



Prop971



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- **TRUSTED DEVELOPERS:**

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Prop971 is a curated data platform for UAE off plan properties.



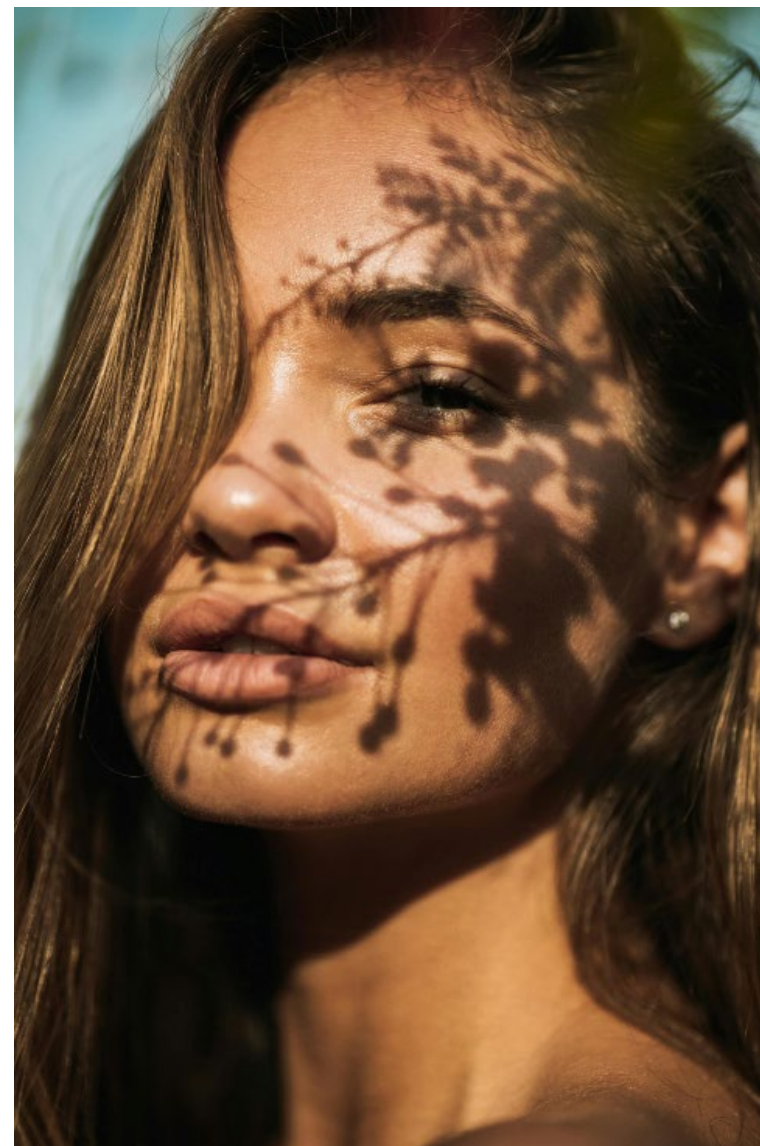
BY GROVY





BOLDNESS

Boldness begins with how we choose to live. It shapes the spaces we move through, the moments we create, and the way life feels around us. When a place carries character, it changes the energy of a community. It brings light, movement, and a sense of expression. That is what RIVO brings to DLRC. A pulse, a warmth, a space that feels alive.



A vibrant residential landmark that celebrates confidence, creativity, and modern living, bringing fresh energy to DLRC through thoughtful design, expressive spaces, and a spirit shaped for those who live with drive and individuality.

LIVE BOLD



LIVE BOLD



WHY INVEST IN DUBAI

Dubai continues to strengthen its role as a world capital for enterprise and investment. Ranked among the world's safest and cleanest cities, it brings together modern infrastructure, access to beaches and leisure, and global connectivity.

Investor-friendly policies, tax-free economy,
100% foreign ownership in free zones

One of the world's most visited cities, with rising
year-on-year tourism growth

A strong and diversified economy driving consistent growth

Connected to 240+ destinations worldwide

Mature real estate market regulated by RERA

Rental yields of 5–9% (up to 11% in prime areas)

Off-plan appreciation of 20–30% in 3–5 years

Golden Visa opportunities for investors

DUBAILAND RESIDENTIAL COMPLEX

DLRC

A DISTRICT
READY FOR
A NEW PULSE



LIVE BOLD

LOCATION

BELONG TO A VIBRANT COMMUNITY

Set in the tranquil Wadi Al Safa 5 community within Dubai Land Residential Complex (DLRC), RIVO captures the perfect balance between calm and connection.

Positioned at the crossroads of Dubai-Al Ain Road (E66) and Emirates Road (E611), it offers seamless access to the city's key destinations while preserving the quiet rhythm of neighborhood living.



Surrounded by schools, parks, malls, and green spaces, RIVO places every daily comfort within easy reach. Please make sure that the font is the same and consistent accros.



LIFE IN DLRC



Landscaped parks and outdoor spaces



3 major malls and 4 community centres within 5 minutes



Schools, nurseries, and educational institutions nearby



Hotels and hospitality options within the community



Smooth internal road network ensuring effortless mobility



Healthcare and wellness facilities



Mosques and cultural landmarks



Retail and dining zones for daily conveniences and leisure



Sporting and recreation spaces for active living



Silicon Oasis Freezone — Dubai's leading tech hub — minutes away

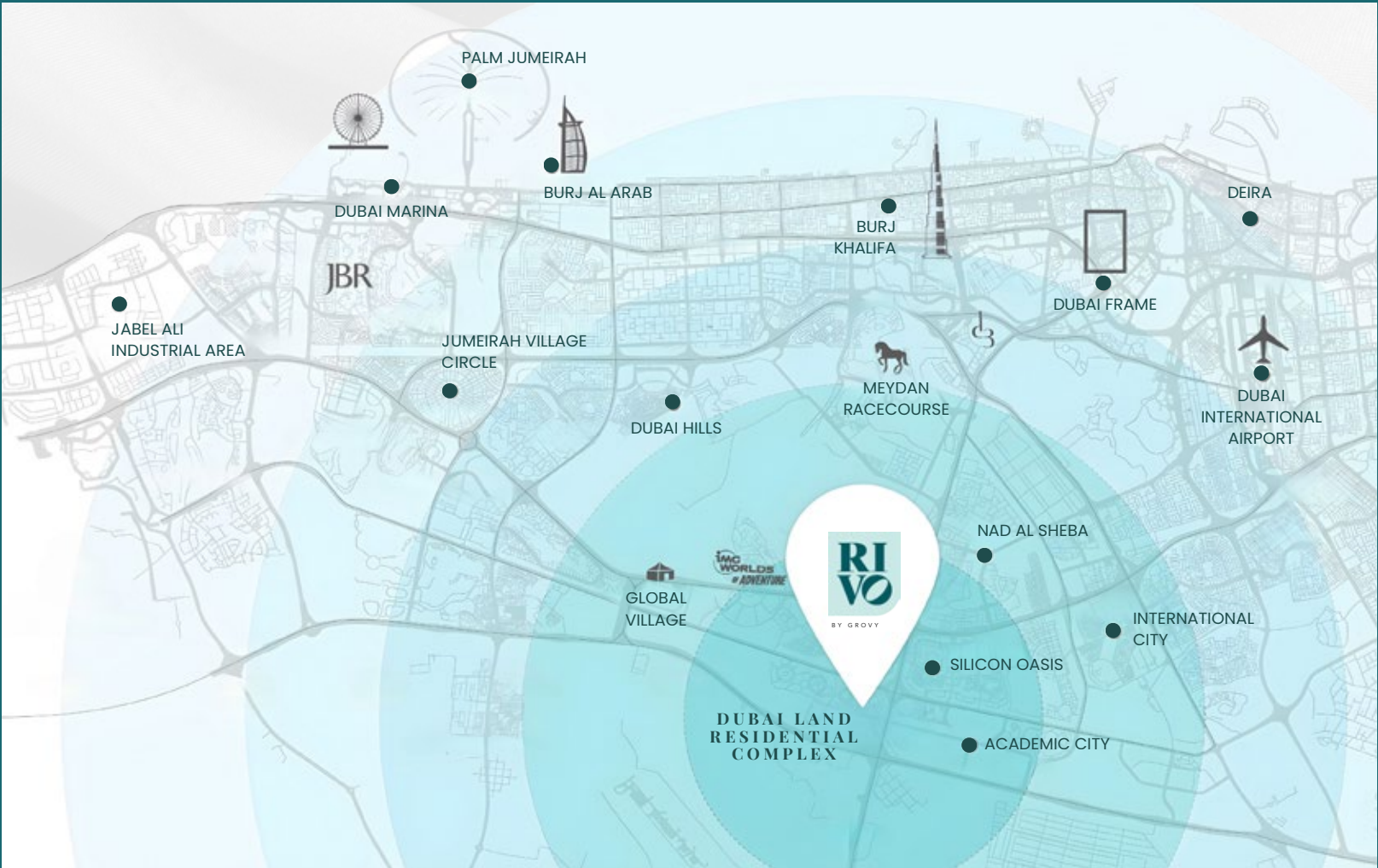


Future Silicon Oasis Airport (2040) expected to further enhance connectivity

MINUTES AWAY FROM KEY CITY LANDMARKS

Global Village	5 Min
Dubai Silicon Oasis	7 Min
Zayed University	10 Min
Academic City	10 Min
Outlet Mall	10 Min
Dubai Intl Airport (DXB)	16 Min

Downtown	15 Min
Hamdan Sports Complex	18 Min
IMG World	20 Min
Museum of the Future	21 Min
Expo City Dubai	24 Min
Al Maktoum Intl Airport (DWC)	26 Min



DESIGNED
FOR THOSE
WHO DEFINE



THEIR
OWN STYLE



A BOLD LANDMARK IN DLRC

Every detail at RIVO is guided by thoughtful design. Youthful in spirit, precise in planning, and inspiring in its expression.

From its sculptural façade to its bright, spacious interiors, RIVO redefines residential living with a sense of creativity and proportion. This is design that feels alive, bold, and made for modern life.

STRIKING ARCHITECTURE



RIVO brings energy and confidence to the skyline of DLRC. Its bold contours, softened by natural wood accents, reflect a harmony of artistry and precision.

The architecture features a sculptural façade with layered terraces, a modern palette paired with warm natural materials, and expansive glass that draws daylight deep into the interiors. Balanced proportions and fine detailing express precision and create a distinctive, design-led presence in DLRC.

THE ART OF LIVING DIFFERENTLY

At RIVO, Every Experience From Rooftop Lounges To Wellness Zones Is Curated For Youthful Energy,
A Sense Of Tight Community, And Moments Of Peaceful Restfulness.

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ROOFTOP LOUNGE





RECEPTION AREA

LEISURE & RELAXATION



Infinity pool
Temperature controlled



Jacuzzi
& kids pool



Rooftop dining
and lounge areas



Barbecue area
for social gatherings





TEMPERATURE CONTROLLED INFINITY POOL



TEMPERATURE CONTROLLED INFINITY POOL

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CLUBHOUSE

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FITNESS

WELLNESS & FITNESS



Fitness centre
(fully equipped gym)



Steam & sauna



Yoga deck
with shaded retreats



FULLY EQUIPPED GYM

LIVE BOLD



FULLY EQUIPPED GYM

MIXED USE

COMMUNITY & FAMILY



Double-height lobby
elegant design



Clubhouse
for residents



Children's play areas
indoor and outdoor



Landscaped greens
and community zones





KIDS' PLAY AREA



KIDS' PLAY AREA

ARTFUL INTERIORS THAT FEEL ALIVE

Inside, RIVO'S interiors are bright, spacious, and rejuvenating. Every corner reveals precision in planning and a thoughtful use of light, material, and texture.

With a refined palette of neutrals and deep wood for warmth and continuity, residences at RIVO reflect today's youthful energy while offering timeless sophistication

Smart zoning and spatial planning integrate powder rooms, laundry areas, and walk-in closets in select units. High ceilings, natural light, ventilation, and energy-efficient glazing enhance everyday comfort..





LIVING ROOM / KITCHEN



KITCHEN WITH BRANDED APPLIANCES

FLOOR-TO-CEILING WINDOWS THAT FILL EVERY SPACE WITH NATURAL LIGHT.



REJUVENATING FINISHES THROUGHOUT

Every finish at RIVO reflects precision and character. Surfaces are premium, colours are harmonious, and materials are chosen to create an energetic atmosphere that is, elegant, and lasting.

Premium porcelain tiles finish living areas and bedrooms, while smart systems manage lighting, temperature, and access. Luxurious bathroom fittings, custom cabinetry with ambient lighting, and sustainable materials with recycled-water systems reinforce an eco-conscious lifestyle. Premium porcelain tiles finish living areas and bedrooms, while smart systems manage lighting, temperature, and access. Luxurious bathroom fittings, custom cabinetry with ambient lighting, and sustainable materials with recycled-water systems reinforce an eco-conscious lifestyle.





PROJECT OVERVIEW

FLOORS:
B + G + 11 + ROOF

UNITS:
133 TOTAL

UNIT TYPES:
STUDIOS, 1BR, 2BR, 3BR, 4BR

UNIT SIZES:

Studios	405 - 490	Sq.ft.
1 BR Units	756 - 896	Sq.ft.
2 BR Units	1,195 - 1,370	Sq.ft.
3 BR Units	1,613 - 1,859	Sq.ft.
4 BR Units	2,200 - 2,630	Sq.ft.

DEVELOPER:
Grovy Developers

PROJECT:
Rivo Residences

LOCATION:
Wadi Al Safa 5, Dubai
Land Residential Complex



An award-winning real estate developer with over a decade of excellence in Dubai, Grovy is part of the Grovy Group, a diversified business conglomerate with a ~40 year legacy across multiple sectors.

Having successfully delivered three landmark residential projects in Jumeirah Village Circle — Alcove, ARIA, and AURA — the company has developed and continues to expand over 1 million sq. ft. of real estate across the UAE.

Grovy is recognized for its space-efficient designs, lifestyle driven amenities, and commitment to affordable luxury. With fair pricing and flexible post-handover plans, every project is crafted to generate value and wealth for its stakeholders.

The brand's philosophy centers on creating investable assets that embody design integrity and long-term quality for the modern end user.



2021



2023



2024



2025

DEVELOPED BY



PROJECTS DELIVERED



ALCOVE



ARIA



AURA