Intelligent and sustainable districts in the UAE offer key long-term advantages by advancing Environmental Stewardship and Decarbonization Leadership by creating new model building standards that considerably lower water consumption and energy use, and become a Research and Development hub for innovators whose inventions can be adopted nationally.However, implementation has critical aspects of risk, including High Upfront Cost and Scalability driven by significant initial outlays of capital .that lessen the capacity for replication in existing cities leading to potential for technology locking

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