SAARS3

BY A.R ADMANI

A TOWERING
ARCHITECTURAL
MASTERPIECE

THE
ULTIMATE

lavish

LIVING



KARACHI

BRINGING TOGETHER

vibrant

CITYSCAPES

A CITY OFFERING QUALITY

living

Karachi offers an exceptional urban lifestyle, bringing together vibrant cityscapes, upscale residential options, and diverse cultural experiences. From sleek high-rises to sophisticated apartments, the city invites modern dwellers to enjoy expansive views, innovative design, and unmatched amenities, defining a new era of cosmopolitan luxury and convenience.



CENTRAL TO EVERY MOMENT

Located in the heart of Karachi's Civil Lines on Brunton Road, SAARS 3 places you within minutes of the city's iconic destinations. With landmarks like Dr Ziauddin Ahmed Road, Movenpick, Pearl Continental, and Bagh-e-Jinnah close by, SAARS 3 connects residents to the essence of urban living.

SAARS 3
BY A.R ADMANI

M.A. Jinnah Rd.
Shahrah-e-Faisal Rd.
Atrium Mall
National Museum of Pakistan
Bagh-e-Jinnah
Karachi Dry Port
PC Hotel
Club Rd.
Sindh Club
Frere Hall
Brunton Road
Rotary Food Park
P.I.D.C.
Khayaban-e-Iqbal Rd.
Gora Qabristan
Sindhi Muslim Cooperative Housing Society
National Medical Centre
Masjid-e-Tooba
DHA PHASE-1
M.T. Khan Rd.
Mai Kolachi Bypass
CHINA CREEK
Old Race Course Ground
DHA PHASE-2
PNS Shifa Hospital
Teen Talwar
DHA PHASE-7
DHA PHASE-8

Dr. Ziaduddin Ahmed Road
0 min

Movenpick Hotel
2 mins

Karachi Club
2 mins

Karachi Gymkhana
3 mins

Pearl Continental Hotel
4 mins

Pakistan Railways
9 mins

Baagh e Jinnah
10 mins

Teen Talwar Monument
11 mins

SAARS 3
BY A.R ADMANI

A NEW VERTICAL VISION

SAARS 3 reaches new heights in Karachi's skyline with its impressive 44-storey structure, each level is crafted for a refined urban lifestyle. The ground floor welcomes residents with an elegant reception, while floors 1 through 7 provide secure parking. Floors 8 to 10 are dedicated entirely to premium indoor amenities, apart from the paddle tennis court. Rising from the 11th to the 40th floor, the apartments offer panoramic views, and the exclusive duplexes from the 41st to the 44th floor define the pinnacle of luxury living. SAARS 3 brings an unmatched experience of high-rise sophistication to the city.

AN ASCENT TO

elegance

The façade of SAARS 3 commands attention with its dynamic interplay of glass and steel, reflecting contemporary architectural mastery. Its grandeur extends to a welcoming reception, radiating sophistication. Below, the 7 levels of parking remain visible, underscoring the high-rise's seamless functionality and modernity.

PALM HAVEN

drop-off



SAAR3 welcomes you with a drop-off area that feels like a breath of fresh air, surrounded by graceful palm trees and thoughtfully designed green spaces. Here, simplicity meets tranquillity, providing a peaceful pause from the nearby busy CM road.

A PRELUDE TO

sophistication



The Grand Reception Lobby radiates an air of refined luxury, with its exquisite tiling and meticulous design setting the tone for an elevated living experience. Every detail speaks of artistry and grace, creating a space where sophistication and visual harmony greet every visitor.

HALLS OF VERTICAL *motion*



Flanking the reception, two lift lobbies embody functional elegance, offering swift vertical access. Each lobby houses two lifts, one thoughtfully designed as a cargo cum passenger lift. This arrangement reflects a balance of practicality and sophistication, ensuring effortless transitions for both residents and visitors.

THE ART OF *waiting*



Adjacent to the reception lobby, the spacious sitting area offers an inviting ambience of comfort and style. Designed with thoughtful attention to detail, it provides a serene space for moments of pause, creating an atmosphere that gracefully complements the grandeur of its surroundings.

A TOWERING
URBAN

symphony

SAARS 3 BY A.R ADMANI



3

BED - LOUNGE
APARTMENTS

4

BED - LOUNGE
APARTMENTS

6

BED - LOUNGE
APARTMENTS

5

BED - LOUNGE
DUPLEXES



CORRIDORS OF

infinite views



The open corridor, spanning an impressive 8 feet in width, offers a tranquil journey adorned with a sleek glass balustrade. It frames breathtaking city vistas below, creating a mesmerising experience where every step is accompanied by a connection to the vibrant world beyond.

3

BED - LOUNGE
APARTMENTS

4

BED - LOUNGE
APARTMENTS



LOUNGE OF REFINED

elegance



The lounge shows an atmosphere of understated luxury, offering the perfect space for relaxation and conversation. Its thoughtfully curated design and inviting furnishings create a setting that feels both exclusive and welcoming, making it the perfect retreat for residents and their guests alike.

WHERE

flavours

MEET STYLE



The open kitchen with dining space offers an all-in-one flow of functionality and sophistication. Its contemporary design fosters connection, allowing meals to be prepared and shared in an inviting setting. Every detail reflects modern living, creating an ambience where cooking and dining become an art.

REST

elevated

TO ART



The master bedroom is an island of tranquillity, enveloping its occupants in understated elegance. Spacious and thoughtfully appointed, it displays serenity through its refined decor and inviting ambience. This graceful area offers a space to unwind, reflecting modern living at its most graceful.

A HAVEN OF FRESHNESS



The stylish bathroom is crafted with meticulous attention to detail. High-quality fixtures and fittings along with sleek finishes create an inviting space that uplifts daily routines. It is your private sanctuary where comfort and style coexist effortlessly.

A STAGE FOR PANORAMIC VISTAS



The expansive terrace offers an unmatched connection to the outdoors, with panoramic views stretching far and wide. This open-air retreat becomes a canvas for relaxation and gatherings, combining modern aesthetics with natural beauty to create a truly remarkable extension of the living experience.

towering villa distinction

6

BED - LOUNGE
APARTMENTS



CRAFTED FOR

luxurious

LIVING



A sense of openness fills the lounge, where generous proportions and elegant touches shape an atmosphere meant for both lively gatherings and quiet reflection. This is more than a living space; it’s an experience in itself.

WHERE FLAVOURS

meet

CONVERSATIONS



This is more than a place to cook and dine; it's where moments take shape around the table. Generous space allows for lively feasts or quiet dinners, offering a warm invitation to connect and enjoy.



WHERE

comfort takes

CENTRE STAGE



With its generous proportions and inviting atmosphere, the master bedroom provides more than a place to sleep, it becomes a sanctuary where mornings begin with ease and evenings bring a gentle close to the day.

A REFRESHING ESCAPE



The bathroom offers a quiet pause from the day, where clean lines and refined details create an inviting space that turns everyday routines into moments of relaxation.

UNLIMITED PANORAMIC VIEWS



The terrace stretches out like an open invitation, where glass balustrades frame sweeping views. A place to sit back, relax, and let the world drift by.

5

BED - LOUNGE
DUPLEXES



LIVING

without

LIMITS



With every corner open to possibility, the lower floor of the 5-bed Duplex offers a natural sense of ease. Cooking, dining, and relaxing come together in a space made for living.

UNFOLDING

stories



The reading corner offers a quiet retreat, where pages turn and time slows. A space that invites reflection, wrapped in comfort and a sense of stillness. The open kitchen and dining space bring life together and every gathering feels like a celebration of everyday moments.

A PLACE TO

wake

AND REST



With a generous cupboard offering room for everything, the bedroom becomes a haven of comfort and order. A space designed to hold both essentials and dreams with effortless ease.

MORE THAN A BATHROOM



Designed with space and comfort in mind, the bathroom provides a sense of calm, creating an environment where the day begins and ends on a refreshing note.

ELEVATE YOUR EVENINGS



With space to unwind and views that never tire, the terrace offers a quiet escape above the city, where every moment feels a little lighter.

effortless

LIVING AWAITS

SAARS 3 BY A.R ADMANI

Discover amenities that redefine convenience and comfort in everyday living. From modern facilities to leisure spaces, every detail is crafted to enhance your lifestyle. Embrace a community where everything you need is just steps away.



CO-WORKING SPACE WITH MEETING ROOM



GROCERY STORE & PHARMACY



DAY CARE CENTRE



STUDY ROOM



MEDICAL ROOM



LAUNDRY SERVICES



PRAYER AREA



CAR PARKING

WHERE MINDS CONNECT

freely



The co-working space offers a professional yet inviting atmosphere, with modern furnishings and services, creating an environment where creativity thrives.

TAKING YOUR BUSINESS
TO HIGHER

horizons



The fully equipped and dedicated meeting room is designed for productivity and collaboration.
High-speed internet connectivity enables you to connect with your clients globally.

CHILDHOOD IN

safe hands



The daycare centre is a nurturing space designed to spark joy and creativity in children. With considerate interiors and engaging activities, it provides a secure and vibrant environment where young minds can grow, play, and explore under the attentive care of dedicated professionals.

BRINGING HEALS AT YOUR

doorstep



The clinic or medical unit for residents is a dedicated space for wellness, offering prompt and professional medical care. Equipped with modern facilities and staffed by skilled practitioners, it ensures that health needs are met with expertise and compassion, providing peace of mind to residents and visitors alike.

PAGES AND THOUGHTS

unite



The library with its study space offers a calm retreat for readers and thinkers alike. Lined with curated collections and thoughtfully arranged seating, it inspires focus and discovery. This intellectual haven is a place where curiosity thrives, and ideas find their voice.

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A CELESTIAL SPACE FOR

solace



The prayer area offers a space for spiritual connection and quiet reflection. Designed with simplicity and reverence, it provides an inviting atmosphere for personal devotion. This serene space encourages moments of peace, grounding the spirit amidst the rhythm of daily life.

convenience

WITHIN REACH



The grocery store provides a lavishly stocked space for everyday essentials, offering convenience just steps away. With a wide selection of fresh produce, pantry staples, and household items, it ensures that residents can access necessities with ease, simplifying their daily grocery requirements effortlessly.

CARING YOUR

wardrobe



The laundry facility offers residents a modern and efficient solution for their washing needs. Equipped with high-quality machines, it simplifies the process of keeping garments fresh and clean, ensuring convenience and care for an integral part of daily life.

PARKING *elevated* WITH EASE



The dedicated seven floors of parking offer secure and accessible accommodation for up to 40 vehicles on each level. With two designated parking slots per apartment, the facility ensures hassle-free vehicle storage, catering to the needs of residents while prioritising convenience and organisation.



a serve above all

recreation

LIVING AWAITS

SAARS 3 BY A.R ADMANI

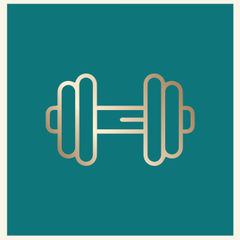
Immerse yourself in a world of luxury and recreation with thoughtfully curated amenities. From elegant spaces to vibrant leisure zones, every feature is designed to elevate your lifestyle. Experience the perfect blend of comfort and indulgence.



MALE SALON & SPA



FEMALE SALON & SPA



MALE GYM



FEMALE GYM



PADEL TENNIS COURT



PET CARE CENTRE



KIDS' PLAY AREA



SWIMMING POOL

AN AMALGAMATION OF GROOMING AND

rejuvenation



The male salon and spa provide a sanctuary for grooming and relaxation, offering tailored services in a sophisticated setting. From expert haircuts to revitalising treatments, this space is designed to enhance personal care, allowing residents to unwind and refresh in refined comfort.

RADIANCE, REDEFINED WITH

care



The female salon and spa offer a serene retreat dedicated to enhancing beauty and well-being. With expert stylists and rejuvenating treatments, it provides a luxurious escape where residents can unwind, refresh, and embrace a moment of indulgence in an elegant and tranquil setting.

WHERE GOALS TAKE

shape



The male gym provides an energising space equipped with advanced fitness machinery and training zones. Designed to support strength-building and endurance, it caters to diverse workout routines. This fitness hub offers an inspiring environment for men to achieve their health aspirations with focus and determination.

fitness

REDEFINED FOR HER



The female gym offers a dynamic environment designed to inspire health and strength. With state-of-the-art equipment and an inviting atmosphere, it provides a space where women can pursue their fitness goals, recharge their energy, and embrace a lifestyle focused on wellness and empowerment.

ELEVATED COURTS FRAMED BY *greenery*



The Padel Tennis Court on the podium level offers an exceptional space for active pursuits. Surrounded by lush greenery and equipped with comfortable seating, it creates a vibrant atmosphere for players and spectators alike, blending the joy of the game with an uplifting natural setting.

WHERE PETS FEEL

home



The pet care centre offers a nurturing environment tailored to the needs of beloved animals. From grooming to specialised care, it provides a trusted space where pets are treated with love and attention, ensuring their well-being while giving owners peace of mind.

A WONDERLAND FOR *play*



The kids' play area offers a vibrant space designed for laughter and adventure. Filled with engaging activities and colourful surroundings, it encourages creativity and active fun. This safe and cheerful haven ensures that children have a delightful environment to explore, imagine, and grow.

WHERE SKILL MEETS

fun



The indoor games area offers an engaging retreat with snooker and other entertaining activities. Designed for relaxation and recreation, it provides a lively space where residents can challenge their skills, share moments of camaraderie, and enjoy the joy of friendly competition.

SWIM WITH THE *view*



The indoor swimming pool offers a serene retreat, enhanced by expansive wall-sized windows showcasing stunning city views. The interplay of water and skyline creates a peaceful atmosphere, inviting residents to relax, recharge, and enjoy a unique perspective while immersed in a luxurious aquatic experience.

SAARS 3

BY A.R ADMANI

a canvas of

elegance

spaces
THAT CONNECT

Foster connections and create memories with amenities designed for socialising. From vibrant community spaces to cosy gathering areas, every detail encourages interaction and togetherness. Experience a lifestyle where meaningful relationships thrive.



SENIOR CITIZENS' LOUNGE



COMMUNITY HALL



CIGAR LOUNGE



CAFÉ

CRAFTED FOR REFINED

tastes



The cigar lounge offers a luxurious sanctuary for indulgence and relaxation. With its elegant décor, ambient lighting, and refined furnishings, it creates the ideal setting for unwinding. This exclusive space invites connoisseurs to savour moments of tranquillity and sophistication in an atmosphere of timeless charm.

THE HEART OF *community*



The community hall serves as a vibrant space for gatherings and events, fostering connections among residents. With its spacious design and welcoming atmosphere, it accommodates celebrations, meetings, and shared moments, creating an inviting venue where togetherness thrives and memories are created.

WHERE TIME SLOWS

down



The Senior Citizens' Lounge offers a relaxing space designed for spending time with other senior citizens and for companionship. With comfortable seating and a calming ambience, it provides an inviting environment where seniors can unwind, engage in conversations, or simply enjoy moments of peace within a setting tailored to their comfort.

BREWING STORIES IN

cups



The café invites with its aromatic embrace of freshly brewed coffee. Sunlight dances across weathered tables, where patrons linger over conversations and steaming cups. The atmosphere hums gently, blending earthy hues with the hum of soft chatter and laughter.



piercing the sky's veil

— A.R —
ADMANI

BUILDERS AND DEVELOPERS

CRAFTING TIMELESS *legacies*

A.R Admani Group has been recognised for its legacy of innovation and commitment to excellence. Its iconic real estate developments have been delivered across decades. A passion for crafting inspiring spaces has been demonstrated through 14 successful projects. By focusing on creating lasting legacies, a reputation for quality and innovation has been firmly established, shaping spaces that continue to uplift communities.

PREVIOUS PROJECTS



22-floor skyscraper, 3 and 4-bedroom apartments in Civil Lines Karachi.



21-floor skyscraper, 3-bedroom apartments,
1800 and 2000 square feet huge apartments, North Nazimabad Karachi.

SAARS3

BY A.R ADMANI

a towering

landmark

A.R
ADMANI

BUILDERS AND DEVELOPERS

VISUALIZED BY

PIXARCH
SINCE 2005

ARCHITECT

ARCH VISION PLUS

Site Address: Plot # 10/2, Sheet No. CL-9, Civil Lines Quarters, K utcheri Road, Karachi.
Office Address: Plot No. 672 2nd floor Central Commercial Area, Block-2, PECHS, Karachi.

Office number: 0306 820555 - Email: saarbuildersndeveloper@gmail.com - Website: www.ar-admanigrp.com

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