



# AVE®

شركة القرى المتطورة الترفيهية م.خ.م  
Advanced Villages For Entertainment .Co.p.s.l



+ 962 7 991 80007  
+ 962 6 489 6000  
+ 962 6 489 9367



info@ave.com.jo



P.O.Box : 330200 Amman  
11134 Jordan



www.ave.jo

2017



# Our Project

The idea of the "Advanced Villages For Entertainment" project is based establishing four tourist recreational villages distinct inguished by services and performance under one umbrella to be an integrated model in the tourism industry and recreation. It will be executed in four consecutive stages on a plot of land of more than (50) million square meters in the eastern region of the Hashemite Kingdom of Jordan which is rented from the military training fields of the Jordanian Armed Forces -The Arab Army. It is transeformed into a development zone in cooperation with the Investment Authority and the Supreme Council for Investment. Our company has been registered at the Companies Control Department at the Ministry of Industry and Trade of Jordan as a private shareholding company being the main developer of the project. Our slogan with the colors of the four seasons overlapping with each other, symbolize the continuity of service throughout the year without interruption.





# Our Tasks

The developer of the project has following consequences:

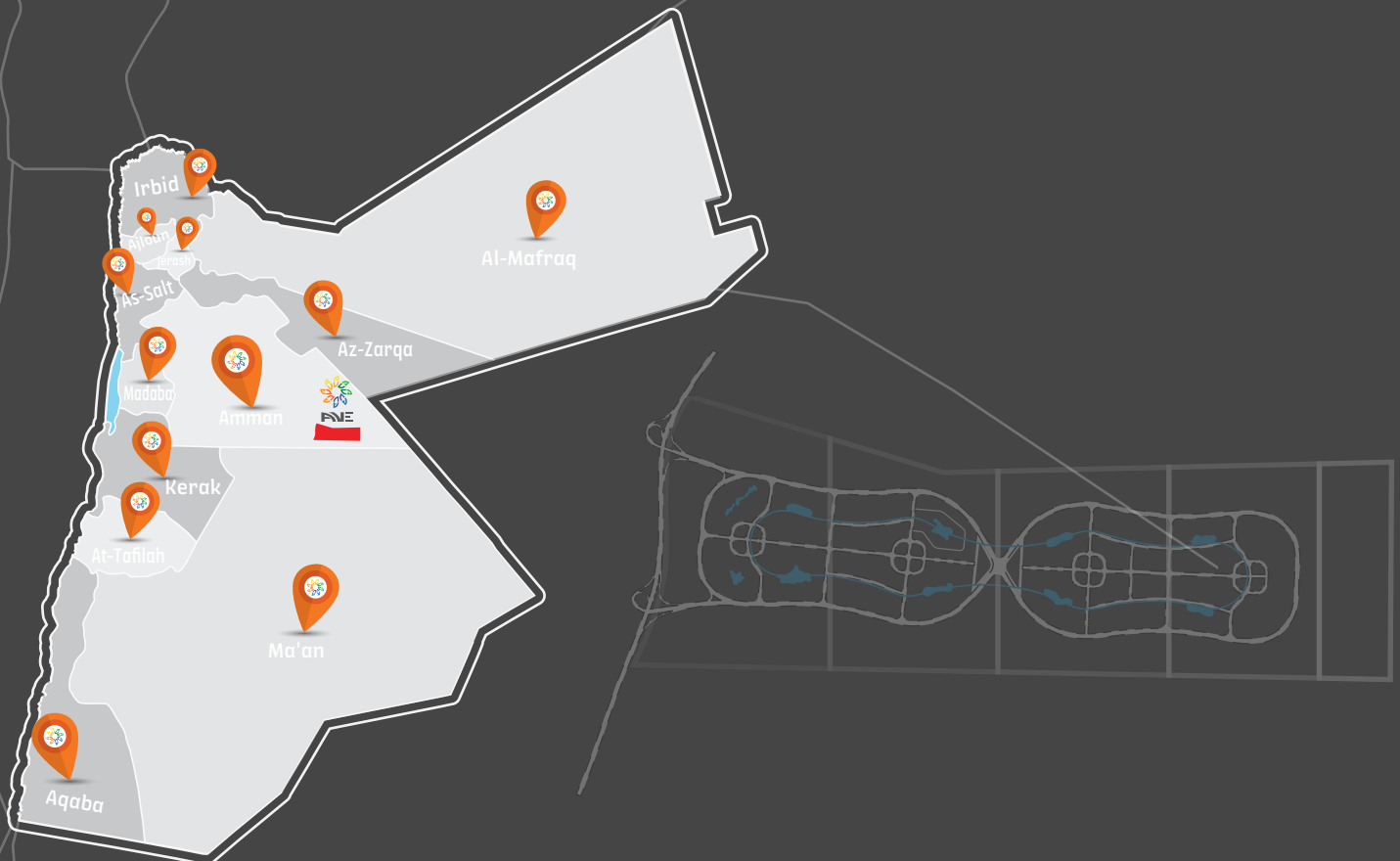
- 1- Preparing Master Plan & Feasibility Study of overall project phases.
- 2- Implementation of project Infrastructure which includes roads, electricity, sewage, storm water, sewage treatment, water areas, green landscapes, car parks, pedestrian areas, internet and CCTV networks,.
- 3- Construction of public administration buildings, investors staff accommodations, and public service utilities (Police Station, Civil Defense and Customs).
- 4- Preparing the Airport site for investors whom are willing to execute and develop.
- 5- Direct supervision on public protection and safety systems for the project as per International standards.
- 6- Promote all advertising campaigns of all facilities of the project Villages.
- 7- Signing leasehold contracts with investors reverting to the company internal system.
- 8- Follow up investors in executing their projects according to the agreed duration and guarantee implementation quality.

# Our Location

Our project is located on a plot of land over than 50 million square meter, in the eastern region of the Hashemite Kingdom of Jordan near the Saudi land main crossing, the link with the Gulf States (Umari Boarder Center).

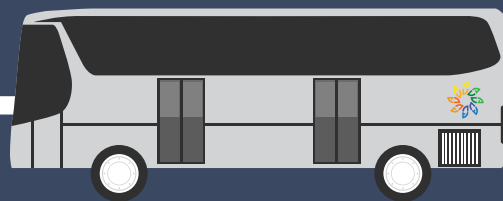
Our project location is characterized by the following

- 📍 A distinct site map featuring renewable solar energy and wind power, enables us to generate 100% of project electricity needs at the lowest costs.
- 📍 Our location mediates the governorates of the Kingdom from north to south and from east to west as shown in the attached map (P 23).
- 📍 Near the site of the land crossing to Saudi Arabia, one of the main entrances connecting the Arabian Peninsula with the Hashemite Kingdom of Jordan (Umari Boarder Center).
- 📍 Away from population densities and traffic jams. A network of safe and modern road that has been performed nearly 80% through the Jordanian Ministry of Works and the support of the Saudi Finance Fund.
- 📍 The project mediterranean location is a starting point to archaeological and heritage sites in the Kingdom to the southern provinces (Petra), the Western provinces (Dead Sea), and the northern provinces (Ajloun and Jerash), in addition to the desert palaces and monuments scattered around.
- 📍 Reducing migration from remote governorates and areas to the city. Today, Advanced Villages for Entertainment luster various regions of the Hashemite Kingdom of Jordan and the World to meet at a unique place full of limitless possibilities, carrying with pride their hopes and history of East and West.

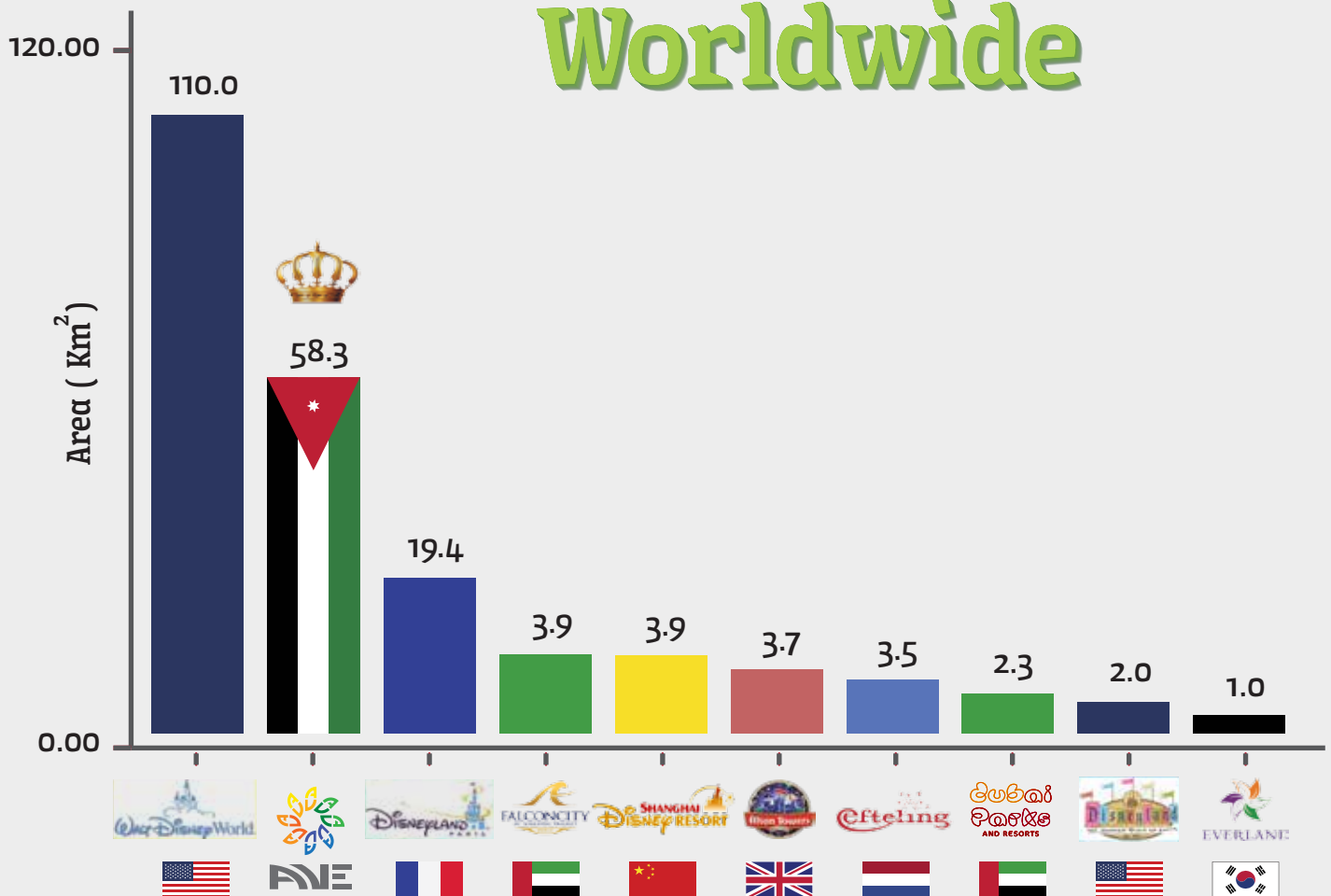




- 208 Km. Irbid
- 151 Km. Mafrāq
- 117 Km. Zarqa
- 139 Km. Amman
- 109 Km. Amman (new city)
- 43 Km. Umari Boarder Center
- 118 Km. Al-Azraq
- 124 Km. Karak
- 190 Km. Ma`an
- 305 Km. Aqaba



# Top 10 Areas Of Parks And Resorts Worldwide





**02** Hospitality & Service Areas

- Accommodation Area
- Restaurants Area
- Exhibitions & Conferences Area
- Coffee Shops & Models Area

**01** Entertainment Areas

- M.A Area
- Water Area
- Speed Area
- Shooting & Adventure Area
- Wondrous Forests Area
- Comprehensive Museum Area

**04** Therapeutic Area

- Therapeutic Area

**03** Shopping Areas

- Private Business Area
- Global Trade Area



## Funders



## Our consultants



## Investors & Participants







## T.P Area

The electromechanical amusement area is characterized by its wide areas and giant sizes which inspired to the visitor as sketched lines in the air and translate the level of electrical and mechanical technology used to create the highest degree of comfort and speed approached to the imagination and accompanied by a high level of safety.

Electromechanical amusement area is developed in stages with high quality and technology games. Work will continue to add more of them every now and then suggesting to the visitor with new at each visit to the project.

In addition, this area include all comfort and relaxation from public facilities, rest places, fast food restaurants, and retail stores and bazaars.



# Water Area

Water area has special importance after the electromechanical amusement area due to the attention and attraction of the largest number of visitors, towards its different games sizes and shapes, swimming pools and areas for diving suitable for beginners and professionals, managed by a specialized personals in this field. In addition, different sizes of distinctive and equipped Jacuzzi baths, saunas, and gyms with the latest equipments and qualified trainers.

Water area is divided into three sections (females, males and families), all containing equipments of high quality and technology. It's also equipped with a moveable roof that can be opened or closed as needed, allowing visitors to use it throughout the year. All means of safety, trained personals, equipments, and special ambulance cars with high readiness are available. Also the ease of use for these three sections by people with special needs.



# Speed Way Area

This area meets the desires of the speed fans, first and foremost of all ages, and guarantees fun for practitioners and followers. This area provides special rings for lovers of Drifting with cars, to practice their hobbies in this area in a safe way without disturbance, giving visitors a place of joy and entertainment. This region contains private cars as fast and is accessible to everyone in the vicinity of those circuits, in addition to motorcycles for fans driving to do acrobatic movements and entertaining sports in a safe manner. Also bicycle rides in corridors within the forests and trees planted in vast areas which creates comfort and enjoyment while roaming in it. In addition, exhibitions of ancient and modern cars with private shops to sell their accessories, where visitors can enjoy watching them or buy their accessories. This area is characterized by all means of safety, from surveillance and the necessary equipments to comply with the laws and regulations in order to preserve its users and visitors. People of special needs can share others to practice their hobbies also safely and securely.



# Target & Shooting Area

It is a fun and a diverse area with its various sections and games that meet various desires and hobbies to clients of both sexes of all ages. This is an area covered with green trees and artificial rocks scattered on wide areas besides to some military models to make (Paintball) game look like a live battleground.

Live Shooting area is characterized by high professional specifications suitable for all ages, under the supervision of the Jordanian Armed Forces-The Arab Army, where various weapons are used with the availability of all means of security and safety. As well as private areas are available to shoot targets with sound electronic weapons connected to special sensors, equipped for those who cannot use live weapons. Horse riding enthusiasts will enjoy through open and specific private paths with the availability of amenities, restaurants, cafes and terraces for their fans and sport lovers and observers. All safety means and equipments are available in this area, thus providing specialists and ambulances. Also corridors for people with special needs are available as a field to practice and fulfill their wishes.



# Jungle Area

It was named Wondrous Forests Area for having all kinds of animals in the modern world and the extinct ones in the form of real size models fixed or moving electronically producing sounds that match the truth, where natural trees and huge rocks suggest the nature of the place. 4D display screens will be provided, with a positive impact in portraying animal life throughout the ages. Access to this area will be by a boat fixed to the bed of the artificial river and runs through computerized programs in a manner suggestive to passengers the waves motion and waterfalls. The diversity of this area with its animals, forests, rocks and waters provide visitors with fun all around the clock punctuated with motion, thrill and fascination. It's really a wonderful area where visitors find both new and old regardless their age or sex. We cannot forget all means of public safety available like crews, equipments, and ambulances ready with the latest technology to meet any emergency, as well as for people with special needs.



# Museum Area

This museum contains ancient and modern models of semi-real cars and military equipments of all kinds, miscellaneous shapes of aircrafts, and all types of extinct animals in its natural sizes. Also a department specialized in space, geology and other sciences, and the wax museum, which include replicas of great celebrities of the world in natural sizes on an area of (15,000) square meters.

Also, an area is available to represent the life of the Jordanian citizen, their tools used throughout the previous and current years, cash and coins used, heritage, and modern fashions. In addition, the professions people used to have, their tools and bazaars that offer visitors souvenirs bearing the area atmosphere. Service centers are available for visitors like restaurants, restrooms and cafes of high standard including people with special needs.





# Accommodation Area

Several close by areas with a variety of high standard hotels in the centre of green squares decorated with palm trees, flowers and overlooking the artificial river water view which gives an atmosphere of comfort, relaxation and aesthetic view in the middle of the desert. Electronic booking is available for visitors to the project as part of the unique quality of its service and its wonderful airspace.

Region I: Include hotels with global brands cater the wishes of discerning taste. They are constructed by companies that own their signs and agencies.

Region II: Include hotel apartments with global and local specifications for families primarily and other groups of different tastes, nationalities and ages.

Region III: Include outstanding managed Villas that give the occupier a feeling of relaxation with a high technical specifications and quality.

Region IV: Chalets area is designed in the form of rooms with full facilities to be rented out to the visitors of low and middle income a high degree of protection and safety.

# Restaurants Area

A group of local and international restaurants with brands are spread at all villages of the project to meet the needs of visitors for food of high quality at a competitive price, where restaurants are owned by specialized investors in this field.

These restaurants are characterized by internal and external wide spaces and surrounded by traditional games and green squares, with it's trees and distinctive lighting.

The developer will ensure all care to full health control on these restaurants which offer services and food in cooperation with the Ministry of Health.

Follow up on food prices offered at this area to be relevant and affordable to everyone, which will reflect the visitor satisfaction to visit the project again and used its competitive services compared with neighbouring tourist countries.





# Recreation Area

It is green parks scattered between different areas and villages decorated with colorful flowers, lighting and scenic fountains dancing colors, where cafes and popular local and international rest houses in addition to models of historic landmarks and wonders, Petra from Jordan, Big Ben from London, the Pyramids from Egypt, the Arc de Triomphe in Paris, and the tower of Pisa from Italy.

An artificial river and water bodies permeates these parks, which make visitors feel the spectacular views and humid air to live an atmosphere of calm and mental serenity and enjoy place away from the atmosphere of the bustling city.

Do not forget the distinguished services and pathways provided to people with special needs that allow them to travel easily and use all the facilities in the area.

The regulations and control of these parks are at the highest levels. Specialized agronomists are available to choose the types of trees and flowers that decorate the place as well as specialists in electrical lighting to choose aesthetic, and distinctive, lighting for commercial shops and restaurants, cafes and places to sit and rest and do some exercise.



# Conferences & Exhibitions Area

This area will have a modern and an advanced design by the investment companies specialized in the field of administration and marketing of exhibitions for local, regional and international conferences. Conference halls of various spaces will be equipped with the highest technical global level of sound and lighting, where these halls will attract first class global conferences, regional and local by virtue of a first class hotel serving the global conferences with at least 600 rooms in addition to first class restaurants serving Conference and Exhibition Centre and its participants. This area is subject to the highest level of security and public safety through specialized companies both locally and internationally in response to the required level of security by regional, global and local conferences, where it will attract international conferences and exhibitions, such as the World Economic Forum conference, as well as SOFEX international exhibition of arms and military equipments as well as other important conferences.



# Shopping Area

This area embodies the concept of shopping tourism and leisure that are related to tourism. Global trademarks available in this region and at an affordable price as the shrine of the project on the development zone is characterized by customs and tax exemptions and a limited buying ceiling with a specific smart card and in coordination with the Customs Department.

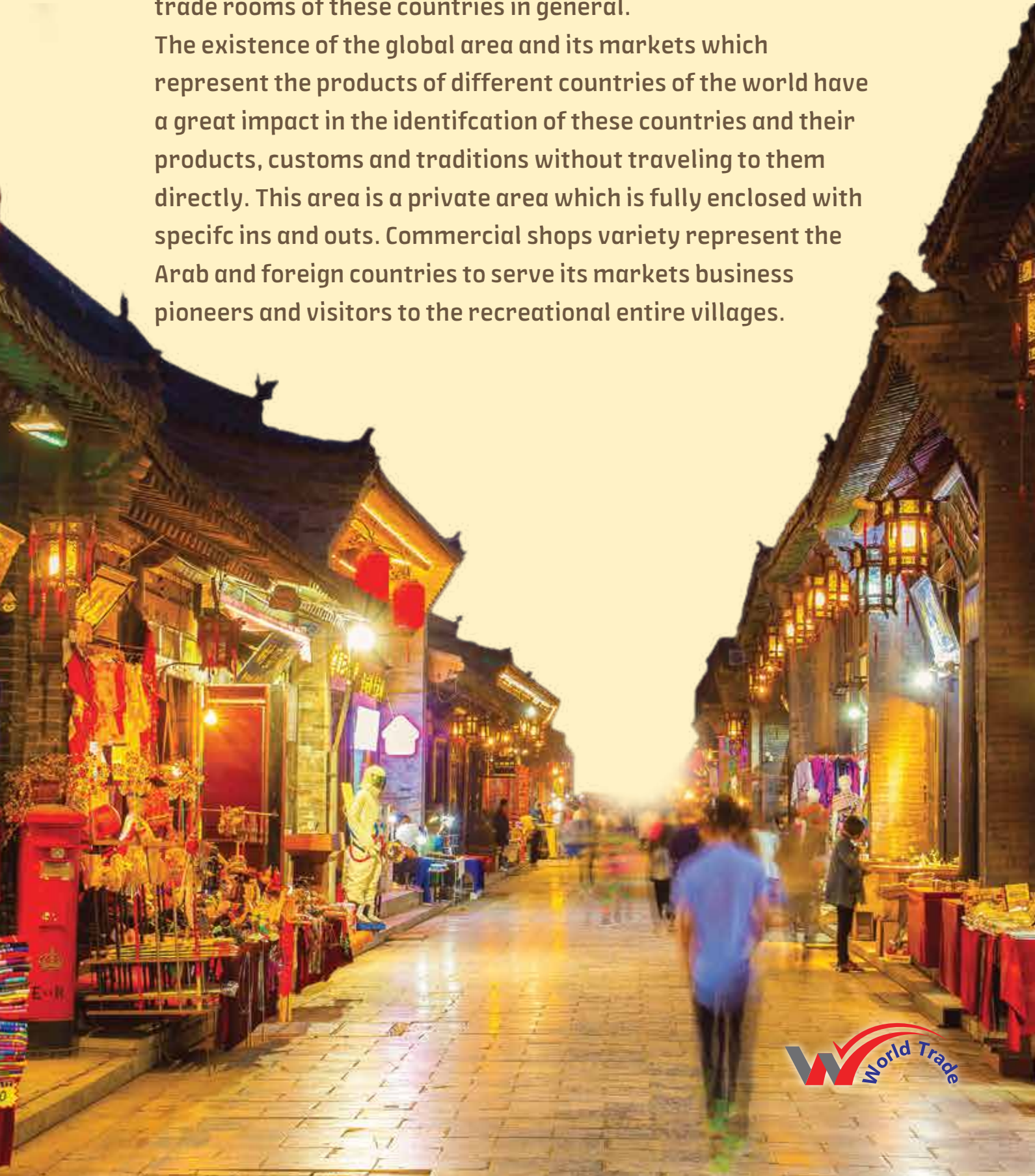
The whole world is at your fingertips with its distinctive commercial trademarks and different types of products that the visitor wish to buy a comprehensive and wide range of products including perfumes, cosmetics, accessories, electronics, toys, sweets, and clothes. Where it will provide a shopping experience and extensive serve the visitor.



# World Trade Area

It is a private commercial area that includes markets and goods from countries worldwide represented by manufacture and trade rooms of these countries in general.

The existence of the global area and its markets which represent the products of different countries of the world have a great impact in the identification of these countries and their products, customs and traditions without traveling to them directly. This area is a private area which is fully enclosed with specific ins and outs. Commercial shops variety represent the Arab and foreign countries to serve its markets business pioneers and visitors to the recreational entire villages.



# Therapeutic Area

This area is the first of its kind in the Middle East. Tourism therapeutic is not limited to patients and injured people but also extend to those asking comfort and relaxation from the fatigue life, fatigue of work and the pain of sports injuries. Many people have gone to Eastern countries applied for it and returned to us with a distinctive experiences not known in our country. Here we allocate medical clinics with high expertise of those countries in the project since it is no longer limited to high income earners and the aristocracy. Today we bring it to you with the skilled and specialized people at an acceptable cost inclusive your visit to the project without bothering you to travel away. This area is located within the green areas and water giving the visitor a psychological comfort in addition to physical rest and help him to get rid of the pain and get a break to enjoy the various activities of the project at the same time.





### Water Area

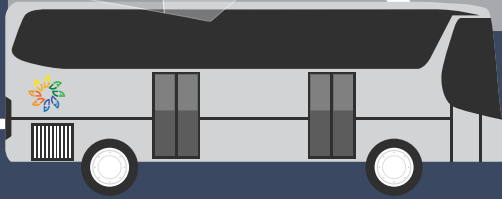
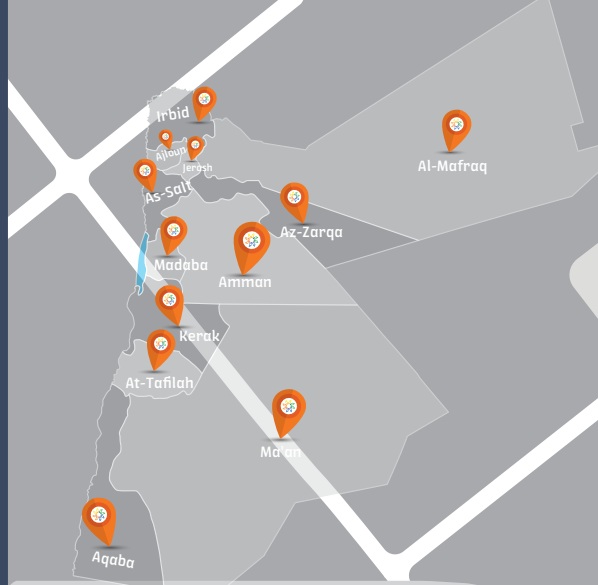
The project developer will depend initially on artesian wells. A water dam will be constructed later depending on the nature of the site to collect the largest amount of seasonal rainfall which will contribute in reducing the pumping rate from artesian wells in cooperation with the competent international companies that will invest in this field at its own expense and resale it to the project only at low prices. The demand on the artesian wells will decrease gradually in the next stages as a result of dependence on the adoption of a large number of trees on rainwater and reuses water and water harvesting output processing from visitors consumption. In view of the foregoing, enough water volumes will be provided to create perennial water surfaces, which is one of the most important project milestones like the industrial river and the internal lakes, which adds a humid and pleasant climate where visitors enjoying to sit nearby, and navigate by mechanically sailed boats.



### Power Generation Area

The developer headed for the use of alternative clean energy from the sun and wind in this project to not be a burden on the local electrical energy sources and consumption of the citizens and to be environmentally friendly.

The project will be supplied with electricity by creating special stations on the ground by local, regional and global companies experienced and specialized in order to obtain the necessary operational energy at a minimal cost, of which is one of the most important reasons to reduce the cost for investors and increase the presence of both parties the visitors and the investors.



## Transportation

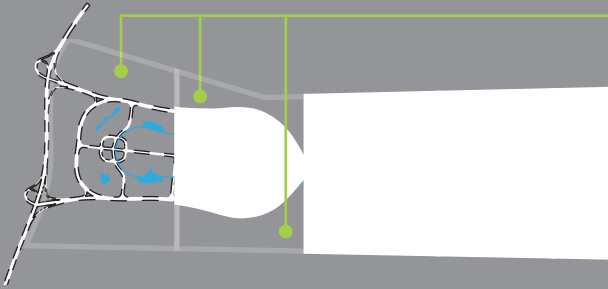
Project developer will equip buses with a high level of public safety and the highest applicable technologies for land transport between the project and all regions of the Kingdom, at an affordable fees by supporting the cost of road transport. Developer will secure a car parking for those willing to use their vehicles to reach the project. The project developer tasks will not stop at that point, but will provide transportation for people with special needs according to international standards that provide comfort to get to the project. The private sector will invest directly in the transport process through special agreements with the developer. The developer shall collaborate with the Ministry of Public Works to pave some of the roads that connect the project with some villages and towns in the Kingdom at the project's expense.



# Phases of the Project

Project will be implemented in four stages, according to the accompanying progressive drawings in this booklet.

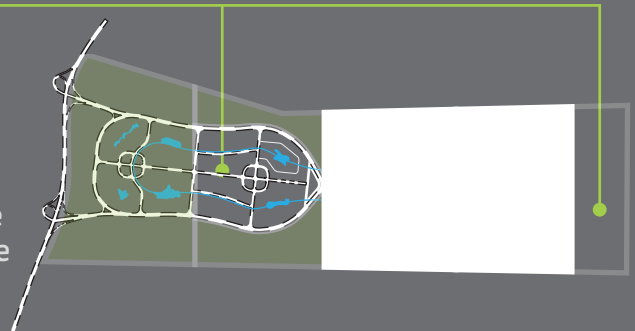
## Stage A



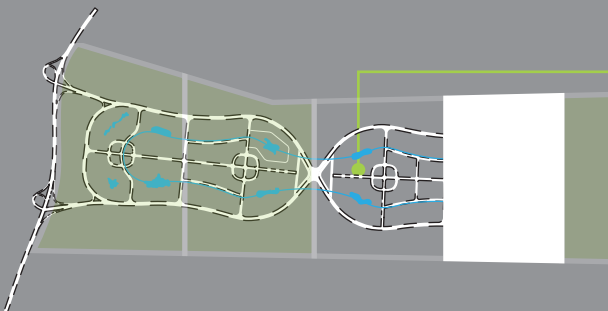
Building public administration and services buildings for general security, civil defence and health center, parking lots and water area, games area, the wondrous forest area, restaurants, shops, cafes and maquettes and part of the accommodation area for visitors and people working at the project, establishing the water reservoir area, the power generation area, and starting with the first phase of the artificial river.

## Stage B

Building the comprehensive museum area, the hospitalization and physicia therapy, area other parts of the hospitality and services areas, the international airport, the mechanical amusements area, commercial area, a part of the area accommodation area for visitors, and completing the water reservoir and power generation areas with the completion of the second phase of the artificial river.



## Stage C



Building the shooting and adventures area, the speed area, and completion of cafes and models of global and regional business area and add other aquatic area with the completion of the third phase of the artificial river.

## Stage D

Building exhibitions and conferences area, business area, special area of hospitalization, physiotherapy, camping area, residence and hotels area, and the completion of the fourth and final phase of the artificial area of the river.

