gated Community provides peace and tranquility with each home enjoying visibility & a sense of privacy.



What sets Bahria Enclave apart from all other communities is the Modern, Luxurious, and secure living that is also close to Nature and surrounded by iconic views of Margalla and Muree Hills.



BAHRIA TOWN

Bahria Town is a real estate developer, which has the most ambitious plan to construct a city of the future.

All the projects at Bahria Town are managed by professionals, who have years of experience in their respective fields. Bahria Town is not just a place to live but also an investment hub, where it offers lucrative returns on investment expensive housing community.

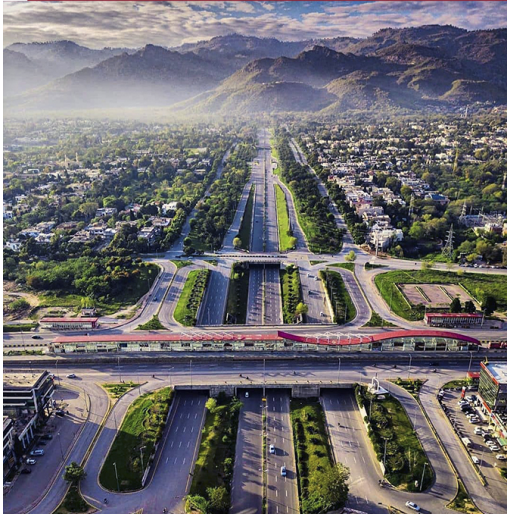
The Bahria Town real estate projects are located in the suburbs of cities, providing easy access to hospitals, schools, and universities while being far away from the hustle and bustle of the city. Each project is a self-sufficient township with its own retail outlets, restaurants, supermarkets, and schools. The master plan for each project is designed to ensure that it has the best possible facilities for all residents.



BAHRIA TOWN HAS BEEN CHARTING NEW GROUNDS IN THE REAL ESTATE MARKET OF PAKISTAN THAT IS WHY IT IS THE MOST PREFERRED INVESTMENT DESTINATION OF PAKISTANIS AND FOREIGN INVESTORS AS WELL.



BAHRIA TOWN



ISLAMABAD

With a rich history, the city of Islamabad, the capital of Pakistan, is a confluence of many civilizations and different seasons. Comprised of wide, tree-lined streets that adorn the various sectors and zones of the city, it is accessible and spectacular.

The town planners Doxiadis Associates meticulously planned the city which is today one of the most beautiful cities in South Asia. As this trend continues, Islamabad's reputation as a city without character is fast becoming truly metropolitan.

Islamabad, the capital city of Pakistan, is one of the most beautiful and diverse cities in South Asia.

Islamabad is one of the most luxurious, modern cities in the world. It's a beautiful, planned city with tree-lined streets, large homes, magnificent public buildings, and well-organized markets. Islamabad is still under construction to develop new housing areas for its ever-increasing population.

The walkways are shaded, safe, and separated from the traffic by rows of beautiful trees. Roses, Jasmine, and Bougainvillea fill the parks and scenic viewpoints offer spectacular views of Margalla Hills show off the city at its best.

MODERN ISLAMABAD IS THE HEART OF PAKISTAN'S GOVERNMENT AND BUSINESS OWNERS. WITH ITS SKYSCRAPERS, ALLURING PLAZAS, & POSH LUXURIOUS RESIDENCIES.

“

The city offers all the sophistication one might look for in a modern day metropolis. The historic city Centre has become home to Economic and commercial activities.





WHAT MAKES IT AN INVESTMENT PARADISE?



SHANGHAI CENTER

Shanghai Center is nestled in the heart of Bahria Enclave, Islamabad. Be a part of this perpetual masterpiece that will explore new heights of luxury living amidst meticulous detail given to each and every corner. The project comprises studios and apartments ranging from 1, 2, and 3 bedrooms along with shops and offices.

A NEW ERA OF SMART LIVING WITH AFFORDABILITY & LUXURY

Shanghai Center provides long term investment opportunities, which includes:

Benefits:

- Affordable yet luxurious living
- With offers showcasing up to 8-10% annual appreciation.
- Sell back to us anytime.
- Exchange policy.
- Monthly rentals.
- The premier location of Bahria Enclave.
- Uninterrupted views of Margalla and Murree hills that provide a serene environment.

Amenities:

- The best location for breathtaking views.
- Exclusive gated community
- High-quality construction with earthquake resistance structure
- Standby Generators
- Flexible unit size
- 24 hrs. security surveillances through closed-circuit cameras
- The facility of branded elevators
- Reception lobby
- Foolproof systems
- Firefighting systems
- Fiber connectivity

STUDIO APARTMENTS

A great solution for young professionals and couples looking to have a unique, modern aesthetic in their home! It offers an open-flow layout in the main room & a kitchenette with everything you would need. The spacious balcony and large window offer an abundance of natural light, an airy atmosphere, and uninterrupted views.

S.No	Unit Detail	Size SQFT	Price/SQFT	Total Price	20% Down Payment	36 installments	Possession 20%
201	Studio Apartment	489	13,500	6601500	1320300	110025	1320300
202	Studio Apartment	474	13,500	6399000	1279800	106650	1279800
203	Studio Apartment	474	13,500	6399000	1279800	106650	1279800
204	Studio Apartment	479	13,500	6466500	1293300	107775	1293300
205	Studio Apartment	453	13,500	6115500	1223100	101925	1223100
206	Studio Apartment	436	13,500	5886000	1177200	98100	1177200
207	Studio Apartment	436	13,500	5886000	1177200	98100	1177200
208	Studio Apartment	436	13,500	5886000	1177200	98100	1177200
209	Studio Apartment	492	13,500	6642000	1328400	110700	1328400
210	Studio Apartment	446	13,500	6021000	1204200	100350	1204200
211	Studio Apartment	440	13,500	5940000	1188000	99000	1188000
212	Studio Apartment	440	13,500	5940000	1188000	99000	1188000
213	Studio Apartment	456	13,500	6156000	1231200	102600	1231200
214	Studio Apartment	559	13,500	7546500	1509300	125775	1509300
215	Studio Apartment	474	13,500	6399000	1279800	106650	1279800
216	Studio Apartment	474	13,500	6399000	1279800	106650	1279800
217	Studio Apartment	474	13,500	6399000	1279800	106650	1279800
218	Studio Apartment	489	13,500	6601500	1320300	110025	1320300



SECOND FLOOR
RESIDENTIAL UNITS



S.No	Unit Detail	Size SQFT	Price/SQFT	Total Price	20% Down Payment	36 installments	Possession	20%
301	Two Bedroom	1055	13,500	14242500	2848500	237375	2848500	
302	One Bedroom	852	13,500	11502000	2300400	191700	2300400	
303	Two Bedroom	1105	13,500	14917500	2983500	248625	2983500	
304	Two Bedroom	1089	13,500	14701500	2940300	245025	2940300	
305	Studio Apartment	352	13,500	4752000	950400	79200	950400	
306	One Bedroom	716	13,500	9666000	1933200	161100	1933200	
307	Two Bedroom	1055	13,500	14242500	2848500	237375	2848500	
308	Two Bedroom	1089	13,500	14701500	2940300	245025	2940300	
309	Two Bedroom	1105	13,500	14917500	2983500	248625	2983500	
401	Two Bedroom	1055	13,500	14242500	2848500	237375	2848500	
402	One Bedroom	852	13,500	11502000	2300400	191700	2300400	
403	Two Bedroom	1105	13,500	14917500	2983500	248625	2983500	
404	Two Bedroom	1089	13,500	14701500	2940300	245025	2940300	
405	Studio Apartment	352	13,500	4752000	950400	79200	950400	
406	One Bedroom	716	13,500	9666000	1933200	161100	1933200	
407	Two Bedroom	1055	13,500	14242500	2848500	237375	2848500	
408	Two Bedroom	1089	13,500	14701500	2940300	245025	2940300	
409	Two Bedroom	1105	13,500	14917500	2983500	248625	2983500	

ONE & TWO BEDROOM APARTMENTS

These luxury apartments have king sized bedrooms overlooking the city and queen sized bedrooms which can accommodate a family. The sitting areas are spacious enough for your whole family to relax. The dining areas are also spacious, so you can entertain friends and family. These elegant apartments feature high ceilings and spacious balconies to enjoy the surroundings.

2 bedroom: Experience the comfort and luxury of a perfect home away from home. These are designed to cater small families; each apartment has its own attached balcony. The living room is spacious and the lounge area is fresh and bright. Each apartment has an open kitchen.

1 bedroom: Modern open plan living style providing space and comfort. This exquisitely designed apartment has a living area, dining area and fully equipped kitchen. It features a queen bed and comes with attached bathroom.



THIRD & FOURTH FLOOR
RESIDENTIAL UNITS



OFFICES

IDEAL FOR CORPORATES THAT NEED TO ACCOMMODATE TEAMS, CLIENTS OR VIRTUAL STAFF. THERE'S AN ABUNDANCE OF SPACE IN THIS OFFICE. THE OFFICE FEATURES A WORKING AREA WITH A PANTRY AND WASHROOM, MEETING ROOM, AND STORAGE SPACE.

IDEAL FOR SMALL IT COMPANIES, PRIVATE CLINICS, AND PERSONAL OFFICES WITH CUSTOMIZATION.

Elegant | Modern | Stylish Spaces that suit your personality and requirements.

- Customize Your Office as per your requirements
- Book Now, Pay in 3 Year Easy Installment Plan
- Surround Yourself with peaceful, healthy, and close to nature enviroment.

FIRST FLOOR OFFICES							
S.No	Unit Detail	Size SQFT	Price/SQFT	Total Price	20% Down Payment	36 installments	Possession 20%
FF-01	Office	296	32,500	9620000	1924000	160,333	1924000
FF-02	Office	292	32,500	9490000	1898000	158,167	1898000
FF-03	Office	292	32,500	9490000	1898000	158,167	1898000
FF-04	Office	296	32,500	9620000	1924000	160,333	1924000
FF-05	Office	313	32,500	10172500	2034500	169,542	2034500
FF-06	Office	300	32,500	9750000	1950000	162,500	1950000
FF-07	Office	300	32,500	9750000	1950000	162,500	1950000
FF-08	Office	300	32,500	9750000	1950000	162,500	1950000
FF-09	Office	302	32,500	9815000	1963000	163,583	1963000
FF-10	Office	106	32,500	3445000	689000	57,417	689000
FF-11	Office	266	32,500	8645000	1729000	144,083	1729000
FF-12	Office	266	32,500	8645000	1729000	144,083	1729000
FF-13	Office	266	32,500	8645000	1729000	144,083	1729000
FF-14	Office	270	32,500	8775000	1755000	146,250	1755000
FF-15	Office	228	32,500	7410000	1482000	123,500	1482000
FF-16	Office	279	32,500	9067500	1813500	151,125	1813500
FF-17	Office	277	32,500	9002500	1800500	150,042	1800500
FF-18	Office	277	32,500	9002500	1800500	150,042	1800500
FF-19	Office	277	32,500	9002500	1800500	150,042	1800500
FF-20	Office	277	32,500	9002500	1800500	150,042	1800500
FF-21	Office	290	32,500	9425000	1885000	157,083	1885000



SHOPS

Our shops' place is a unique shopping paradise for the shopaholics offer a unique commercial experience. We have all kinds of brands for you to shop safely. **No more looking around.**



LOWER GROUND SHOPS

S.No	Unit Detail	Size SQFT	Price/SQFT	Total Price	20% Down Payment	36 installments	Possession 20%
LG-01	Shop	453	32,500	14722500	2944500	245,375	2944500
LG-02	Shop	401	32,500	13032500	2606500	217,208	2606500
LG-03	Shop	402	32,500	13065000	2613000	217,750	2613000
LG-04	Shop	433	32,500	14072500	2814500	234,542	2814500
LG-05	Shop	604	32,500	19630000	3926000	327,167	3926000
LG-06	Shop	247	32,500	8027500	1605500	133,792	1605500
LG-07	Shop	300	32,500	9750000	1950000	162,500	1950000
LG-08	Shop	435	32,500	14137500	2827500	235,625	2827500
LG-09	Shop	433	32,500	14072500	2814500	234,542	2814500
LG-10	Shop	401	32,500	13032500	2606500	217,208	2606500
LG-11	Shop	401	32,500	13032500	2606500	217,208	2606500
LG-12	Shop	453	32,500	14722500	2944500	245,375	2944500

GROUND SHOPS

G-01	Shop	453	57,500	26047500	5209500	434,125	5209500
G-02	Shop	433	57,500	24897500	4979500	414,958	4979500
G-03	Shop	433	57,500	24897500	4979500	414,958	4979500
G-04	Shop	433	57,500	24897500	4979500	414,958	4979500
G-05	Shop	608	57,500	34960000	6992000	582,667	6992000
G-06	Shop	302	57,500	17365000	3473000	289,417	3473000
G-07	Shop	435	57,500	25012500	5002500	416,875	5002500
G-08	Shop	433	57,500	24897500	4979500	414,958	4979500
G-09	Shop	433	57,500	24897500	4979500	414,958	4979500
G-10	Shop	433	57,500	24897500	4979500	414,958	4979500
G-11	Shop	453	57,500	26047500	5209500	434,125	5209500

Indoor Games



Musical theme park



Children's Park



SHANGHAI CENTER AT ITS BEST

Everything you need is right here at your walking distance. Live a life you have been dreaming about! Comfort & Peace – You find all here!

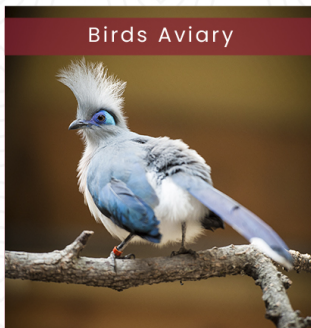
Restaurants



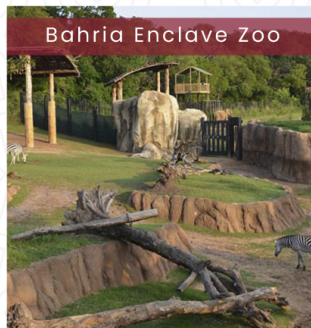
Int. Standard Hospital



Birds Aviary



Bahria Enclave Zoo



Supermarkets



Commercial Hub





SHANGHAI
— • C E N T E R • —

GET IN TOUCH

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OFFICE #1, FIRST FLOOR
SAHARA ARCADE, BAHRIA ENCLAVE, ISLAMABAD

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