

**STUDIO ONE
2 YEAR PAYMENT PLAN OFFER**



2 YEAR PAYMENT PLAN

INSTALLMENT	MILESTONE	PAYMENT
1	On Reservation	10%
2	* On Handover (within 30 days)	40%
3	Every 6 months	12.5%
4	Every 6 months	12.5%
5	Every 6 months	12.5%
6	Every 6 months	12.5%
* SPA and DLD registration to be processed upon receipt of handover payment 4% DLD registration fee and AED 525 DSA registration fee payable to the developer		

KEY DETAILS

HIGHLIGHTS
Picturesque pool with buzzing cityscape views
State of the art fitness center
Located in the heart of the west-end of Dubai Marina
Within close proximity to the Bluewaters Island
Within walking distance of Wyndham hotel and a wide array of retail
High demand for short term lease
Excellent rental yield
Efficient layouts and premium quality finishes



UNIT NUMBER	VIEWS	TYPE	UNIT AREA	INTERNAL AREA	EXTERNAL AREA	LIST PRICE (AED)
SO-0202	Wyndham View	SB	497.72	406.66	91.06	699,000.00
SO-0209	Jabel Ali View	1A	712.46	650.35	62.11	975,000.00
SO-0212	Jabel Ali View	1A	711.17	648.31	62.86	975,000.00
SO-0312	Jabel Ali View	1A	712.24	649.49	62.75	999,000.00
SO-0409	Jabel Ali View	1A	714.08	651.86	62.22	999,000.00
SO-0412	Jabel Ali View	1A	712.25	649.49	62.75	999,000.00
SO-0509	Jabel Ali View	1A	714.08	651.86	62.22	1,025,000.00
SO-0609	Jabel Ali View	1A	714.08	651.86	62.22	1,075,000.00
SO-0612	Jabel Ali View	1A	712.25	649.49	62.75	1,075,000.00
SO-0709	Jabel Ali View	1A	714.08	651.86	62.22	1,100,000.00
SO-0812	Jabel Ali View	1A	712.25	649.49	62.75	1,100,000.00
SO-0912	Jabel Ali View	1A	712.24	649.49	62.75	1,115,000.00
SO-1109	Jabel Ali View	1A	714.08	651.86	62.22	1,125,000.00
SO-1312	Jabel Ali View	1A	712.24	649.49	62.75	1,130,000.00
SO-0101	Wyndham View	1B	591.80	489.54	102.26	850,000.00
SO-0601	Wyndham View	1B	591.80	490.08	101.72	899,000.00
SO-1814	Wyndham View	1B	591.26	489.54	101.72	950,000.00
SO-2701	Wyndham View	1B	592.00	493.85	97.95	960,000.00
SO-G01	Garden View	1D	658.97	559.94	99.03	899,000.00
SO-0207	City View	2B	831.62	694.59	137.02	1,199,000.00
SO-0307	City View	2B	834.20	697.07	137.13	1,225,000.00
SO-0308	City View	2B	829.79	692.66	137.13	1,250,000.00
SO-0408	City View	2B	829.79	692.66	137.13	1,250,000.00
SO-0607	City View	2B	834.20	697.07	137.13	1,275,000.00



STUDIO
ONE

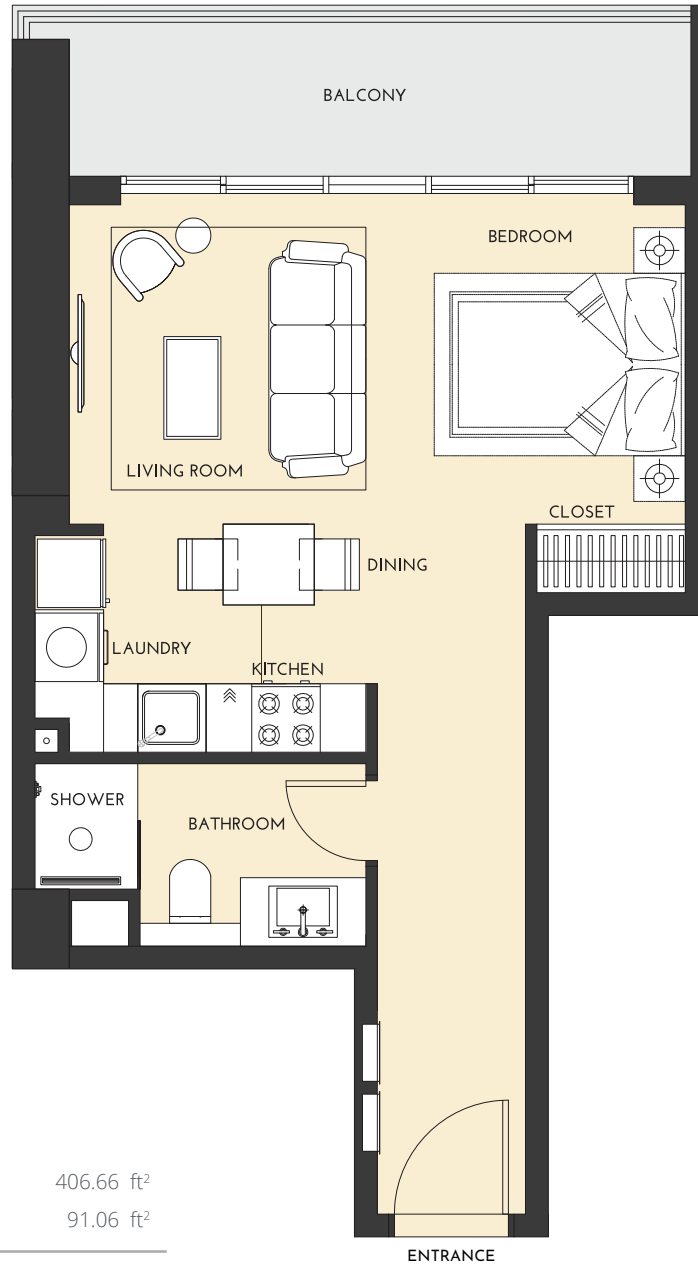
UNIT NUMBER	VIEWS	TYPE	UNIT AREA	INTERNAL AREA	EXTERNAL AREA	LIST PRICE (AED)
SO-0708	City View	2B	829.79	692.66	137.13	1,299,000.00
SO-0907	City View	2B	834.20	697.07	137.13	1,442,000.00
SO-2607	Jabel Ali View	2C	1,096.62	971.44	125.18	1,475,000.00
SO-2807	Jabel Ali View	2C	1,096.63	971.44	125.18	1,499,000.00
SO-2907	Jabel Ali View	2C	1,096.62	971.44	125.18	1,575,000.00
SO-2908	Jabel Ali View	2C	1,096.62	969.40	125.18	1,605,000.00
SO-3008	Jabel Ali View	2C	1,094.58	969.40	125.18	1,606,000.00
SO-3107	Jabel Ali View	2C	1,096.62	971.44	125.18	1,609,000.00
SO-G02	Garden View	2D	1,152.38	839.37	313.01	1,250,000.00
SO-R004	Road View		3,074.92	2,499.16	575.76	4,151,142.00

The following units are fully furnished and pricing is reflective of all the furnishings contained in these units.

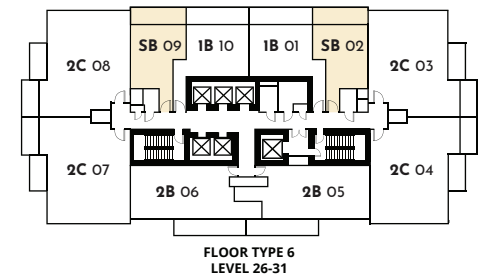
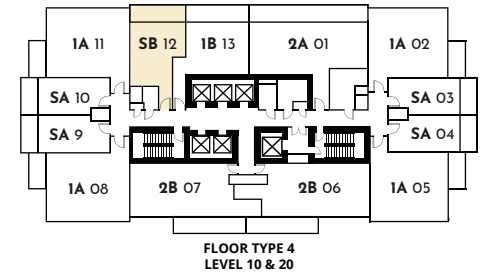
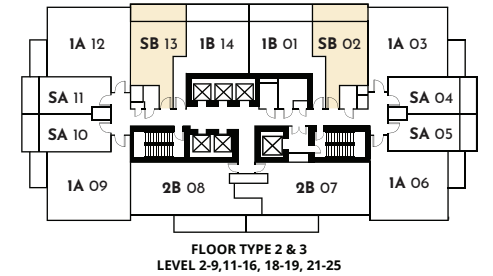
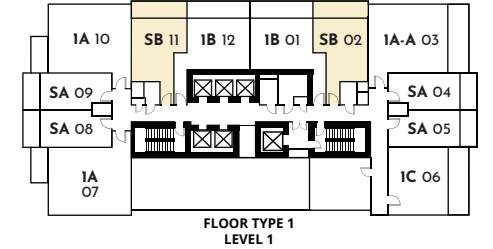
FULLY FURNISHED UNITS						
UNIT NUMBER	VIEWS	TYPE	UNIT AREA	INTERNAL AREA	EXTERNAL AREA	LIST PRICE (AED)
SO-0512	Jabel Ali View	1A	712.25	649.49	62.75	1,125,000.00
SO-2808	Jabel Ali View	2C	1,094.58	969.40	125.18	1,584,000.00

STUDIO ONE

Studio (Type SB) - Level 1-16 & 18-31

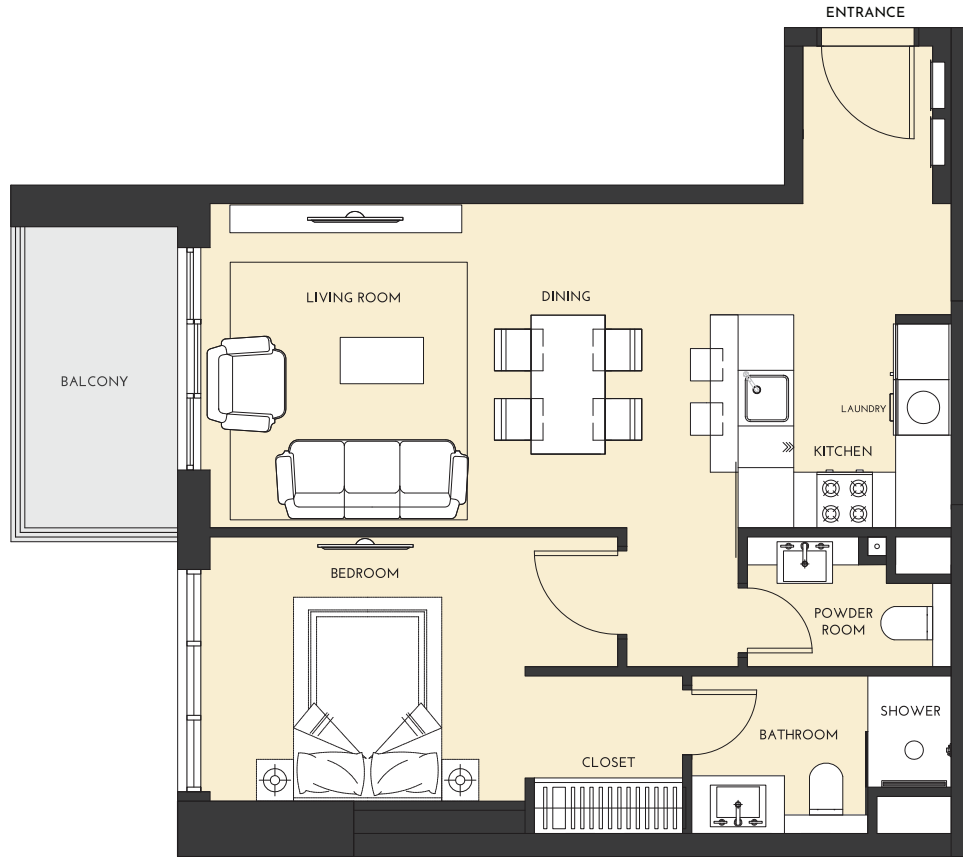


Apartment Area	37.78 m ²	406.66 ft ²
Balcony Area	8.46 m ²	91.06 ft ²
Total Area	46.24 m ²	497.72 ft ²

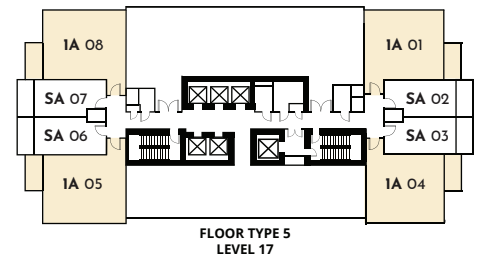
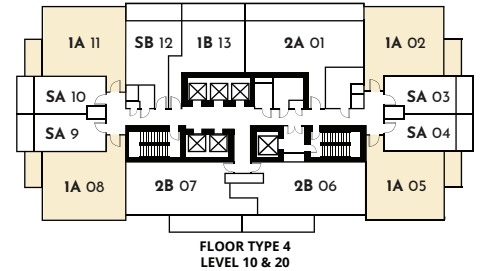
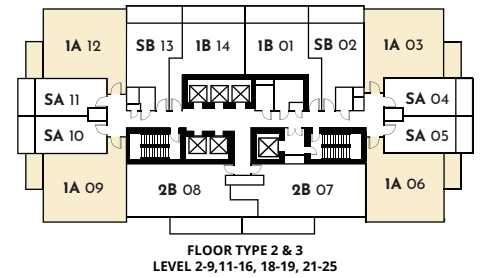
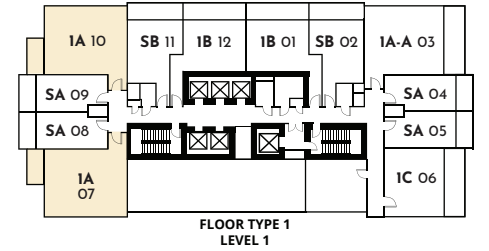


STUDIO ONE

One Bedroom (Type 1A) - Levels 1-25

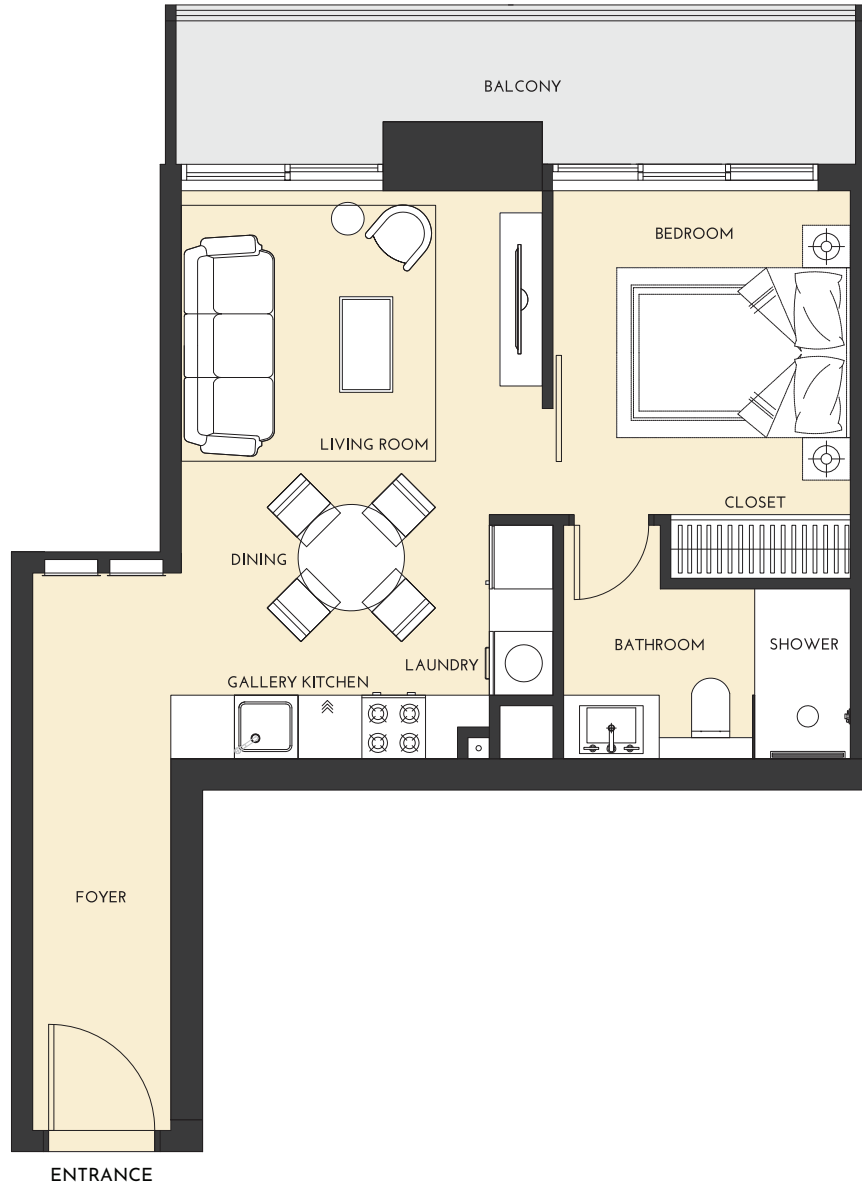


Apartment Area	60.23 m ²	648.31 ft ²
Balcony Area	5.83 m ²	62.86 ft ²
Total Area	66.06 m ²	711.17 ft ²

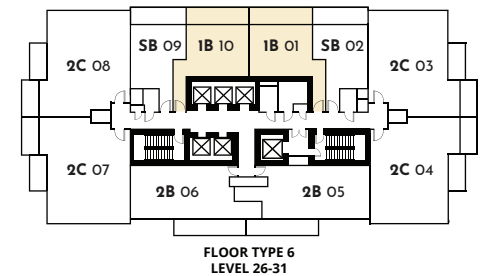
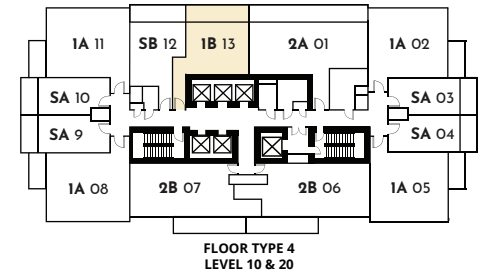
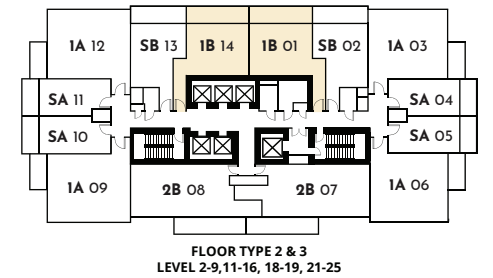
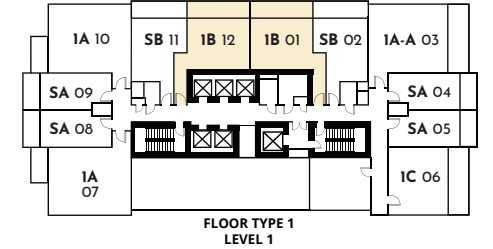


STUDIO ONE

One Bedroom (Type 1B) - Levels 1-16 & 18-31

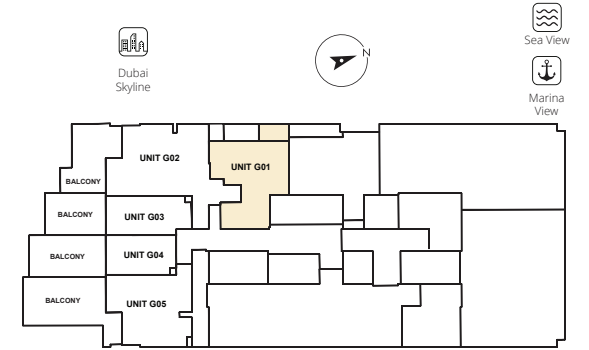
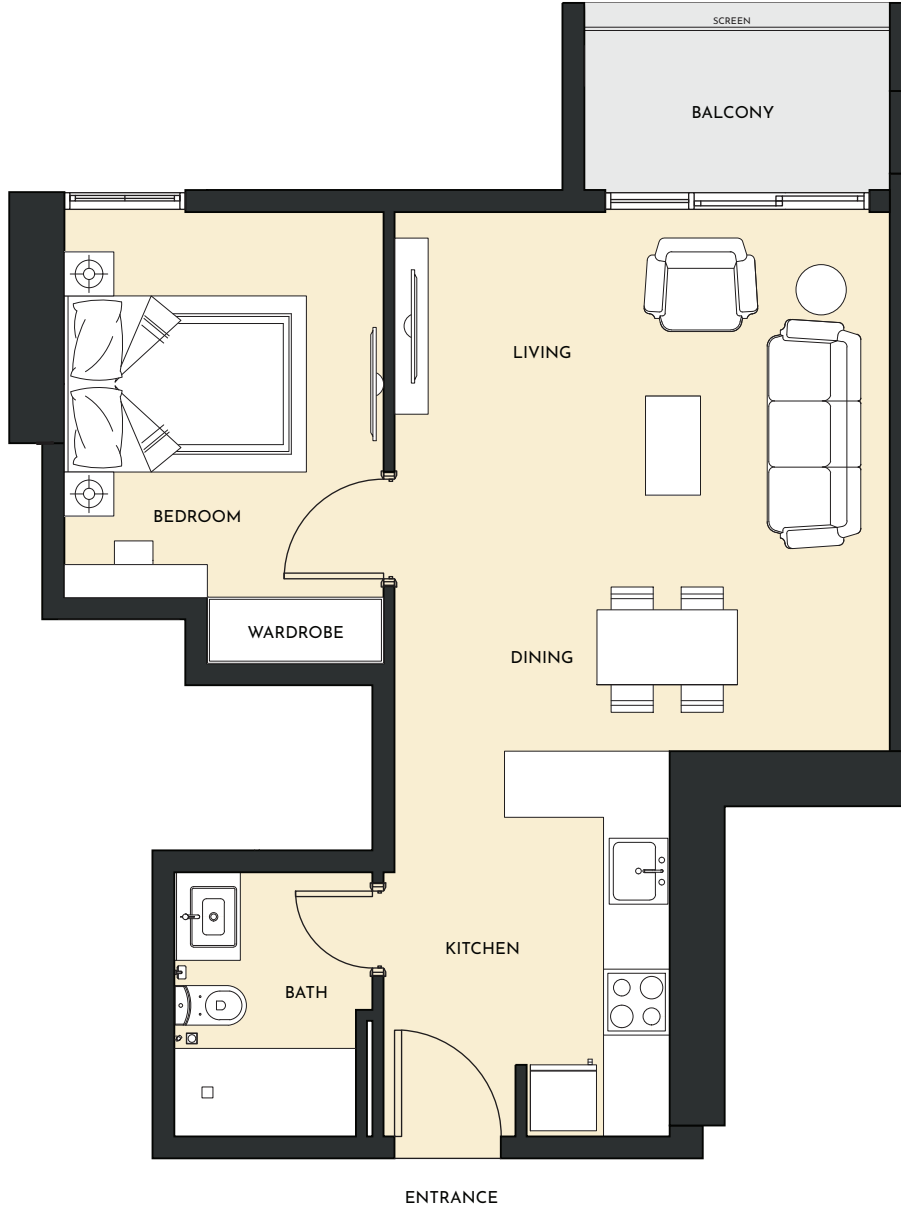


Apartment Area	45.48 m ²	489.54 ft ²
Balcony Area	9.45 m ²	101.72 ft ²
Total Area	54.93 m ²	591.26 ft ²



STUDIO ONE

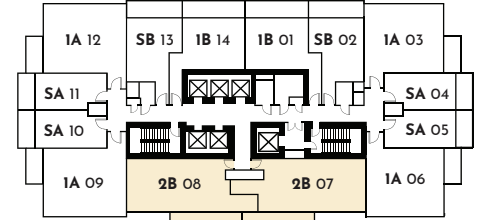
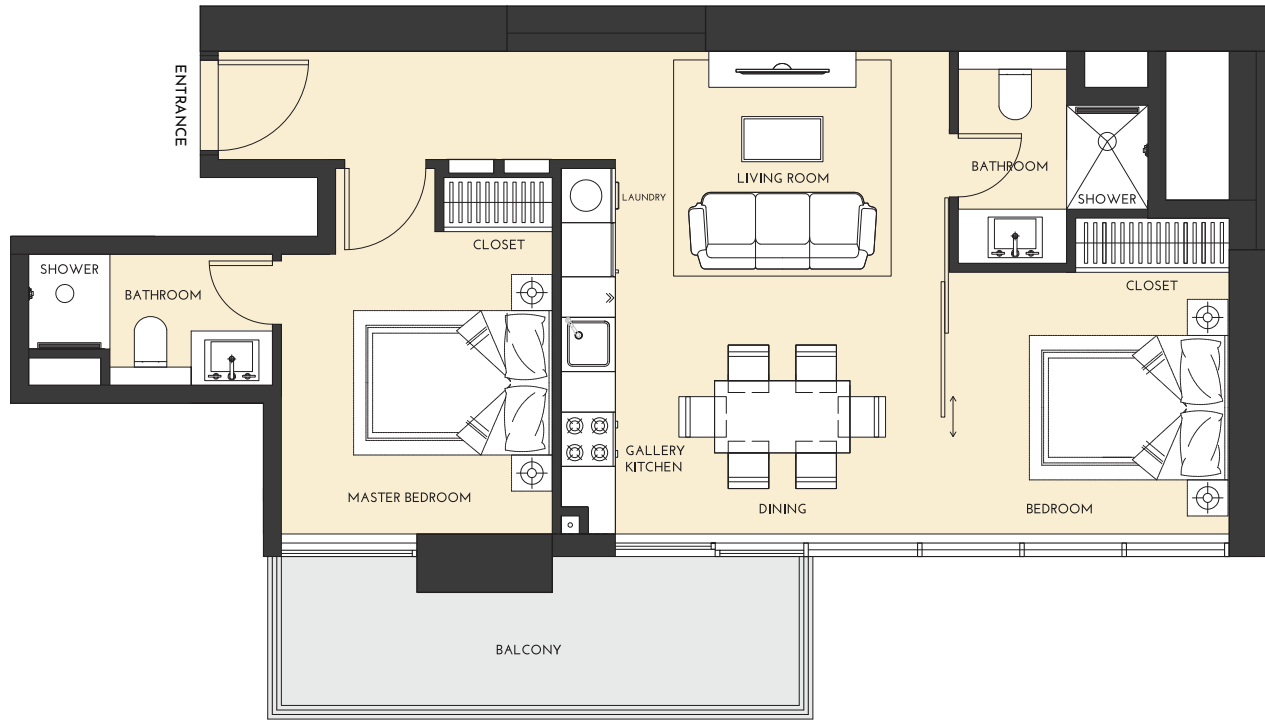
One Bedroom (Type 1D) - Ground Floor - Unit G01



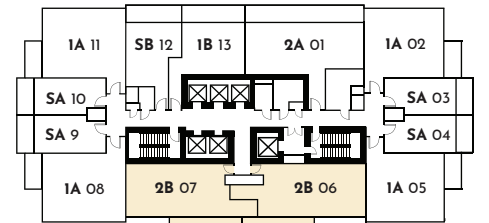
Apartment Area	52.02 m ²	559.94 ft ²
Balcony Area	9.2 m ²	99.03 ft ²
Total Area	61.22 m ²	658.97 ft ²

STUDIO ONE

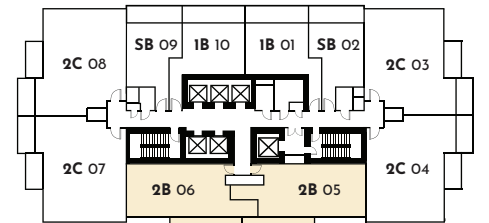
Two Bedroom (Type 2B) - Levels 2-16 & 18-31



FLOOR TYPE 2 & 3
LEVEL 2-9, 11-16, 18-19, 21-25



FLOOR TYPE 4
LEVEL 10 & 20

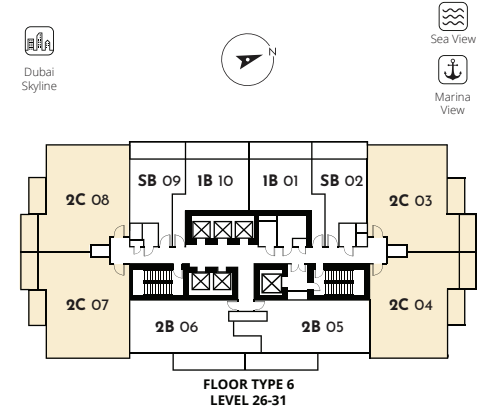


FLOOR TYPE 6
LEVEL 26-31

Apartment Area	64.35 m ²	692.66 ft ²
Balcony Area	12.74 m ²	137.13 ft ²
Total Area	77.09 m ²	829.79 ft ²

STUDIO ONE

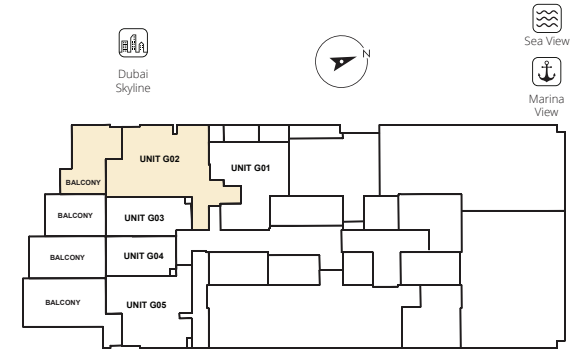
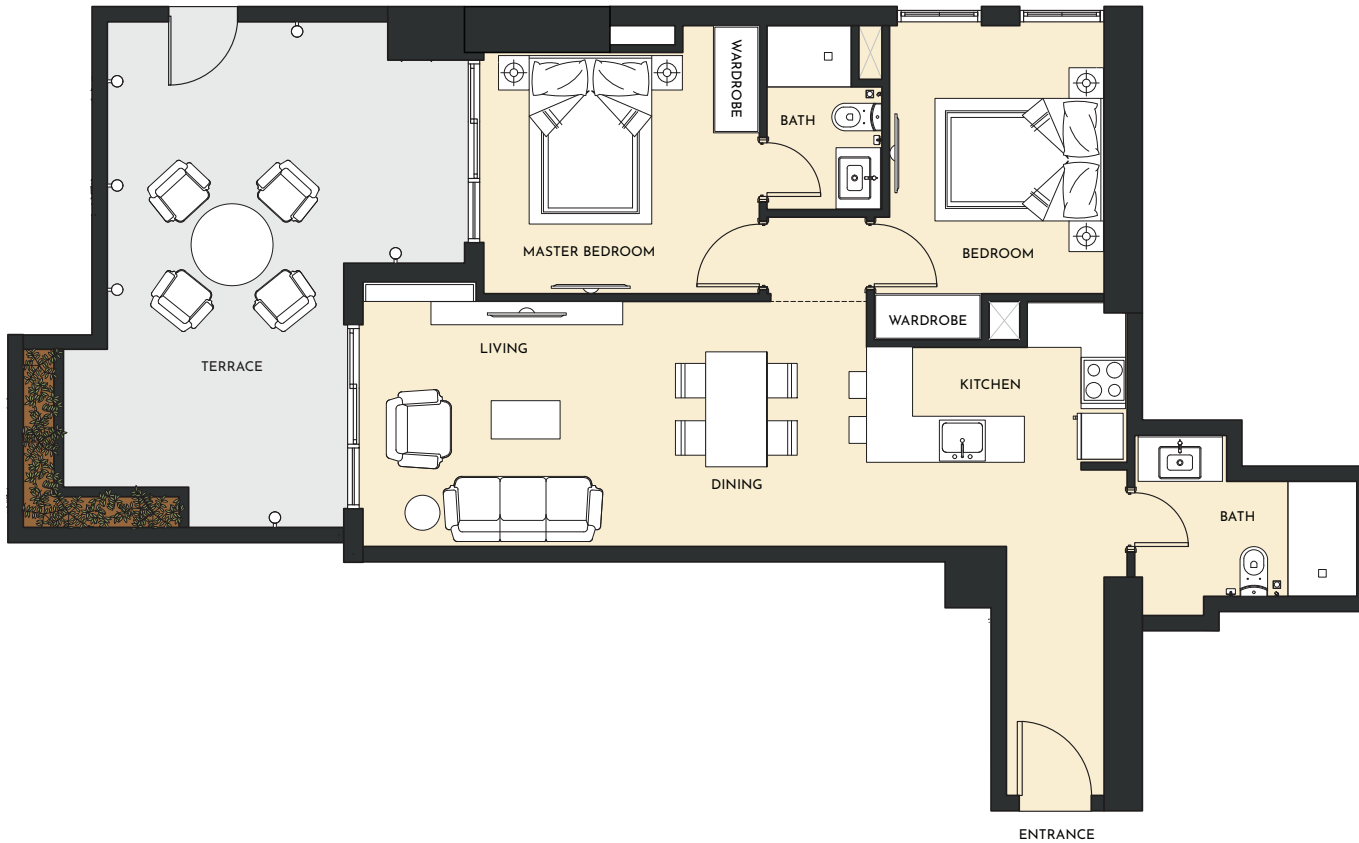
Two Bedroom (Type 2C) - Levels 26-31



Apartment Area	90.06 m ²	969.40 ft ²
Balcony Area	11.63 m ²	125.18 ft ²
Total Area	101.69 m ²	1,094.58 ft ²

STUDIO ONE

Two Bedroom (Type 2D) - Ground Floor - Unit G02

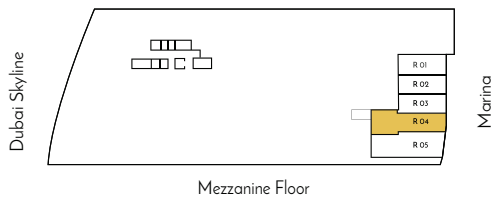
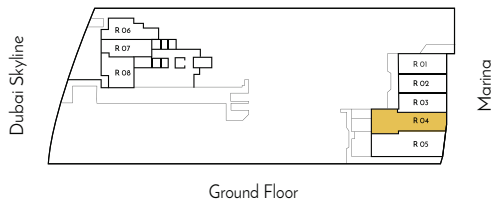
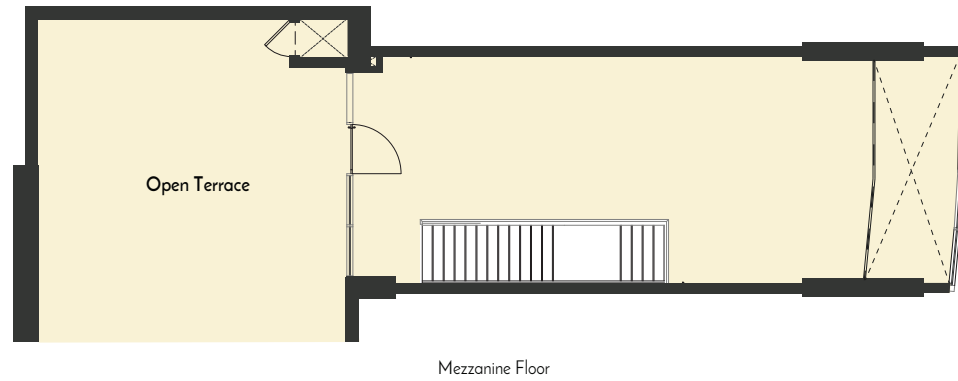
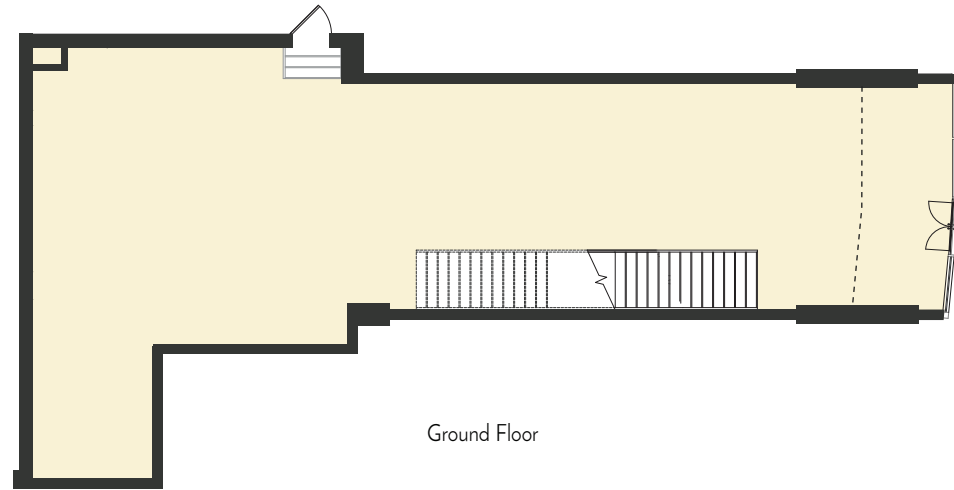


Apartment Area	77.98 m ²	839.37 ft ²
Balcony Area	29.08 m ²	313.01 ft ²
Total Area	107.06 m ²	1,152.38 ft ²

RETAIL 4

F&B

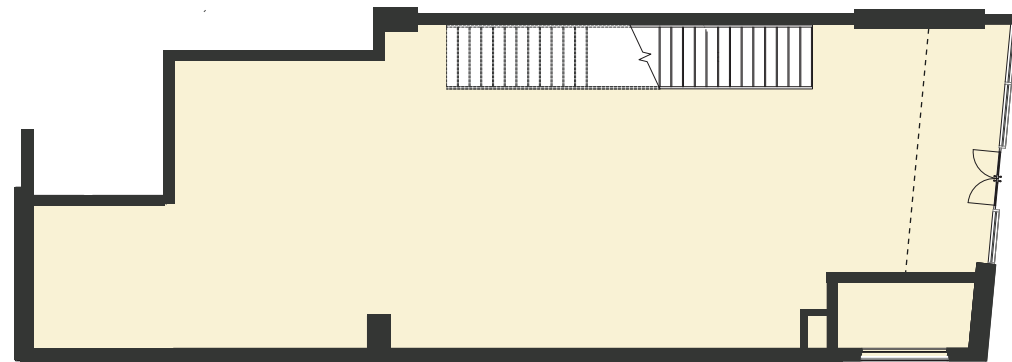
Ground Floor	153.42 m ²	1651.38 ft ²
Upper Level	77.79 m ²	837.26 ft ²
Balcony Area	53.51 m ²	575.92 ft ²
Total	284.72 m²	3064.56 ft²



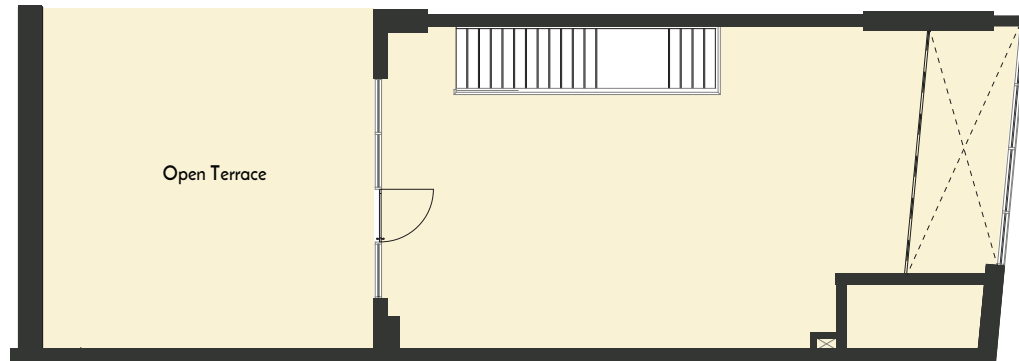
RETAIL 5

F&B

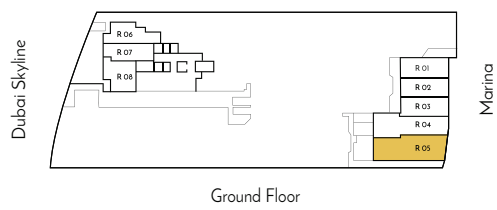
Ground Floor	164.59 m ²	1771.56 ft ²
Upper Level	95.42 m ²	1027.08 ft ²
Balcony Area	62.90 m ²	677.01 ft ²
Total	322.91 m²	3475.65 ft²



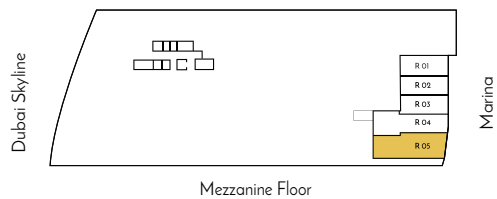
Ground Floor



Mezzanine Floor



Ground Floor



Mezzanine Floor