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EXPRESSWAY BAHRIA TOWN, RAWALPINDI

A PROJECT BY  
  
**AL-AZIZ**  
BUILDERS & DEVELOPERS



Fine Tuned With The Future...

THE OAK

# WELCOME TO THE CORPORATE WORLD

We, at The Oak "Paradise" welcome you to have your own space that has awesome amenities and environmental advantages to put your business mood on marching mode Being raised at most evolved prime location of Bahria Paradise Commercial , Beautifully crafted elevation with sculptural mix expresses the decency of design. The Oak "Paradise" offers you fully loaded spaces that defines the business place. It is easily accessible from travelling points such as Airport, Railway station , Bus station and also approachable from Main Markets, Industrial Zone and Special Economy Zone.



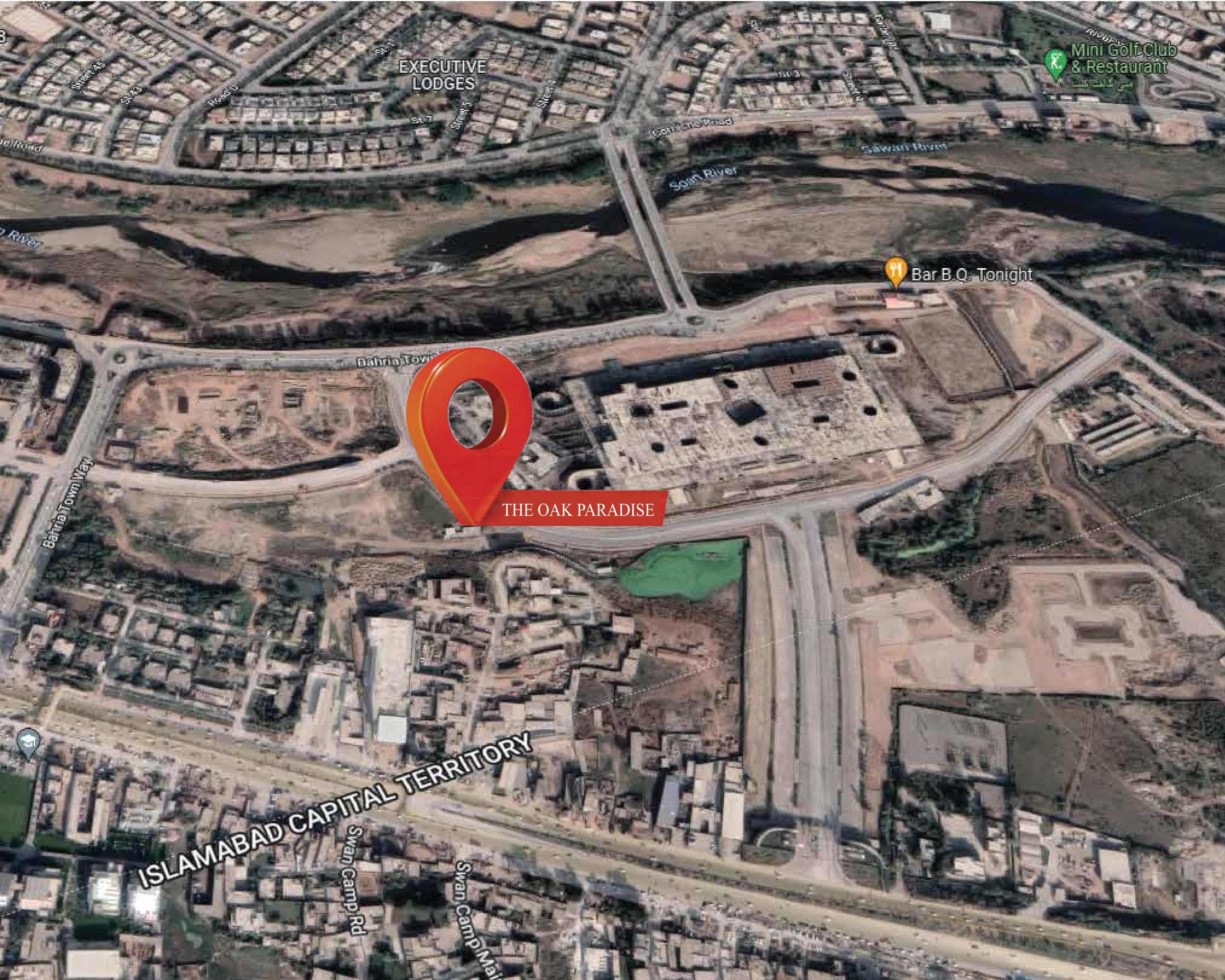




# ELEGANT ELEVATION

Be the proud owner of your space in most enviable architectural wonder of the city and empower yourself with the entire business ambience...





# THE LOCATION

## BRING YOUR DREAM TO LIFE

The Oak “Paradise” is located in Paradise Commercial Bahria Town which is one of the leading Business attractions in Rawalpindi. It is only takes 01 minutes to reach G.T Road Islamabad.



[ AND NOW  
WHAT IT IS ALL  
ABOUT ]

“BIG THINGS  
HAPPEN HERE”





A man in a white shirt and glasses stands at the front of a large conference hall, holding a small black device. He is addressing a large audience seated in red chairs. The background is a warm, orange-toned wall. The image is framed by white diagonal lines on the left and right sides.

# A PLACE FOR MEETING OF MINDS

The world-class conference centre is a signature building at the entrance to the campus Flexible layouts for different needs, thoughtfully designed waiting lounge & pre-function areas Ideal for product launches, training sessions, conferences, workshops, trade shows, networking events and many others.



# PERFECTLY POISED LOCATION

A shopping trip feels like a walk in the clouds. Easy on your senses, the experience leads you through all your favourite retail outlets in the open atrium bazaar and also offers a best commercial location. You can also indulge in leisure activities or treat your appetite at some of the finest restaurants. When you're done, you're not left wanting to get back home but asking for more.





The image shows a wide, brightly lit shopping mall corridor. On the left, there are large glass storefronts for retail stores. One store features a mannequin dressed in a grey puffer jacket, blue jeans, and brown boots, standing next to a black suitcase and a bag. Another store further down the corridor has a mannequin in a blue and black winter outfit. The floor is made of light-colored tiles. In the center of the corridor, there is a small wooden planter box containing a green plant. The ceiling is white with recessed lighting and modern light fixtures. On the right side, there is a dark grey semi-transparent overlay containing text.

# SHOP BEYOND THE PREDICTABLE

With industry stalwarts already headquartered here, the geographic economy, accessibility and future growth is on a fast track. Connectivity and proximity to the social infrastructure like schools, hospitals & malls & ideal property location with excellent visibility.



A woman with long dark hair, wearing a white polka-dot top and a silver earring, is smiling and looking towards the camera. She is seated at a restaurant table with other people in the background.

# SOULFUL EXPERIENCE

At The Oak “Paradise” you will truly mesmerise the senses. With a wide array of options, there would be something for every mood and every palate! Ambient cafes & fine dining Fast food kiosks to healthy salad bars World-class brands options will bring a smile to everyone’s face Nightlife to unwind precisely where you step out of work to indulge, socialise & connect after hours.



# THE OAK “FOOD STREET”

# THE OAK “CLOCK TOWER”

2

1



# THE OAK “PARADISE”

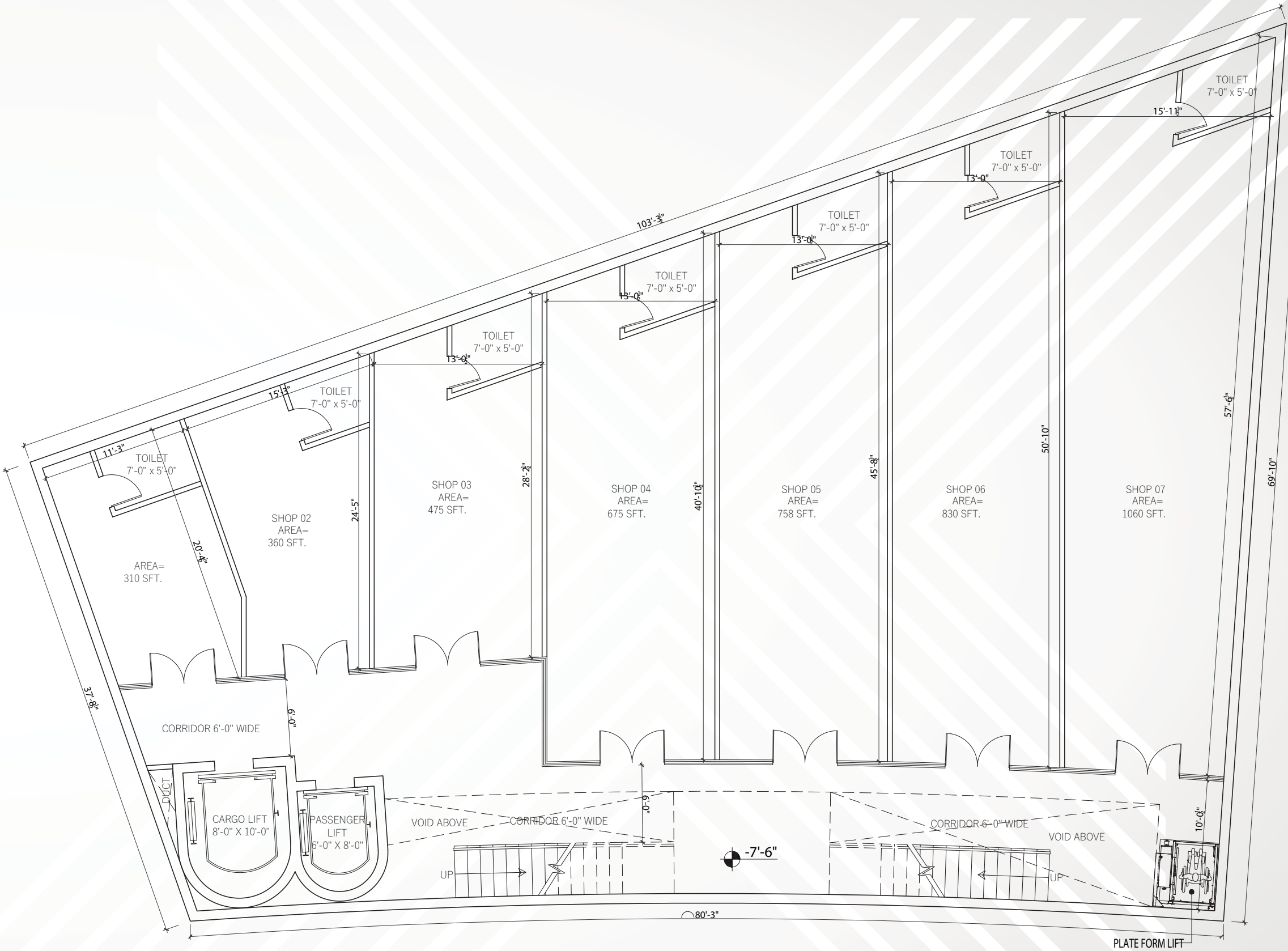
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# LOWER GROUND FLOOR

S No.	Shop No.	Category	Net Area	Per Sq Ft Price	Total Price	Down Payment 20 %	15 Bi Monthly Installments
01	Shop No 01	General	310	45,000	13,950,000	3,487,500	697,500
02	Shop No 02	General	360	45,000	16,200,000	4,050,000	810,000
03	Shop No 03	General	475	45,000	21,375,000	5,343,750	1,068,750
04	Shop No 04	General	675	45,000	30,375,000	7,593,750	1,518,750
05	Shop No 05	General	758	45,000	34,110,000	8,527,500	1,705,500
06	Shop No 06	General	830	45,000	37,350,000	9,337,500	1,867,500
07	Shop No 07	General	1060	45,000	47,700,000	11,925,000	2,385,000



LOWER GROUND FLOOR



# GROUND FLOOR

S No.	Shop No.	Category	Net Area	Per Sq Ft Price	Total Price	Down Payment 20 %	15 Bi Monthly Installments
08	Duplex Shop No 01	General	550	70,000	38,500,000	9,625,000	1,925,000
09	Duplex Shop No 02	General	665	70,000	46,550,000	11,637,500	2,327,500
10	Duplex Shop No 03	General	810	70,000	56,700,000	14,175,000	2,835,000
11	Duplex Shop No 04	General	910	70,000	63,700,000	15,925,000	3,185,000
12	Duplex Shop No 05	General	1015	70,000	71,050,000	17,762,500	3,552,500
13	Duplex Shop No 06	General	1325	70,000	92,750,000	23,187,500	4,637,500



GROUND FLOOR



# FIRST FLOOR

S No.	Shop No.	Category	Net Area	Per Sq Ft Price	Total Price	Down Payment 20 %	15 Bi Monthly Installments
14	Shop No 01	General	350	45,000	15,750,000	3,937,500	787,500
15	Shop No 02	General	360	45,000	16,200,000	4,050,000	810,000
16	Shop No 03	General	400	45,000	18,000,000	4,500,000	900,000
17	Shop No 04	General	430	45,000	19,350,000	4,837,500	967,500
18	Shop No 05	General	475	45,000	21,375,000	5,343,750	1,068,750
19	Shop No 06	General	625	45,000	28,125,000	7,031,250	1,406,250
20	Shop No 07	General	525	45,000	23,625,000	5,906,250	1,181,250
21	Shop No 08	General	450	45,000	20,250,000	5,062,500	1,012,500
22	Shop No 09	General	400	45,000	18,000,000	4,500,000	900,000
23	Shop No 10	General	360	45,000	16,200,000	4,050,000	810,000
24	Shop No 11	General	310	45,000	13,950,000	3,487,500	697,500



FIRST FLOOR



# SECOND FLOOR

S No.	Shop No.	Category	Net Area	Per Sq Ft Price	Total Price	Down Payment 20 %	15 Bi Monthly Installments
25	Shop No 01	General	350	40,000	14,000,000	3,500,000	700,000
26	Shop No 02	General	360	40,000	14,400,000	3,600,000	720,000
27	Shop No 03	General	400	40,000	16,000,000	4,000,000	800,000
28	Shop No 04	General	430	40,000	17,200,000	4,300,000	860,000
29	Shop No 05	General	475	40,000	19,000,000	4,750,000	950,000
30	Shop No 06	General	625	40,000	25,000,000	6,250,000	1,250,000
31	Shop No 07	General	525	40,000	21,000,000	5,250,000	1,050,000
32	Shop No 08	General	450	40,000	18,000,000	4,500,000	900,000
33	Shop No 09	General	400	40,000	16,000,000	4,000,000	800,000
34	Shop No 10	General	360	40,000	14,400,000	3,600,000	720,000
35	Shop No 11	General	310	40,000	12,400,000	3,100,000	620,000

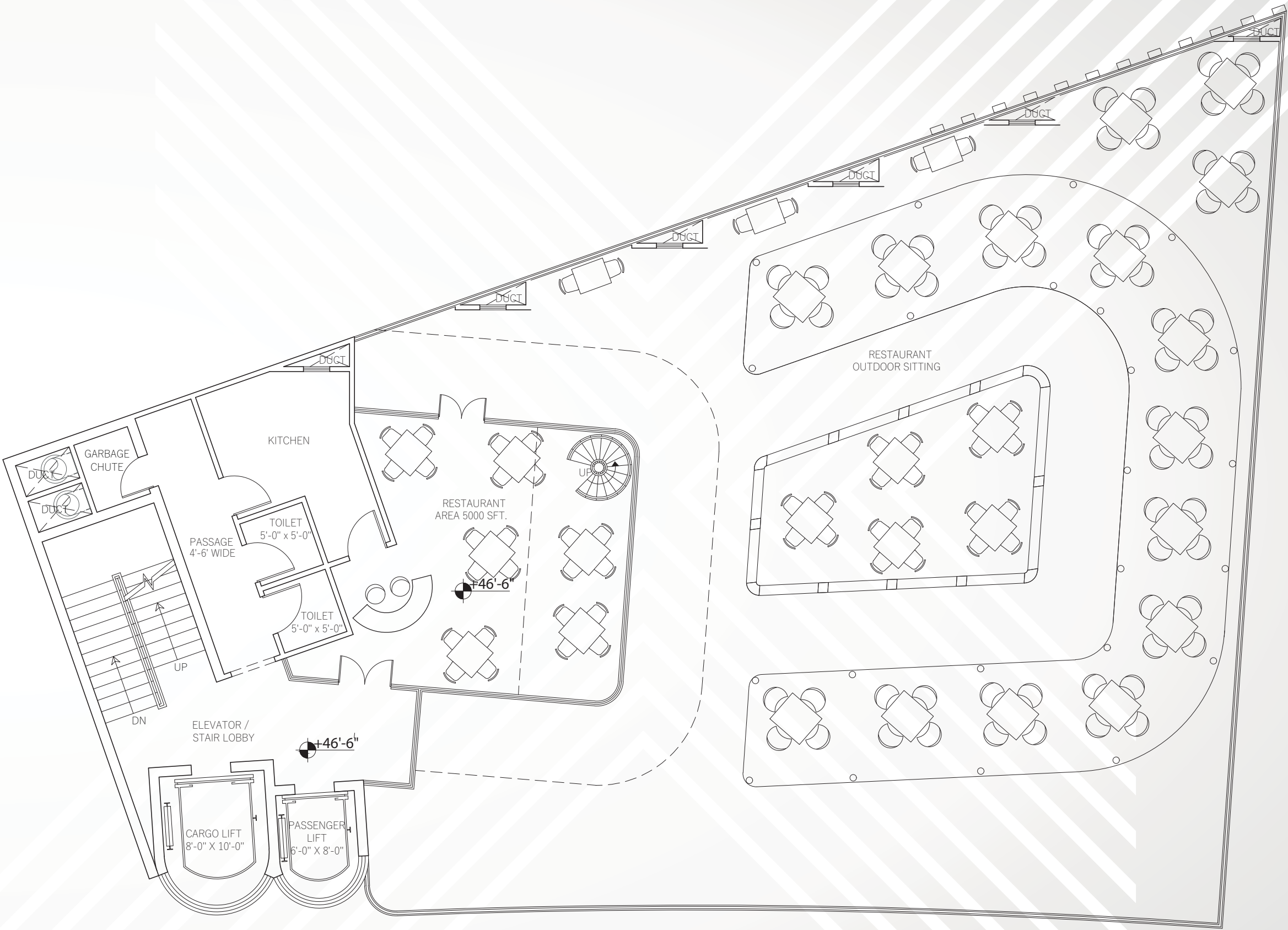


SECOND FLOOR



# THIRD TO SEVENTH FLOOR

S No.	Restaurant No.	Floor No.	Net Area	Per Sq Ft Price	Total Price	Down Payment 20 %	15 Bi Monthly Installments
36	01	3rd Floor	5000	25,000	125,000,000	31,250,000	6,250,000
37	02	4th Floor	1700	18,000	30,600,000	7,650,000	1,530,000
38	03	5th Floor	1700	18,000	30,600,000	7,650,000	1,530,000
39	04	6th Floor	1700	18,000	30,600,000	7,650,000	1,530,000
40	05	7th Foor	1700	18,000	30,600,000	7,650,000	1,530,000

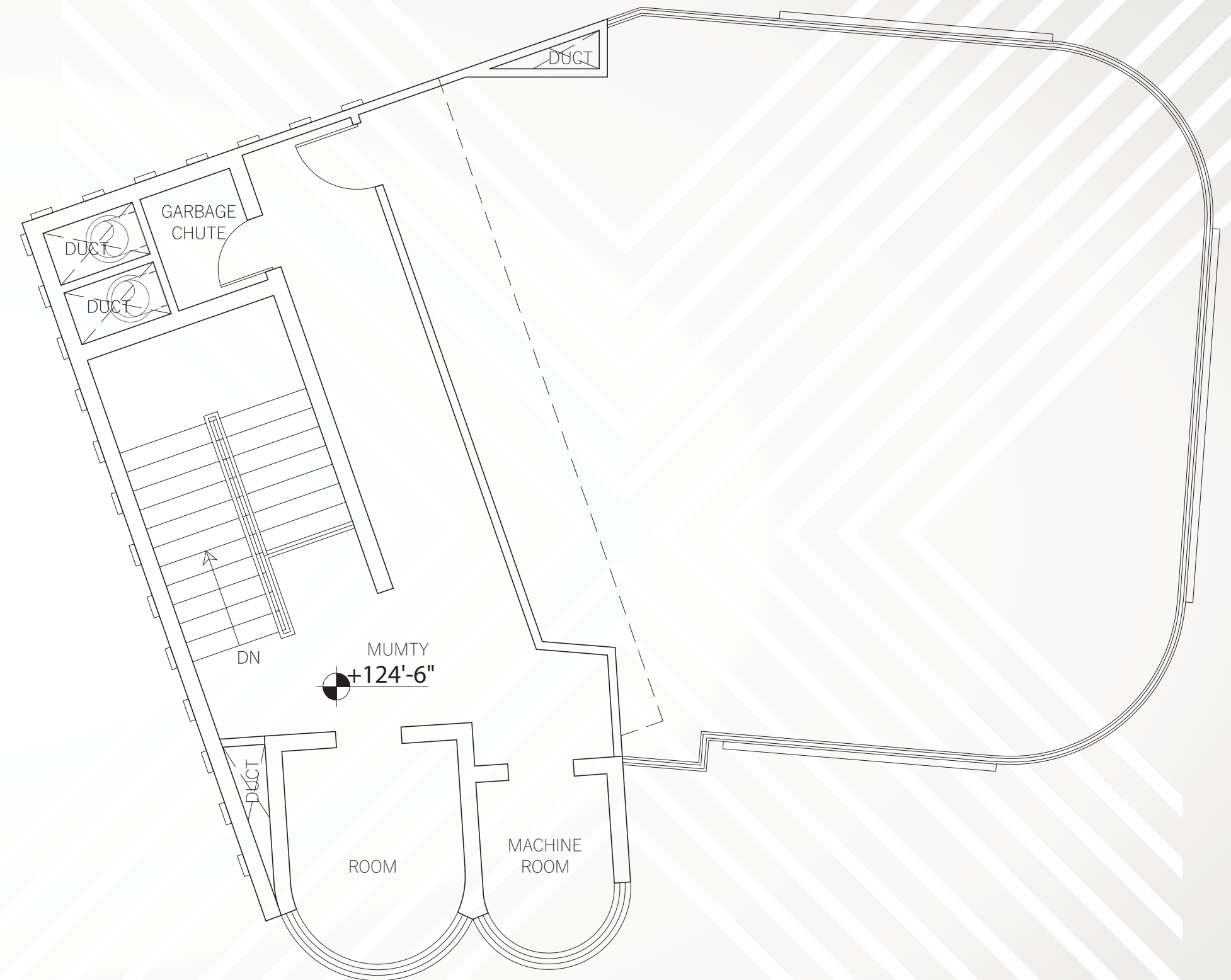


THIRD TO SEVENTH FLOOR





FOURTH TO SEVENTH FLOOR TYPICAL PLAN



TOP ROOF AND MUMTY FLOOR PLAN