

PALM JEBEL ALI

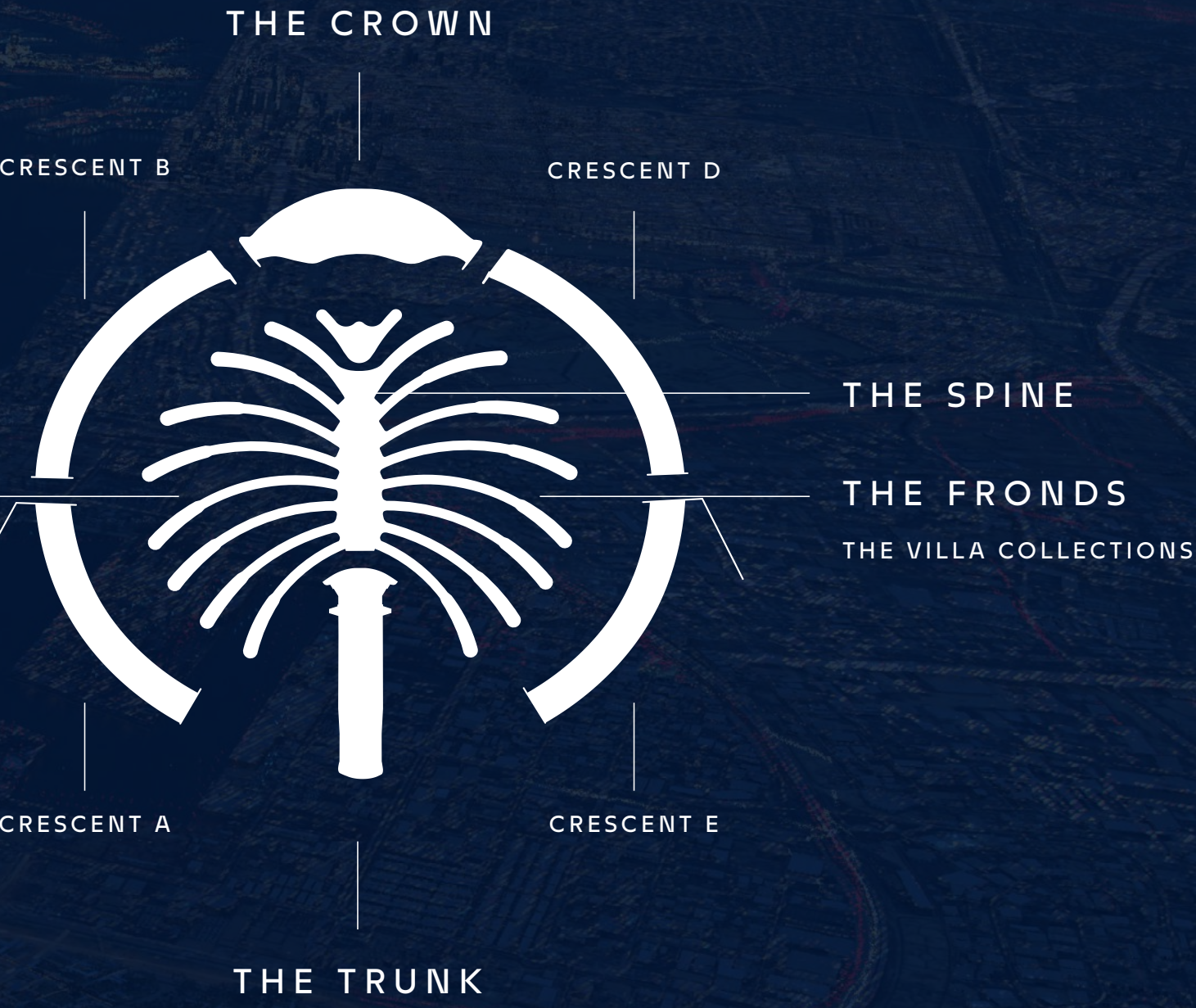
NAKHEEL

MASTER PLAN

A PERFECT PARADISE



THE FRONDS
THE VILLA COLLECTIONS



MASTER PLAN



EAST CRESCENT

AERIAL VIEW



113M

SQFT OF GFA



110KM

COASTLINE



118,000

RESIDENTS



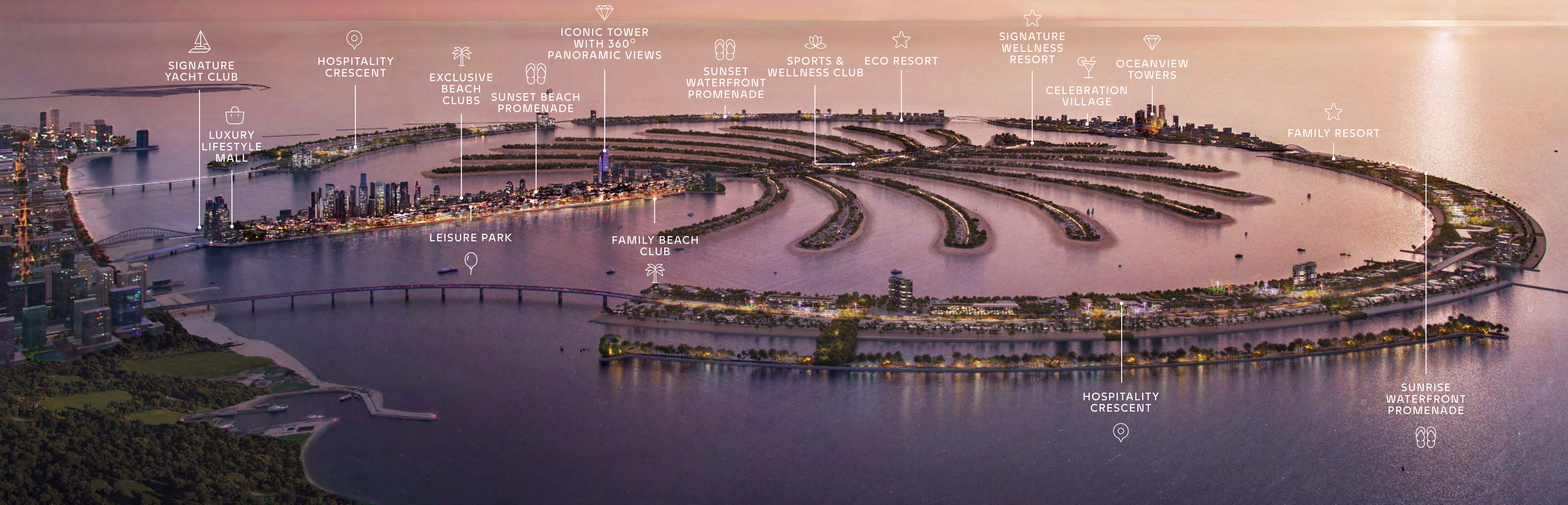
80+

HOTELS & RESORTS



90KM

BEACHFRONT



SIGNATURE
YACHT CLUB

LUXURY
LIFESTYLE
MALL

HOSPITALITY
CRESCENT

EXCLUSIVE
BEACH
CLUBS

SUNSET BEACH
PROMENADE

ICONIC TOWER
WITH 360°
PANORAMIC VIEWS

SUNSET
WATERFRONT
PROMENADE

SPORTS &
WELLNESS CLUB

ECO RESORT

SIGNATURE
WELLNESS
RESORT

CELEBRATION
VILLAGE

OCEANVIEW
TOWERS

FAMILY RESORT

LEISURE PARK

FAMILY BEACH
CLUB

HOSPITALITY
CRESCENT

SUNRISE
WATERFRONT
PROMENADE

AERIAL VIEW



PALM JEBEL ALI

JEBEL ALI MARINE
SANCTUARY



DUBAI PARKS
AND RESORTS



PORT
JEBEL ALI



IBN BATTUTA
MALL



JUMEIRAH
ISLANDS



PALM
JUMEIRAH



WORLD
ISLANDS



20 KM

30 KM

10 KM



Sheikh Mohammed Bin Zayed Rd

EXPO CITY
DUBAI



Expo Rd

Yalays Street/Jebel Ali-Al Hiba Rd

Al Khail Rd

Sheikh Zayed Rd

Nad Al Awir Rd

Al Fayah Rd

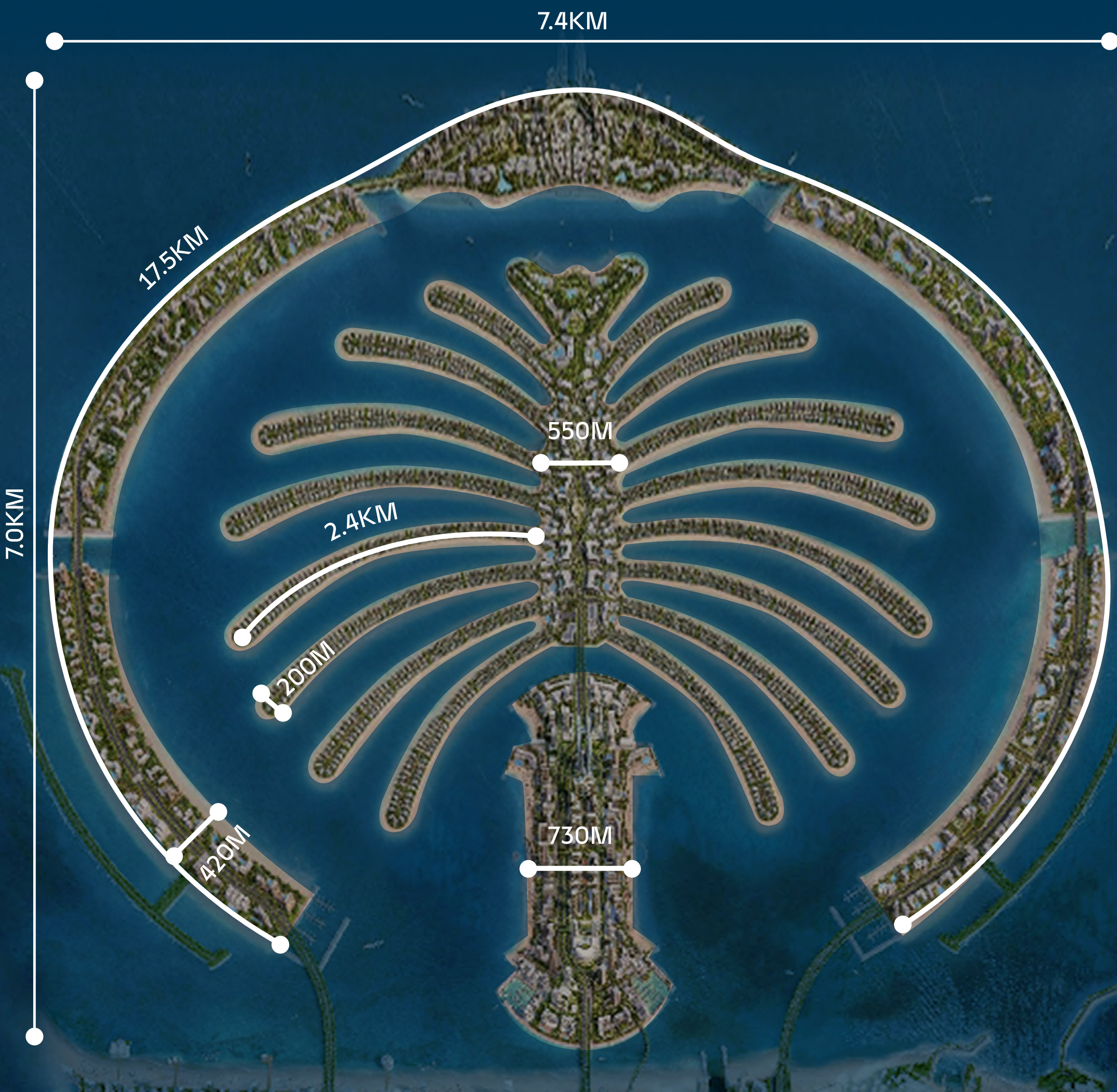
PALM JEBEL ALI

147M SQFT
LAND

110KM
COASTLINE

2,002
VILLAS

0.8
FAR



PALM JUMEIRAH

61M SQFT
LAND

78KM
COASTLINE

1,745
VILLAS

1.2
FAR



PALM JEBEL ALI



PALM JUMEIRAH



TOTAL LAND AREA
147 MILLION SQFT



CROWN

CRESCENTS

SPINE

FRONDS

TRUNK

THE CROWN

The Crown district is the ultimate destination for entertainment and celebration, offering:

- Iconic landmarks
- Renowned cultural centres
- World-class event venues
- A luxurious hospitality scene
- Festivals, concerts, and grand events
- Tranquil beachfront retreats
- Vibrant entertainment experiences



THE CROWN

PANORAMIC SEA VIEWS

Exclusive beach clubs with panoramic vistas



HEART OF CELEBRATION

World-class leisure and entertainment destination



ELEVATED COASTAL LIVING

Integrated beachfront resorts



WATERFRONT BOARDWALK

A vibrant promenade with curated venues



THE CRESCENTS

The Crescents districts are dedicated to recreation and leisure, featuring:

- Beautifully landscaped waterfront promenades
- Premium recreation facilities & spaces for relaxation
- Exclusive beach clubs
- Picturesque settings for leisurely strolls
- A range of outdoor activities for all ages



THE CRESCENTS

EXCLUSIVE YACHT CLUB AND MARINA

A premier marina destination with an exclusive yacht club, advanced support infrastructure, and iconic branded residences



WATERFRONT PROMENADES

Vibrant sunrise and sunset parks featuring lush landscaping and premium amenities



ECO-LUXURY RESORTS

Plots designed for optimal resort experiences



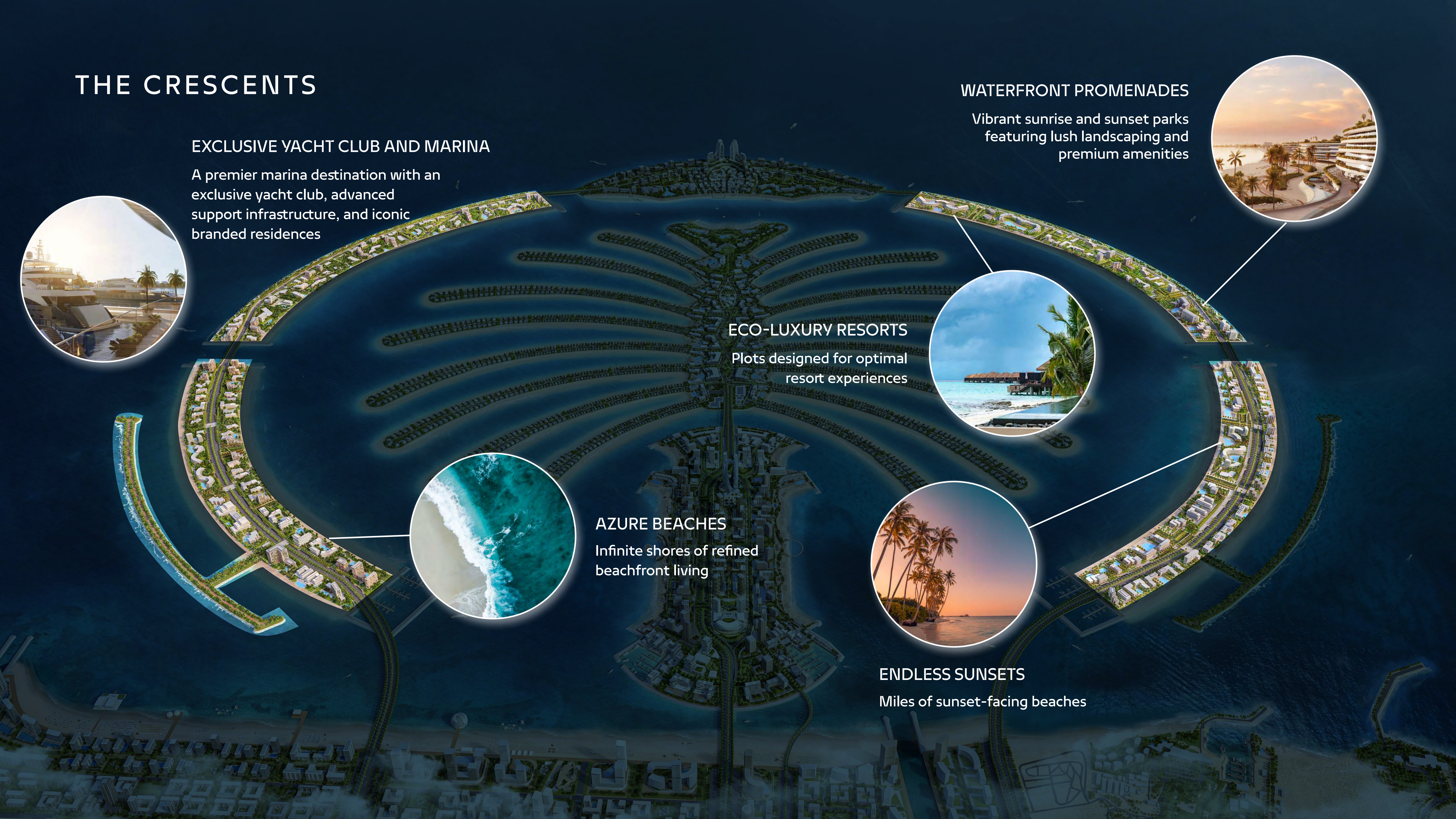
AZURE BEACHES

Infinite shores of refined beachfront living



ENDLESS SUNSETS

Miles of sunset-facing beaches



THE CRESCENTS TERRACE



THE CRESCENTS YACHT CLUB



THE SPINE

The Spine district promotes wellness and community, offering:

- Thoughtfully designed spaces to support a balanced, healthy lifestyle
- Exclusive, resort-style residential enclaves
- Expansive green spaces and lush parks
- Scenic jogging tracks
- Engaging community facilities
- A variety of recreational activities



THE SPINE



LUXURY RESORT

Exclusive wellness sanctuary, offering bespoke experiences and world-class amenities



WELLNESS CENTRE

State-of-the-art wellness and sports centre offering cutting-edge fitness, holistic therapies, and community-focused wellness programmes



COMMUNITY PARK

Green heart of the Spine

THE SPINE
TERRACE VIEW



THE TRUNK

The Trunk district embodies a chic, social atmosphere, featuring:

- Exclusive beach clubs
- Upscale restaurants and cafes
- Luxury shopping destinations
- Vibrant nightlife
- Dynamic entertainment venues for a cosmopolitan crowd



THE TRUNK

VIBRANT BEACH CLUBS

Offering unparalleled leisure and entertainment experiences



SIGNATURE YACHT CLUB

Exclusive yacht club with luxury amenities



CENTRAL PARK

Expansive green spaces seamlessly uniting the community



FAMILY BEACH CLUBS

A vibrant hub of leisure for residents



LUXURY LIFESTYLE MALL

High-end retail, gourmet dining, and curated entertainment



THE TRUNK
INFINITY POOL



THE FRONDS

The Fronds district represents understated ultra-luxury living, offering:

- An exclusive collection of contemporary villas
- Direct beachfront access
- Unmatched privacy and sophistication
- Stunning sea views



THE FRONDS



DISTINCT DESIGN

Highly detailed and diverse set of modern architecture



POCKET PARKS

Pockets of lush green landscape



EXCLUSIVE BEACHES

Private shores for refined relaxation

THE FRONDS
AERIAL VIEW



THE FRONDS
EXCLUSIVE BEACH SIDE



THE FRONDS
EXCLUSIVE BEACH SIDE



THE FRONDS
AERIAL VIEW



THE FRONDS POCKET GARDENS

VIEW 1



VIEW 2



NEW LAUNCH
BEACH VILLA COLLECTION

FROND-B 78 VILLAS



NEW LAUNCH
BEACH VILLA COLLECTION

FROND-C 100 VILLAS



NEW LAUNCH

BEACH VILLA COLLECTION

FROND-B

VILLA REFERENCE	VILLA TYPE	SELLABLE AREA SQFT	#
Beach A Blue Horizon	6-bedroom villa G+2	7,307.73	6
Beach L Cobalt	6-bedroom villa G+2	7,653.79	12
Beach K Pacific Breeze	6-bedroom villa G+2	7,676.93	6
Beach I Cyan Sky	6-bedroom villa G+2	7,722.35	2
Beach C Indigo Ocean	5-bedroom villa G+2	7,940.21	6
Beach M Baia Luna	5-bedroom villa G+2	8,205.01	12
Beach Q Ocean Whisper	6-bedroom villa G+2	8,465.06	2
Beach P Wave Crest	5-bedroom villa G+2	8,368.73	13
Beach R Bluejay	6-bedroom villa G+2	8,293.27	12
Beach O Crystal Springs	5-bedroom villa G+2	8,465.06	7
			78



NEW LAUNCH

BEACH VILLA COLLECTION

FROND-C

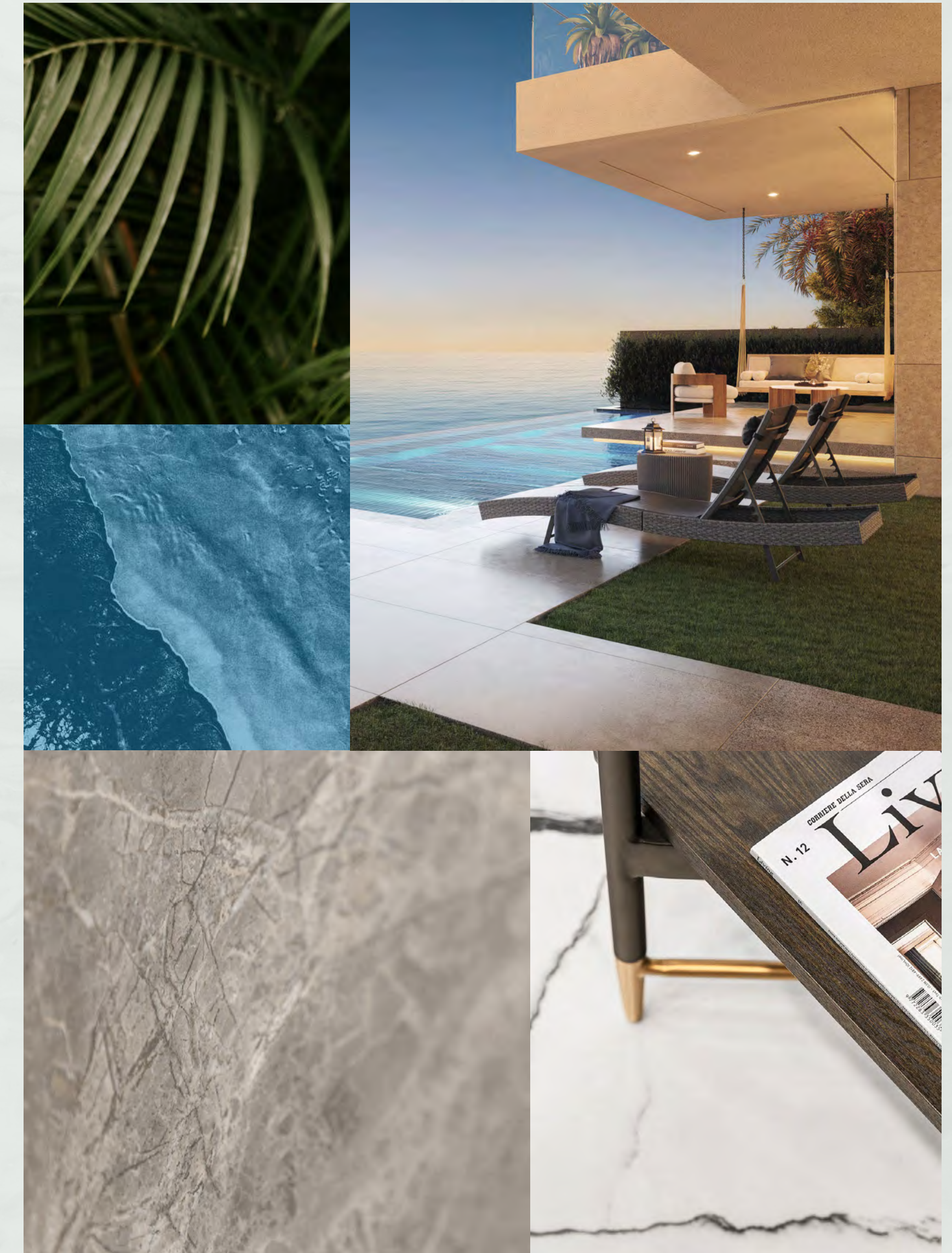
VILLA REFERENCE	VILLA TYPE	SELLABLE AREA SQFT	#
Beach A Blue Horizon	6-bedroom villa G+2	7,307.73	10
Beach L Cobalt	6-bedroom villa G+2	7,653.79	13
Beach K Pacific Breeze	6-bedroom villa G+2	7,676.93	10
Beach I Cyan Sky	6-bedroom villa G+2	7,722.35	2
Beach C Indigo Ocean	5-bedroom villa G+2	7,940.21	10
Beach M Baia Luna	5-bedroom villa G+2	8,205.01	13
Beach Q Ocean Whisper	6-bedroom villa G+2	8,465.06	2
Beach P Wave Crest	5-bedroom villa G+2	8,368.73	15
Beach R Bluejay	6-bedroom villa G+2	8,293.27	15
Beach O Crystal Springs	5-bedroom villa G+2	8,465.06	10
			100



BEACH VILLA COLLECTION

KEY FEATURES

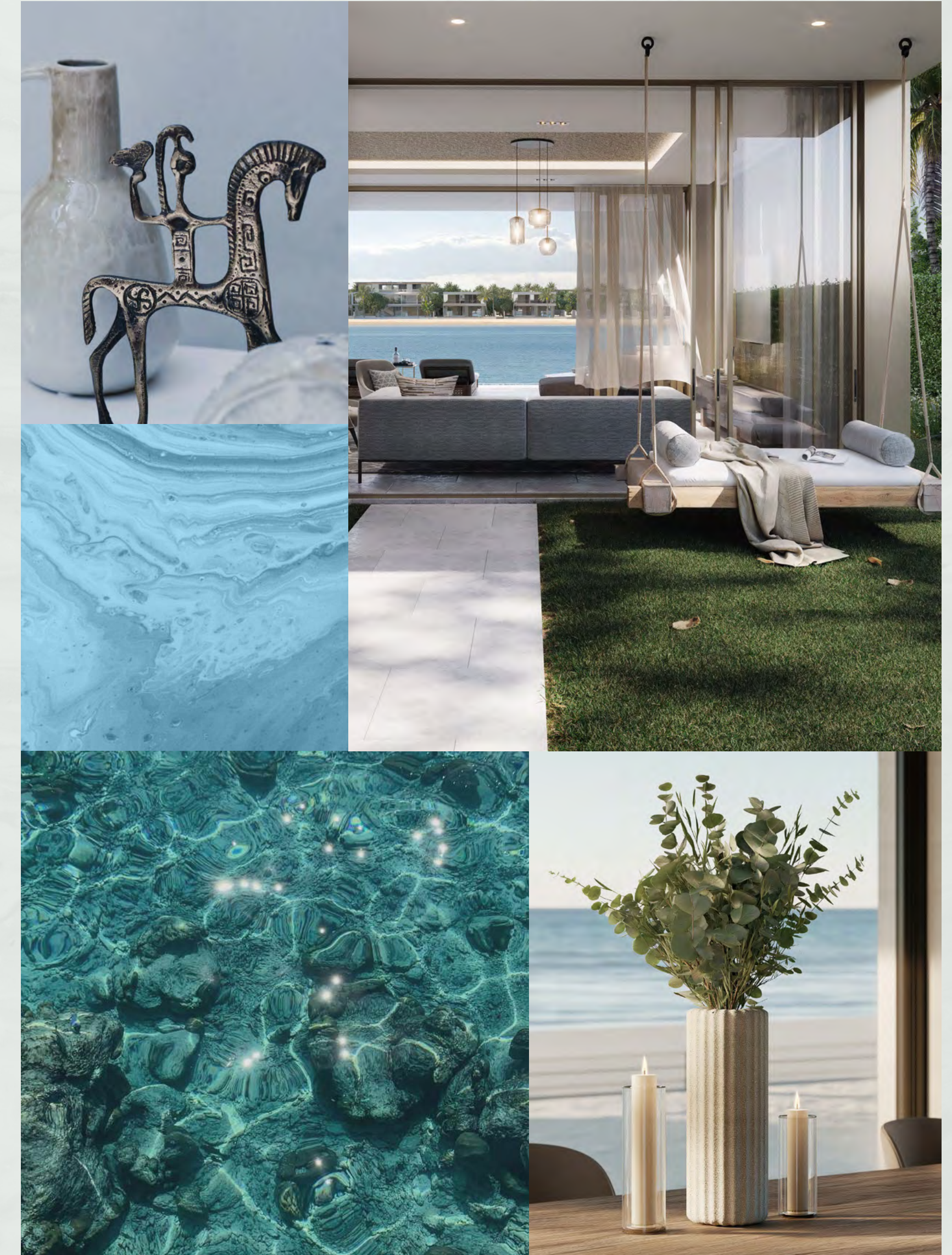
- Unit layouts cater to a broad range of lifestyles, offering 10 distinct villa typologies.
- A variety of façade designs within a contemporary architectural expression.
- Seamless indoor-outdoor connectivity for a fluid living experience.
- Extensive floor-to-ceiling glazing, oriented to capture stunning views of the beach and sea.
- Premium finishes throughout the units.
- Accessible beach frontage for exclusive access.



BEACH VILLA COLLECTION

KEY FEATURES

- Elegant feature staircase adds a sophisticated touch.
- Custom elevator for enhanced convenience.
- Spacious living and dining areas with ceiling heights of at least 3.2m.
- Multi-car parking for 4 vehicles: 2 enclosed spaces and 2 additional spaces within the plot.
- Ground-level guest bedroom for added convenience.
- Flexible second-floor lounge spaces, customisable to meet owners' needs.



BEACH VILLA COLLECTION

KEY FEATURES

- Expansive second-floor deck with sweeping beach views.
- Expanded kitchen featuring a highly functional primary kitchen and a show kitchen.
- Large, beach-facing master bedroom with scenic views.
- First-floor family rooms for relaxed living.
- Includes a maid's room and a separate driver's room, each with external access.



THE BEACH
COLLECTION

V I L L A

B L U E
H O R I Z O N

T H E B E A C H C O L L E C T I O N

I N S P I R E D B Y
P A L M J E B E L A L I

BEACH VILLA A
BLUE HORIZON - BEACH SIDE



BEACH VILLA A
BLUE HORIZON - EXTERIOR



BEACH VILLA A
BLUE HORIZON - INTERIOR DINING



BEACH VILLA A
BLUE HORIZON - INTERIOR COURTYARD



BEACH VILLA A
BLUE HORIZON - MASTER BEDROOM



BEACH VILLA A
BLUE HORIZON - MASTER BATHROOM



BEACH VILLA A
BLUE HORIZON - MULTI-PURPOSE AREA

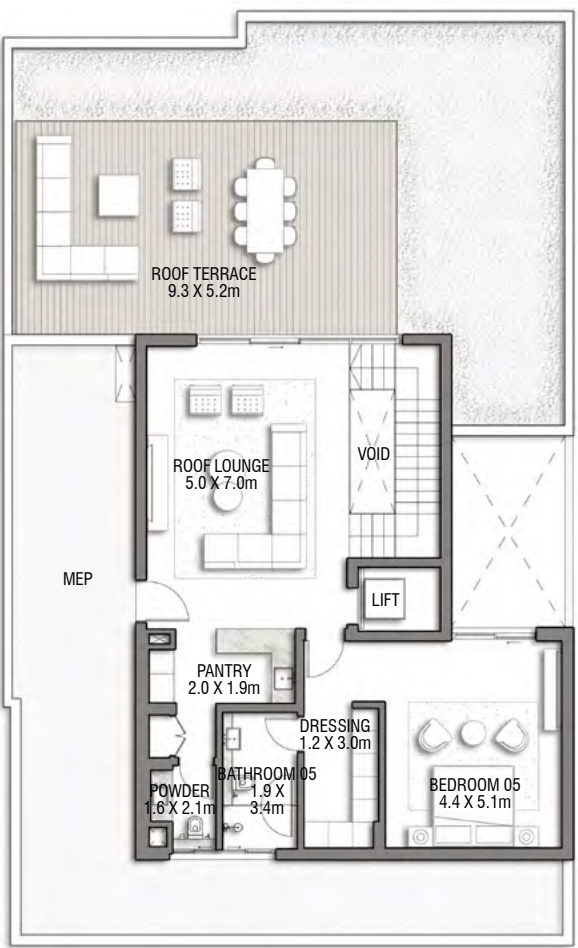


BEACH VILLA A
BLUE HORIZON - STREET SIDE

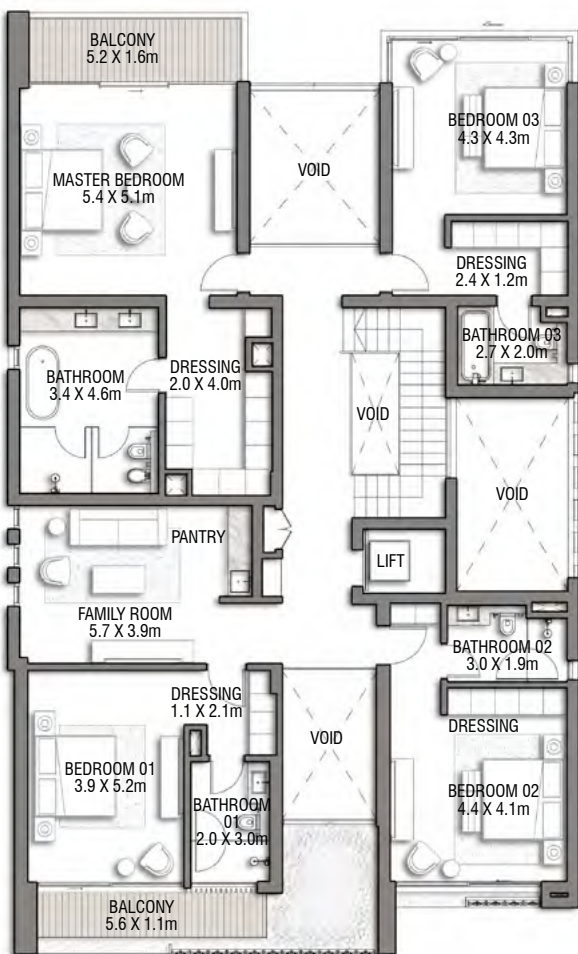




GROUND FLOOR



SECOND FLOOR



FIRST FLOOR

BEACH VILLAS COLLECTION

VILLA

BLUE HORIZON

G + 2

6 BEDROOMS + FAMILY ROOM
+ ROOF LOUNGE AND TERRACE

FLOOR TYPE	SQ. M.	SQ. FT.
Ground Floor	206.43	2,221.99
Balcony / Terrace / Porch-GF	4.08	43.92
First Floor Area	243.72	2,623.38
Balcony / Terrace - First Floor	17.59	189.34
Second Floor Area	116.31	1,251.95
Balcony / Terrace - Second Floor	50.52	543.79
Garage - Covered	40.26	433.36
TOTAL BUILT-UP AREA	678.91	7,307.73
Garage with Pergola	0.0	0.0
TOTAL AREA	678.91	7,307.73

VILLA

INDIGO
OCEAN

THE BEACH COLLECTION

INSPIRED BY
PALM JEBEL ALI

BEACH VILLA C
INDIGO OCEAN - BEACH SIDE



BEACH VILLA C
INDIGO OCEAN - EXTERIOR



BEACH VILLA C
INDIGO OCEAN - INTERIOR DINING



BEACH VILLA C
INDIGO OCEAN - MASTER BEDROOM



BEACH VILLA C
INDIGO OCEAN - MASTER BATHROOM



BEACH VILLA C
INDIGO OCEAN - MULTI-PURPOSE AREA



BEACH VILLA C
INDIGO OCEAN - FAMILY LIVING

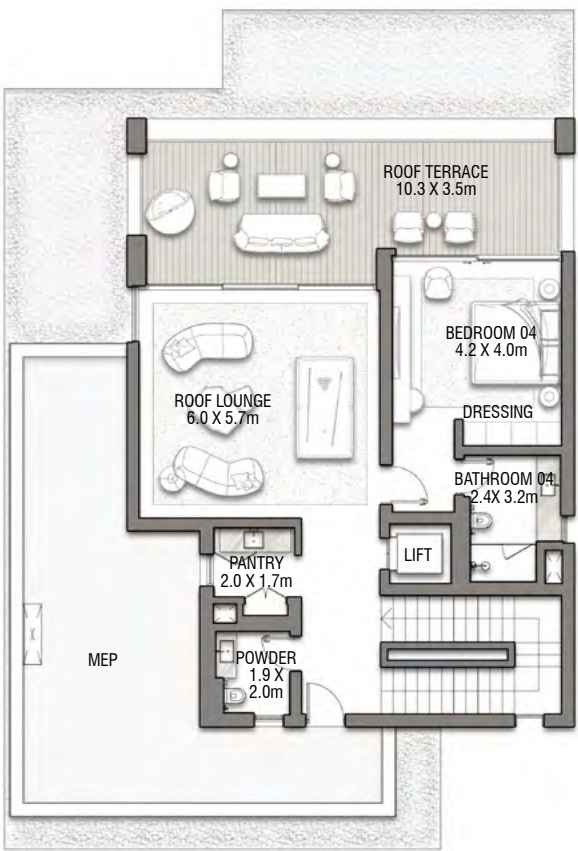


BEACH VILLA C
INDIGO OCEAN - STREET SIDE

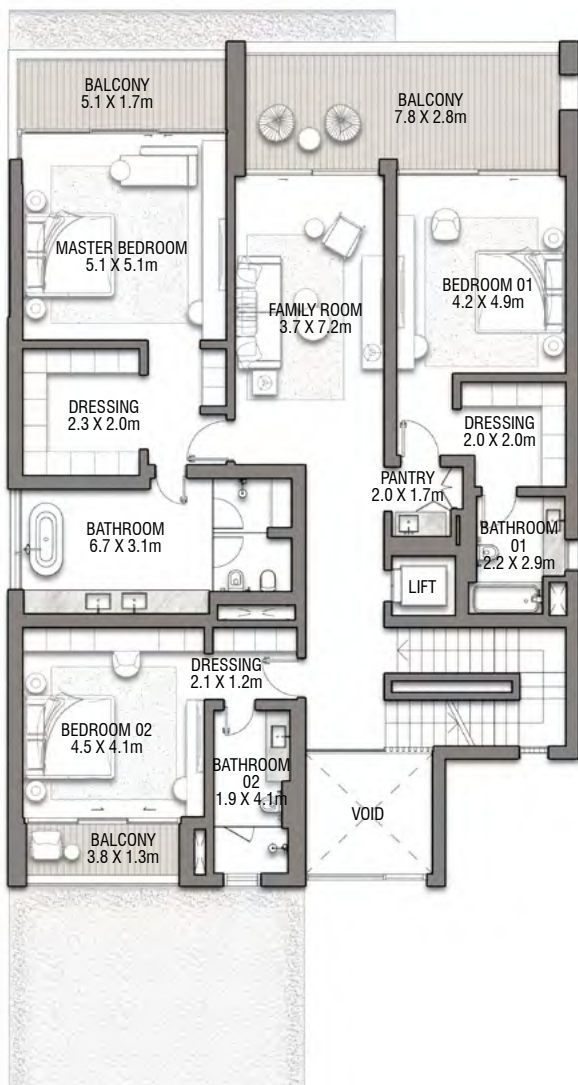




GROUND FLOOR



SECOND FLOOR



FIRST FLOOR

BEACH VILLAS COLLECTION

VILLA

INDIGO OCEAN

G + 2

5 BEDROOMS + FAMILY ROOM
+ ROOF LOUNGE AND TERRACE

FLOOR TYPE	SQ. M.	SQ. FT.
Ground Floor	246.93	2,657.93
Balcony / Terrace / Porch-GF	20.16	217.00
First Floor Area	227.56	2,449.44
Balcony / Terrace - First Floor	43.22	465.22
Second Floor Area	114.71	1,234.73
Balcony / Terrace - Second Floor	38.46	413.98
Garage - Covered	46.63	501.92
TOTAL BUILT-UP AREA	737.67	7,940.21
Garage with Pergola	0.0	0.0
TOTAL AREA	737.67	7,940.21

VILLA

CYAN SKY

THE BEACH COLLECTION

INSPIRED BY
PALM JEBEL ALI

BEACH VILLA I
CYAN SKY - BEACH SIDE



BEACH VILLA I
CYAN SKY - EXTERIOR



BEACH VILLA I
CYAN SKY - INTERIOR LIVING



BEACH VILLA I
CYAN SKY - INTERIOR DINING & KITCHEN



BEACH VILLA I
CYAN SKY - MASTER BEDROOM



BEACH VILLA I
CYAN SKY - MASTER BATHROOM



BEACH VILLA I
CYAN SKY - MULTI-PURPOSE AREA

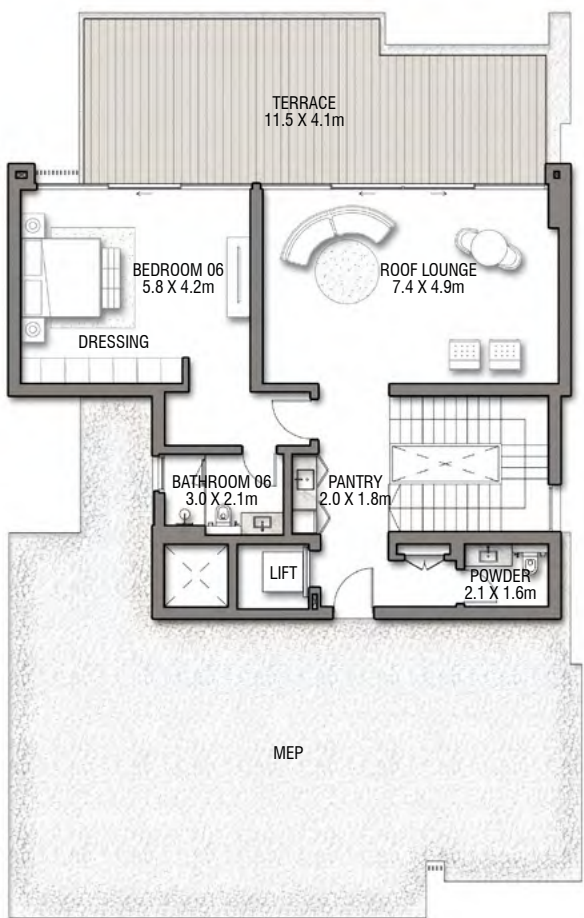


BEACH VILLA I
CYAN SKY - STREET SIDE

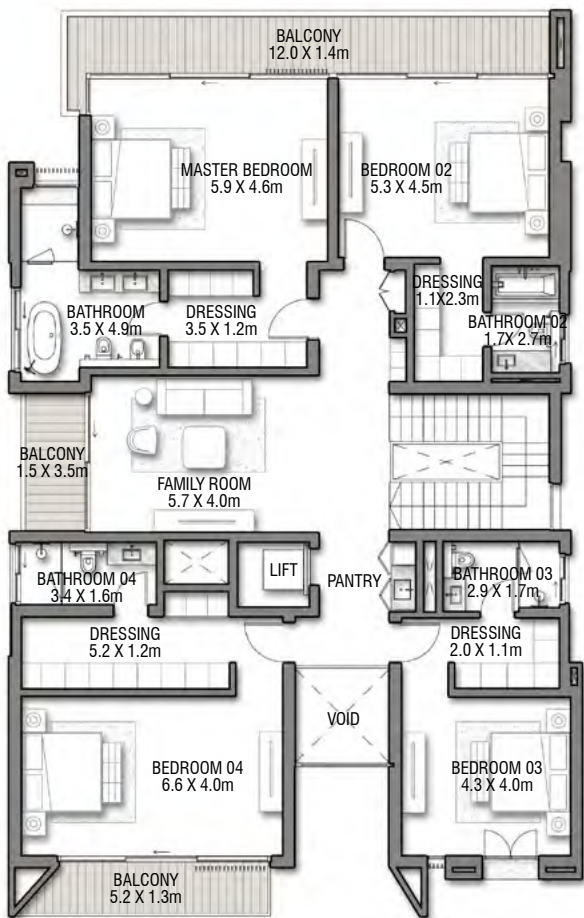




GROUND FLOOR



SECOND FLOOR



FIRST FLOOR

BEACH VILLAS COLLECTION

VILLA
CYAN SKY

G + 2

6 BEDROOMS + FAMILY ROOM
+ ROOF LOUNGE AND TERRACE

FLOOR TYPE	SQ. M.	SQ. FT.
Ground Floor	213.27	2,295.62
Balcony / Terrace / Porch-GF	1.04	11.19
First Floor Area	254.52	2,739.63
Balcony / Terrace - First Floor	31.99	344.34
Second Floor Area	130.89	1,408.89
Balcony / Terrace - Second Floor	43.95	473.07
Garage - Covered	41.77	449.61
TOTAL BUILT-UP AREA	717.43	7,722.35
Garage with Pergola	0.0	0.0
TOTAL AREA	717.43	7,722.35

VILLA

PACIFIC
BREEZE

THE BEACH COLLECTION

INSPIRED BY
PALM JEBEL ALI

BEACH VILLA K
PACIFIC BREEZE - BEACH SIDE



BEACH VILLA K
PACIFIC BREEZE - INTERIOR LIVING



BEACH VILLA K
PACIFIC BREEZE - INTERIOR DINING & KITCHEN



BEACH VILLA K
PACIFIC BREEZE - BEACH SIDE



BEACH VILLA K
PACIFIC BREEZE - EXTERIOR COURTYARD



BEACH VILLA K
PACIFIC BREEZE - EXTERIOR



BEACH VILLA K
PACIFIC BREEZE - MASTER BEDROOM



BEACH VILLA K
PACIFIC BREEZE - MASTER BATHROOM

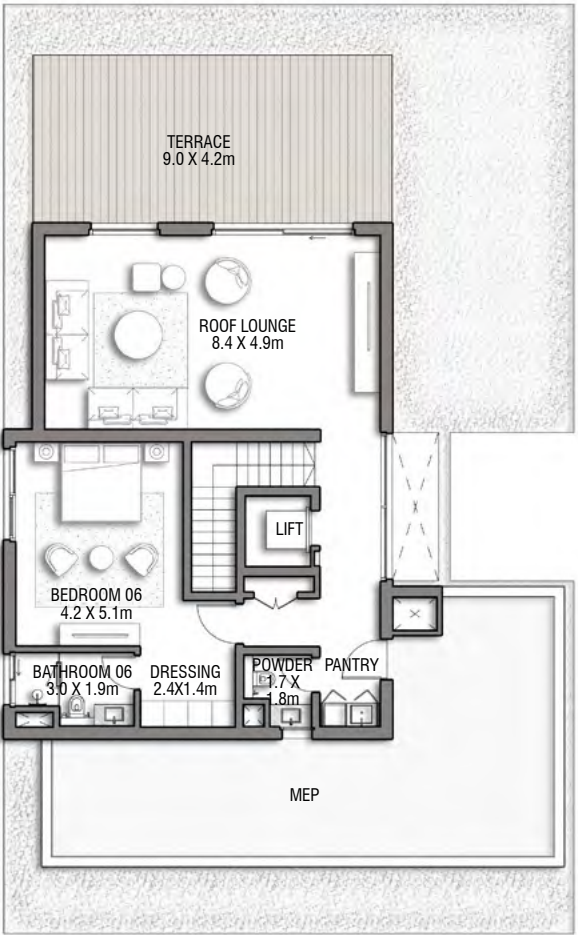


BEACH VILLA K
PACIFIC BREEZE - STREET SIDE

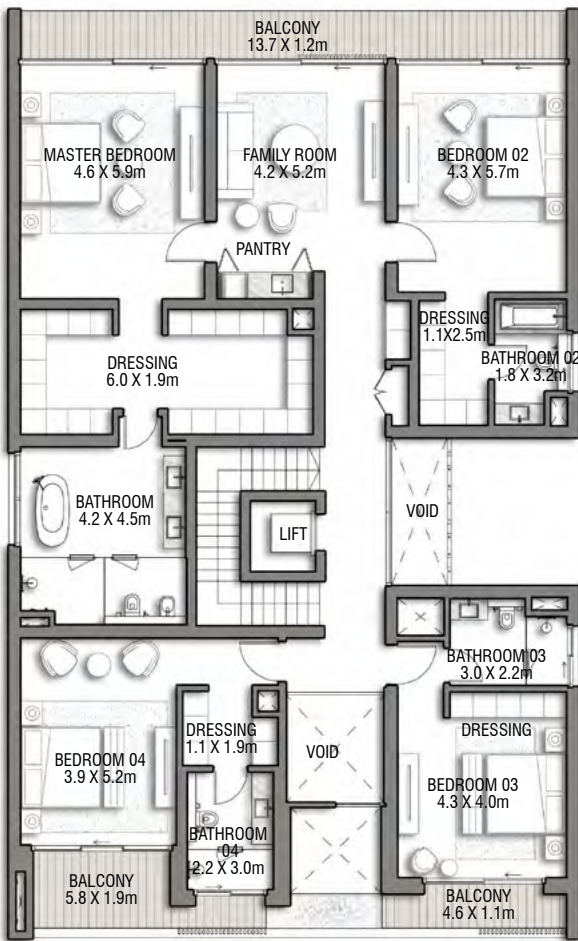




GROUND FLOOR



SECOND FLOOR



FIRST FLOOR

BEACH VILLAS COLLECTION

VILLA
PACIFIC BREEZE

G + 2
6 BEDROOMS + FAMILY ROOM
+ ROOF LOUNGE AND TERRACE

FLOOR TYPE	SQ. M.	SQ. FT.
Ground Floor	218.78	2,354.93
Balcony / Terrace / Porch-GF	1.08	11.63
First Floor Area	261.81	2,818.10
Balcony / Terrace - First Floor	32.10	345.52
Second Floor Area	119.10	1,281.98
Balcony / Terrace - Second Floor	38.69	416.46
Garage - Covered	41.65	448.32
TOTAL BUILT-UP AREA	713.21	7,676.93
Garage with Pergola	0.0	0.0
TOTAL AREA	713.21	7,676.93

VILLA

COBALT

THE BEACH COLLECTION

INSPIRED BY
PALM JEBEL ALI

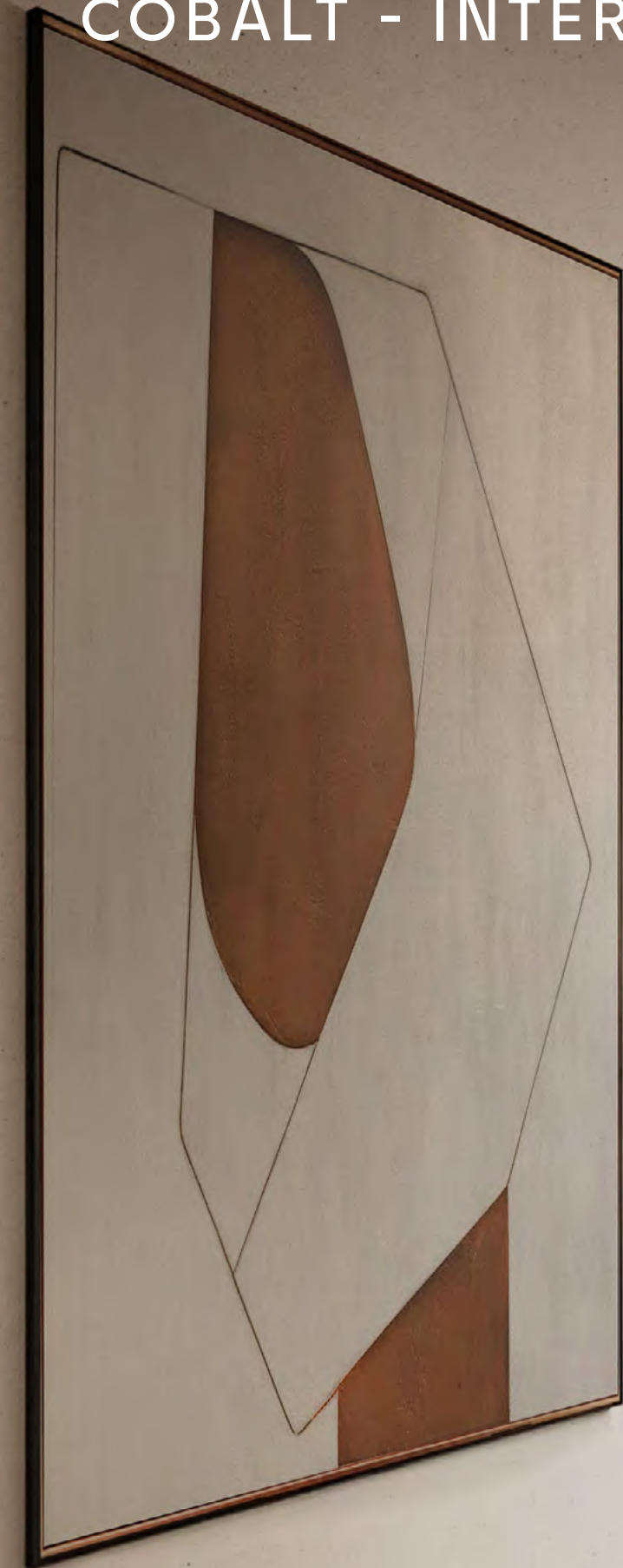
BEACH VILLA L
COBALT - BEACH SIDE



BEACH VILLA L
COBALT - INTERIOR LIVING



BEACH VILLA L
COBALT - INTERIOR DINING



BEACH VILLA L
COBALT - EXTERIOR



BEACH VILLA L
COBALT - MASTER BEDROOM



BEACH VILLA L
COBALT - MASTER BATHROOM



BEACH VILLA L
COBALT - MULTI-PURPOSE AREA

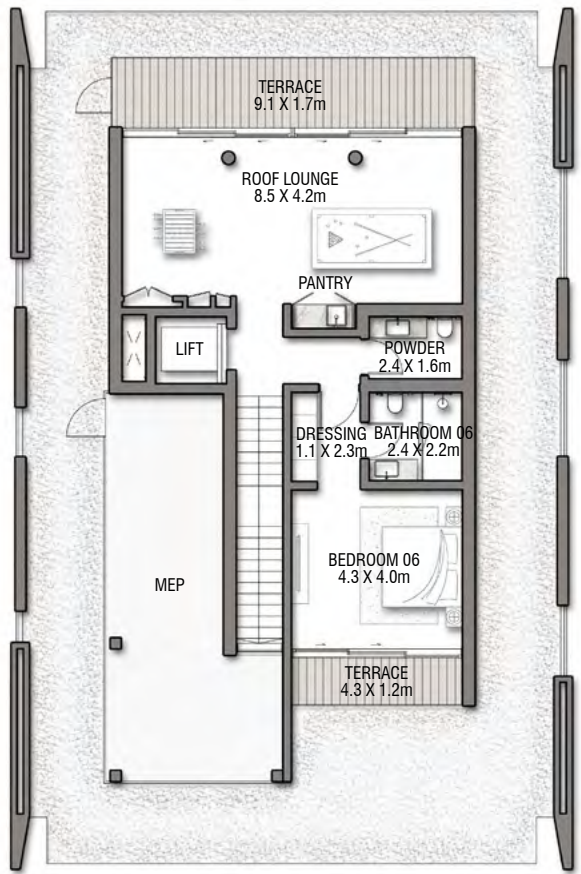


BEACH VILLA L
COBALT - STREET SIDE

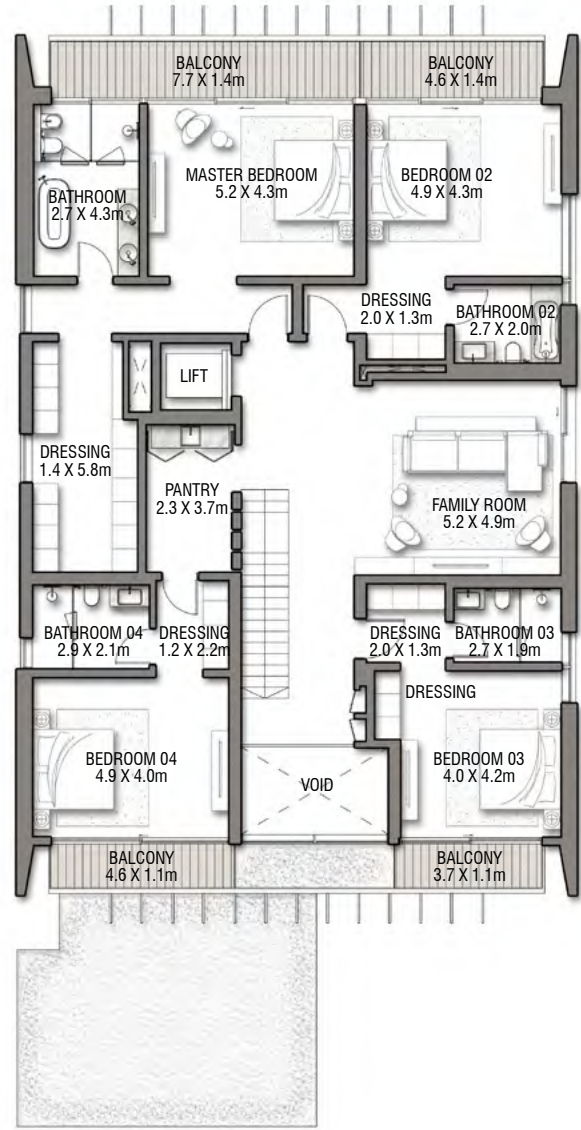




GROUND FLOOR



SECOND FLOOR



FIRST FLOOR

BEACH VILLAS COLLECTION

VILLA
COBALT

G + 2

6 BEDROOMS + FAMILY ROOM
+ ROOF LOUNGE AND TERRACE

FLOOR TYPE	SQ. M.	SQ. FT.
Ground Floor	237.03	2,551.37
Balcony / Terrace / Porch-GF	23.90	257.26
First Floor Area	250.24	2,693.56
Balcony / Terrace - First Floor	27.11	291.81
Second Floor Area	101.16	1,088.88
Balcony / Terrace - Second Floor	21.71	233.68
Garage - Covered	49.91	537.23
TOTAL BUILT-UP AREA	711.06	7,653.79
Garage with Pergola	0.0	0.0
TOTAL AREA	711.06	7,653.79

BEACH VILLA M
BAIA LUNA - BEACH SIDE



BEACH VILLA M
BAIA LUNA - INTERIOR DINING



BEACH VILLA M
BAIA LUNA - MASTER BEDROOM



BEACH VILLA M
BAIA LUNA - MASTER BATHROOM



BEACH VILLA M
BAIA LUNA - MULTI-PURPOSE AREA

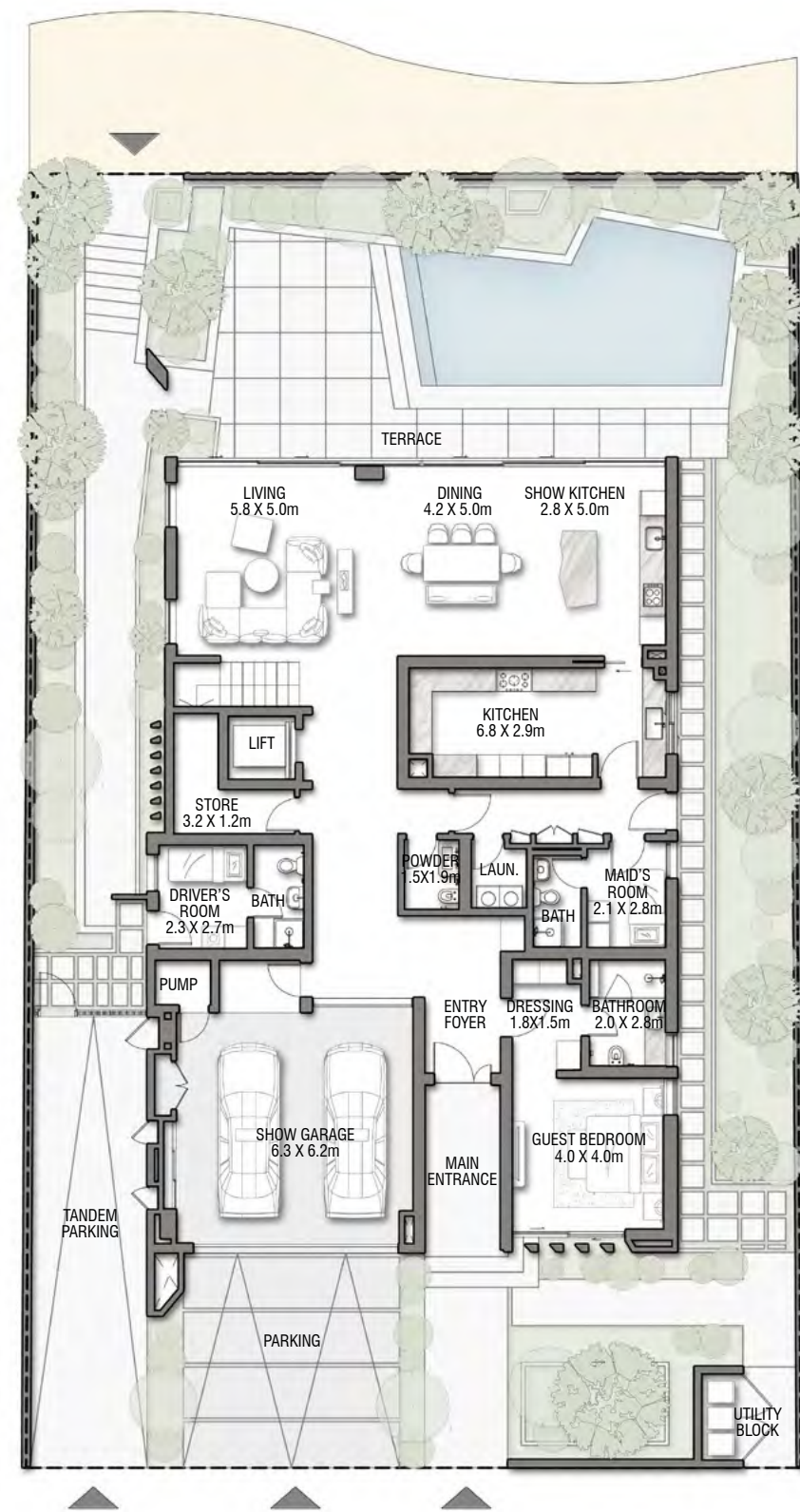


BEACH VILLA M
BAIA LUNA - STUDY & FAMILY AREA

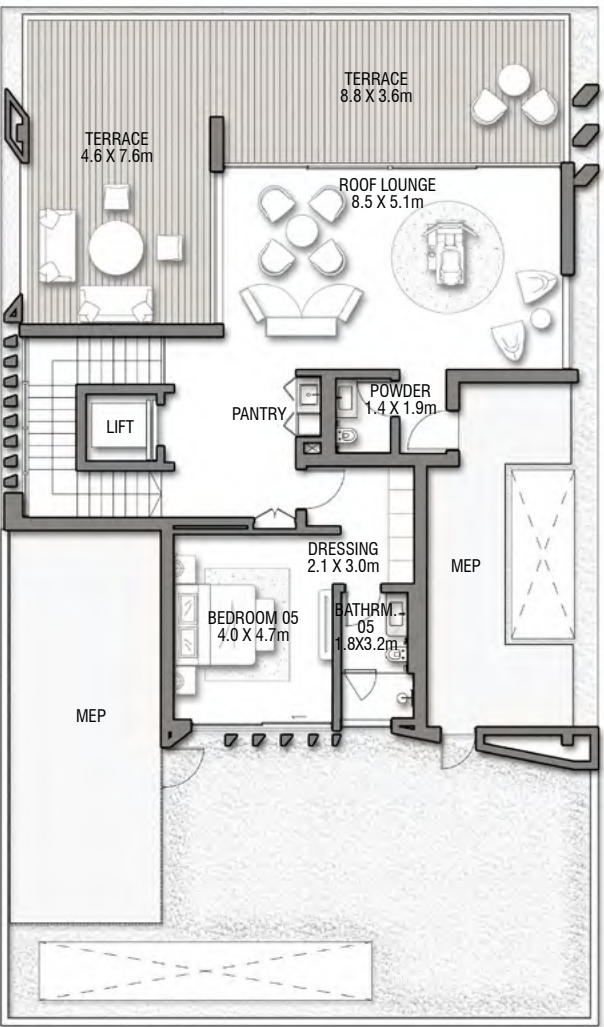


BEACH VILLA M
BAIA LUNA - STREET SIDE

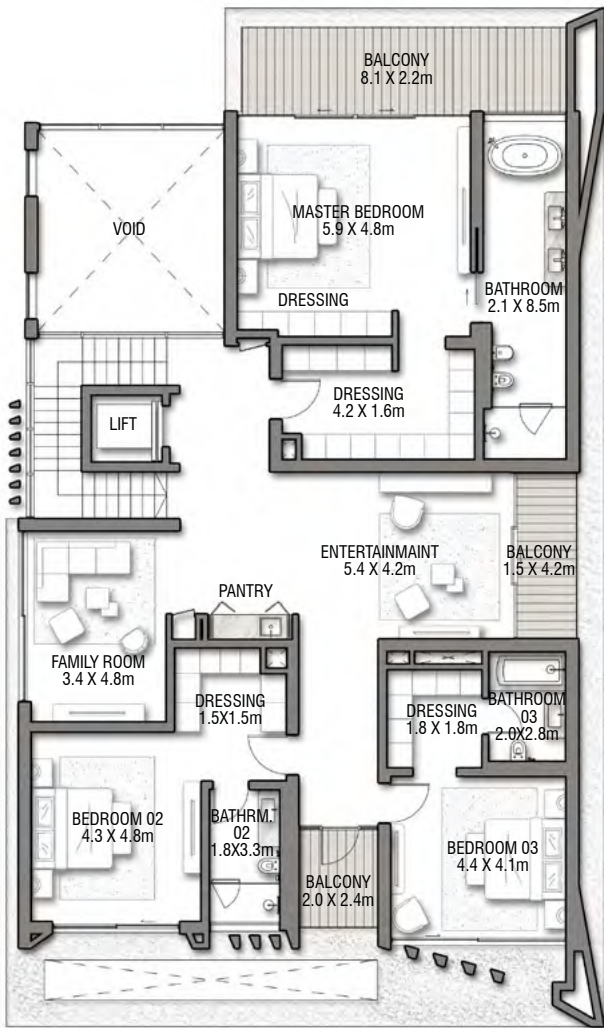




GROUND FLOOR



SECOND FLOOR



FIRST FLOOR

BEACH VILLAS COLLECTION

VILLA
BAIA LUNA

G + 2

5 BEDROOMS + FAMILY ROOM
+ SHOW GARAGE + ROOF LOUNGE
AND TERRACE

FLOOR TYPE	SQ. M.	SQ. FT.
Ground Floor	222.94	2,399.71
Balcony / Terrace / Porch-GF	9.12	98.17
First Floor Area	250.16	2,692.70
Balcony / Terrace - First Floor	29.84	321.20
Second Floor Area	127.57	1,373.15
Balcony / Terrace - Second Floor	72.08	775.86
Garage - Covered	50.56	544.22
TOTAL BUILT-UP AREA	762.27	8,205.01
Garage with Pergola	0.0	0.0
TOTAL AREA	762.27	8,205.01

BEACH VILLA O
CRYSTAL SPRINGS - BEACH SIDE



BEACH VILLA O
CRYSTAL SPRINGS - INTERIOR ENTRY FOYER



BEACH VILLA O
CRYSTAL SPRINGS - MASTER BEDROOM



BEACH VILLA O
CRYSTAL SPRINGS - MASTER BATHROOM



BEACH VILLA O
CRYSTAL SPRINGS - MULTI-PURPOSE AREA



BEACH VILLA O
CRYSTAL SPRINGS - FAMILY AREA

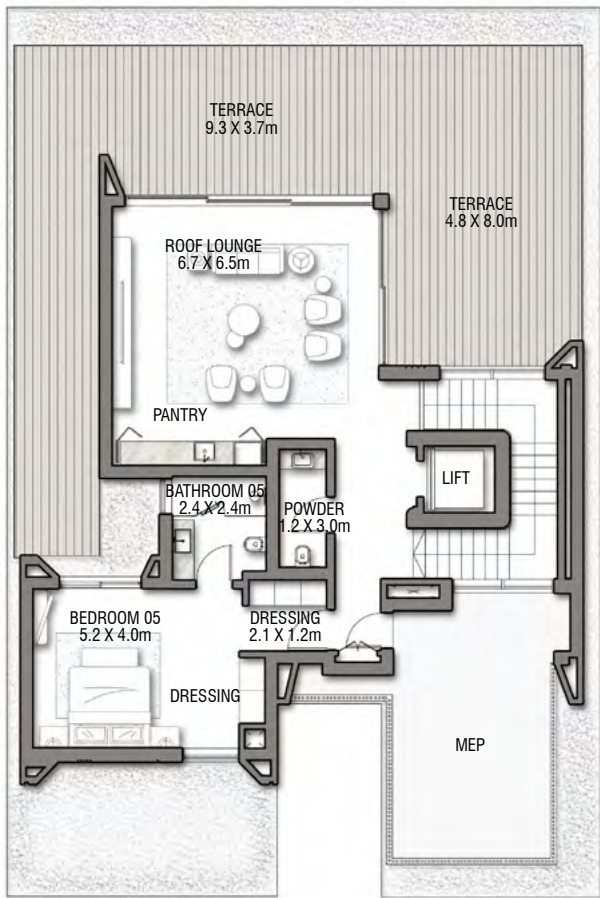


BEACH VILLA O
CRYSTAL SPRINGS - STREET SIDE

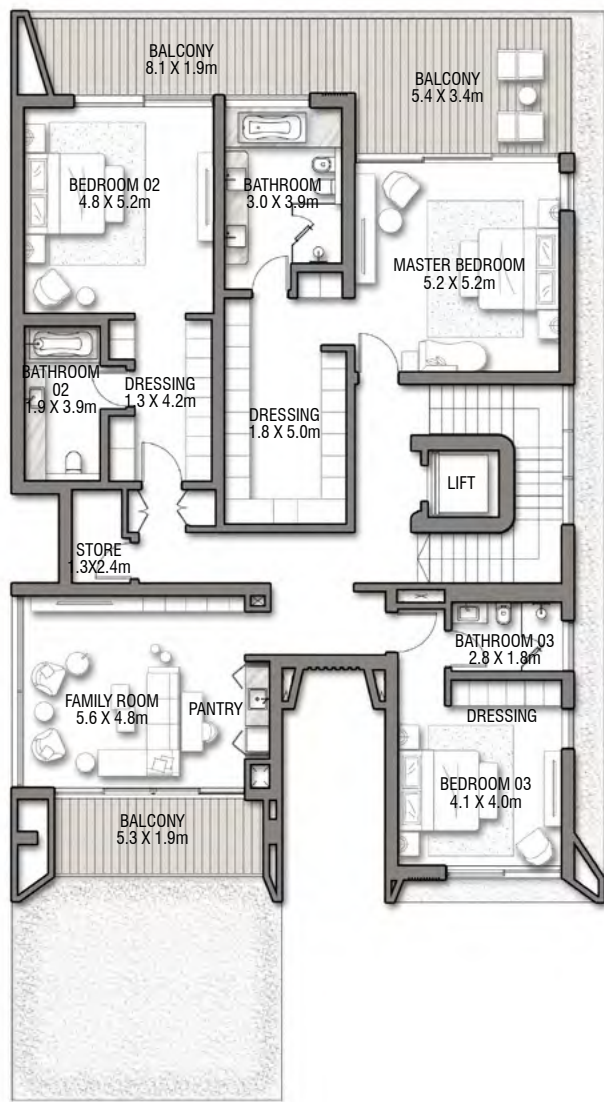




GROUND FLOOR



SECOND FLOOR



FIRST FLOOR

BEACH VILLAS COLLECTION

VILLA
CRYSTAL SPRINGS

G + 2
5 BEDROOMS + FAMILY ROOM
+ ROOF LOUNGE AND TERRACE

FLOOR TYPE	SQ. M.	SQ. FT.
Ground Floor	231.23	2,488.94
Balcony / Terrace / Porch-GF	00.00	00.00
First Floor Area	236.10	2,541.36
Balcony / Terrace - First Floor	46.39	499.34
Second Floor Area	128.24	1,380.36
Balcony / Terrace - Second Floor	99.34	1,069.29
Garage - Covered	45.13	485.78
TOTAL BUILT-UP AREA	786.43	8,465.06
Garage with Pergola	0.0	0.0
TOTAL AREA	786.43	8,465.06

VILLA

WAVE CREST

THE BEACH COLLECTION

INSPIRED BY
PALM JEBEL ALI

BEACH VILLA P
WAVE CREST - BEACH SIDE



BEACH VILLA P
WAVE CREST - INTERIOR DINING



BEACH VILLA P
WAVE CREST - MASTER BEDROOM



BEACH VILLA P
WAVE CREST - MASTER BATHROOM



BEACH VILLA P
WAVE CREST - MULTI-PURPOSE AREA

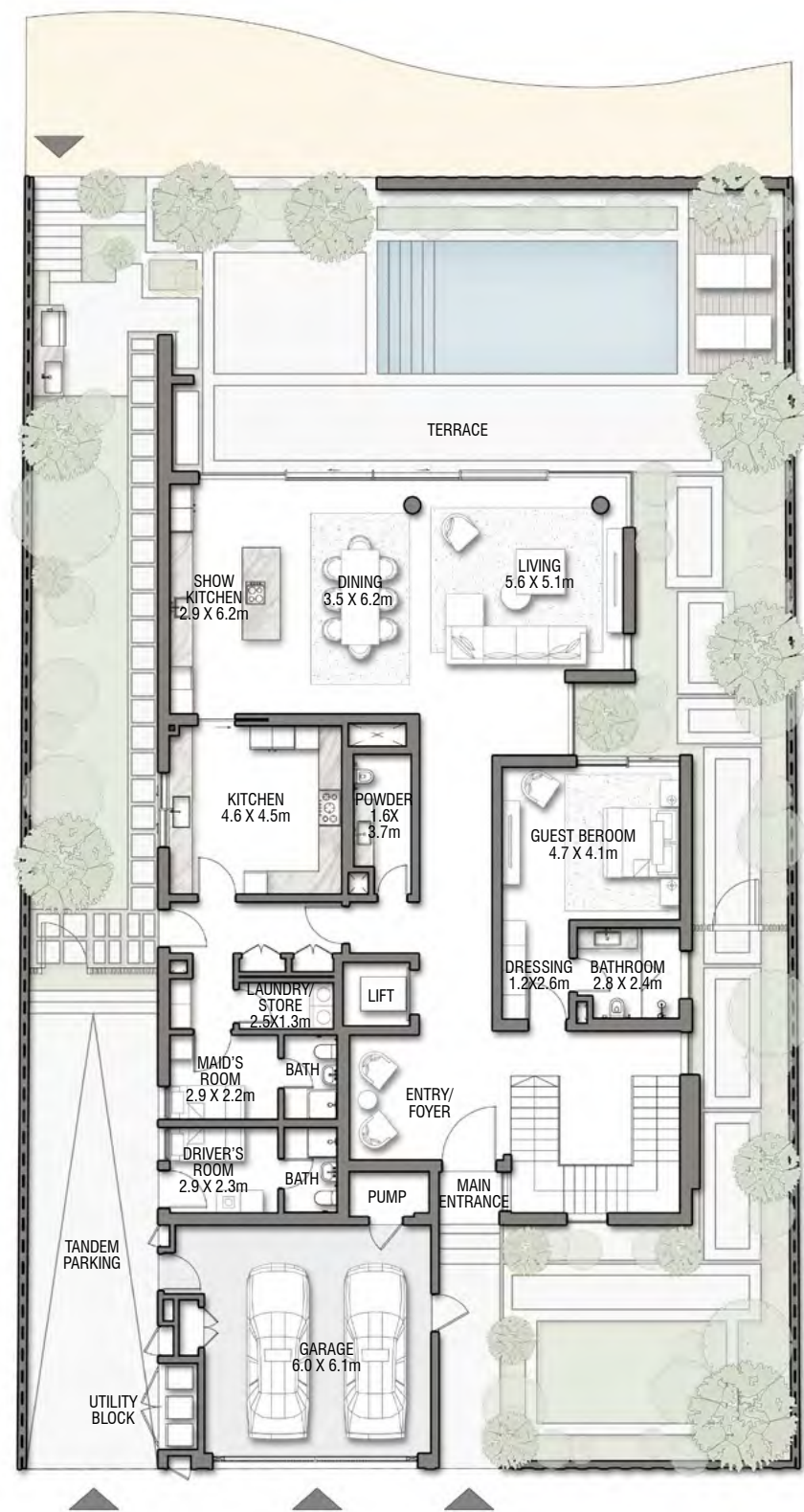


BEACH VILLA P
WAVE CREST - GUEST BATHROOM

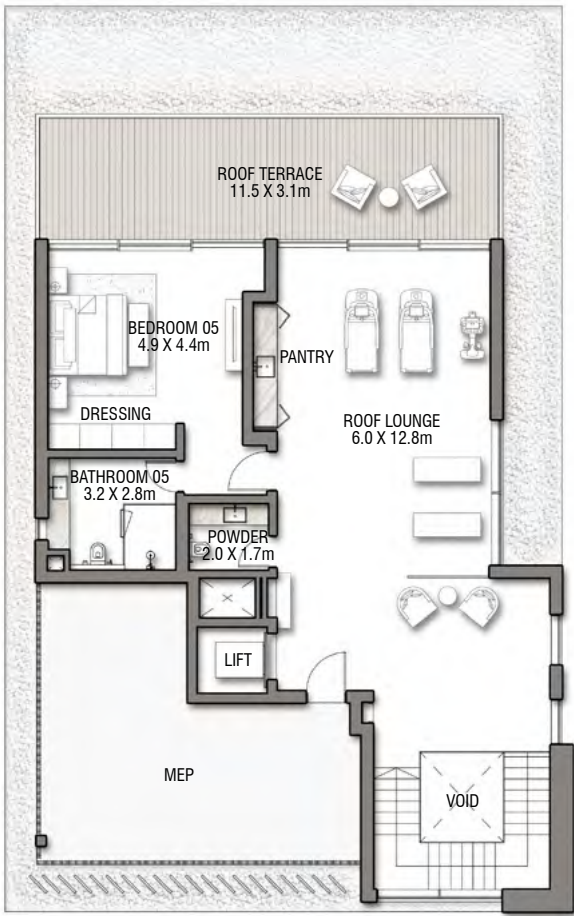


BEACH VILLA P
WAVE CREST - STREET SIDE

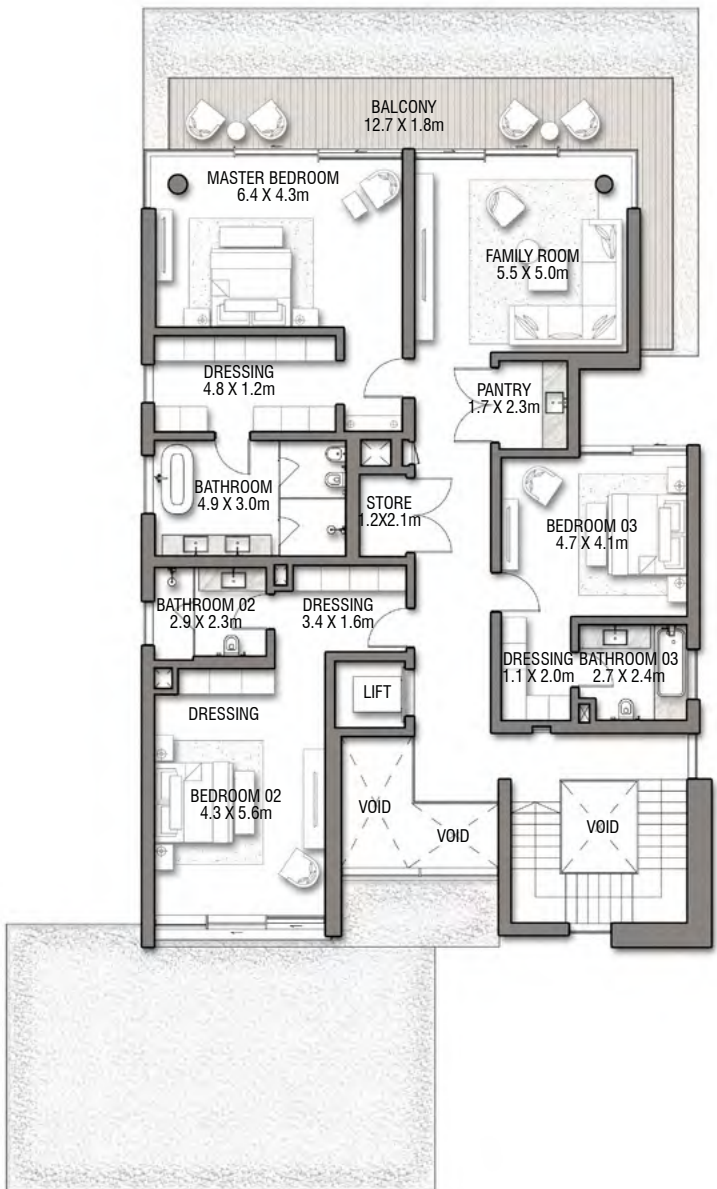




GROUND FLOOR



SECOND FLOOR



FIRST FLOOR

BEACH VILLAS COLLECTION

VILLA
WAVE CREST

G + 2
5 BEDROOMS + FAMILY ROOM
+ ROOF LOUNGE AND TERRACE

FLOOR TYPE	SQ. M.	SQ. FT.
Ground Floor	257.78	2,774.72
Balcony / Terrace / Porch-GF	2.32	24.97
First Floor Area	248.35	2,673.22
Balcony / Terrace - First Floor	29.09	313.12
Second Floor Area	154.62	1,664.32
Balcony / Terrace - Second Floor	35.68	384.06
Garage - Covered	49.64	534.32
TOTAL BUILT-UP AREA	777.48	8,368.73
Garage with Pergola	0.0	0.0
TOTAL AREA	777.48	8,368.73

Numbers, square footage and floor plans are approximate. Final dimensions, square footage and floor plans may vary and are subject to change without notice. The developer reserves the right to make revisions. Built-Up Area is measured in accordance with Dubai Land Department standards. Plans, artistic renderings, landscaping and images are for illustrative purposes only and are subject to change without notice. Landscape shown is indicative and not provided by the developer. Pool layout and configuration shown on floor plans are for general illustrative purposes only and are not provided by the developer.

V I L L A

O C E A N
W H I S P E R

THE BEACH COLLECTION

INSPIRED BY
PALM JEBEL ALI

BEACH VILLA Q
OCEAN WHISPER - BEACH SIDE



BEACH VILLA Q
OCEAN WHISPER - EXTERIOR



BEACH VILLA Q
OCEAN WHISPER - INTERIOR LIVING



BEACH VILLA Q
OCEAN WHISPER - INTERIOR DINING & KITCHEN



BEACH VILLA Q

OCEAN WHISPER - MASTER BEDROOM

BEACH VILLA Q
OCEAN WHISPER - MASTER BATHROOM



BEACH VILLA Q
OCEAN WHISPER - MULTI-PURPOSE AREA

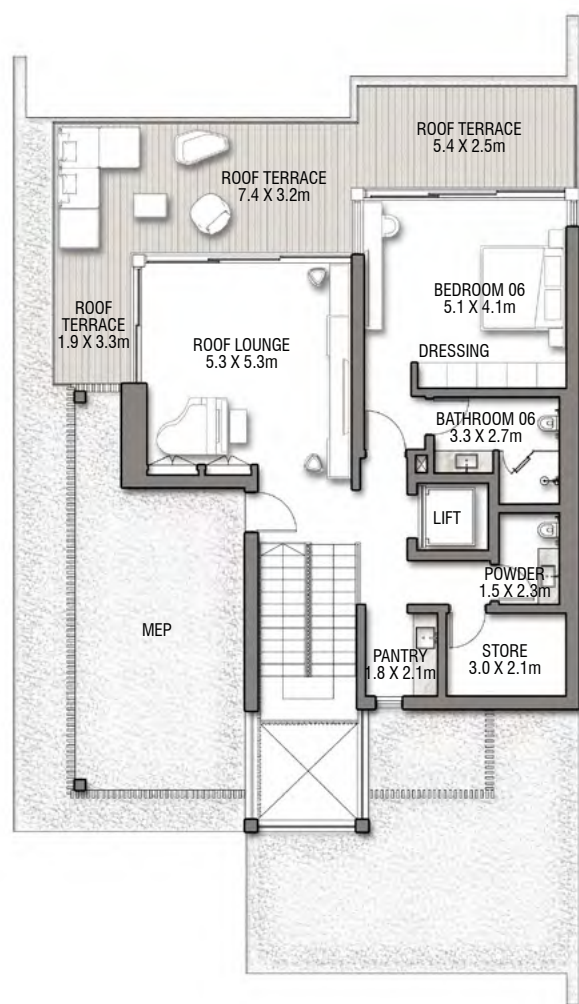


BEACH VILLA Q
OCEAN WHISPER - STREET SIDE

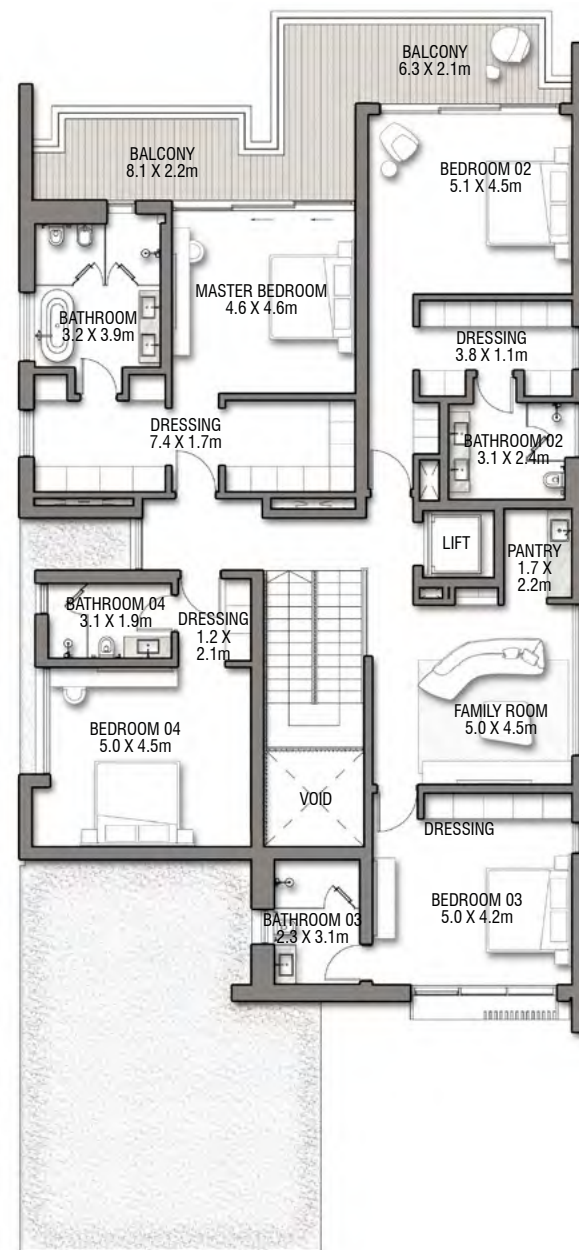




GROUND FLOOR



SECOND FLOOR



FIRST FLOOR

BEACH VILLAS COLLECTION

VILLA

OCEAN WHISPER

G + 2

6 BEDROOMS + FAMILY ROOM
+ OFFICE + ROOF LOUNGE
AND TERRACE

FLOOR TYPE	SQ. M.	SQ. FT.
Ground Floor	258.11	2,778.27
Balcony / Terrace / Porch-GF	2.81	30.25
First Floor Area	260.37	2,802.60
Balcony / Terrace - First Floor	32.60	350.90
Second Floor Area	123.40	1,328.27
Balcony / Terrace - Second Floor	45.28	487.39
Garage - Covered	49.91	537.23
TOTAL BUILT-UP AREA	772.48	8,314.91
Garage with Pergola	0.0	0.0
TOTAL AREA	772.48	8,314.91

Numbers, square footage and floor plans are approximate. Final dimensions, square footage and floor plans may vary and are subject to change without notice. The developer reserves the right to make revisions. Built-Up Area is measured in accordance with Dubai Land Department standards. Plans, artistic renderings, landscaping and images are for illustrative purposes only and are subject to change without notice. Landscape shown is indicative and not provided by the developer. Pool layout and configuration shown on floor plans are for general illustrative purposes only and are not provided by the developer.

V I L L A

B L U E J A Y

T H E B E A C H C O L L E C T I O N

I N S P I R E D B Y
P A L M J E B E L A L I

BEACH VILLA R
BLUEJAY - BEACH SIDE



BEACH VILLA R
BLUEJAY - EXTERIOR



BEACH VILLA R
BLUEJAY - INTERIOR ENTRANCE FOYER



BEACH VILLA R
BLUEJAY - COURTYARD



BEACH VILLA R
BLUEJAY - INTERIOR DINING & KITCHEN



BEACH VILLA R
BLUEJAY - MASTER BEDROOM



BEACH VILLA R
BLUEJAY - MASTER BATHROOM



BEACH VILLA R
BLUEJAY - MULTI-PURPOSE AREA



BEACH VILLA R
BLUEJAY - STREET SIDE

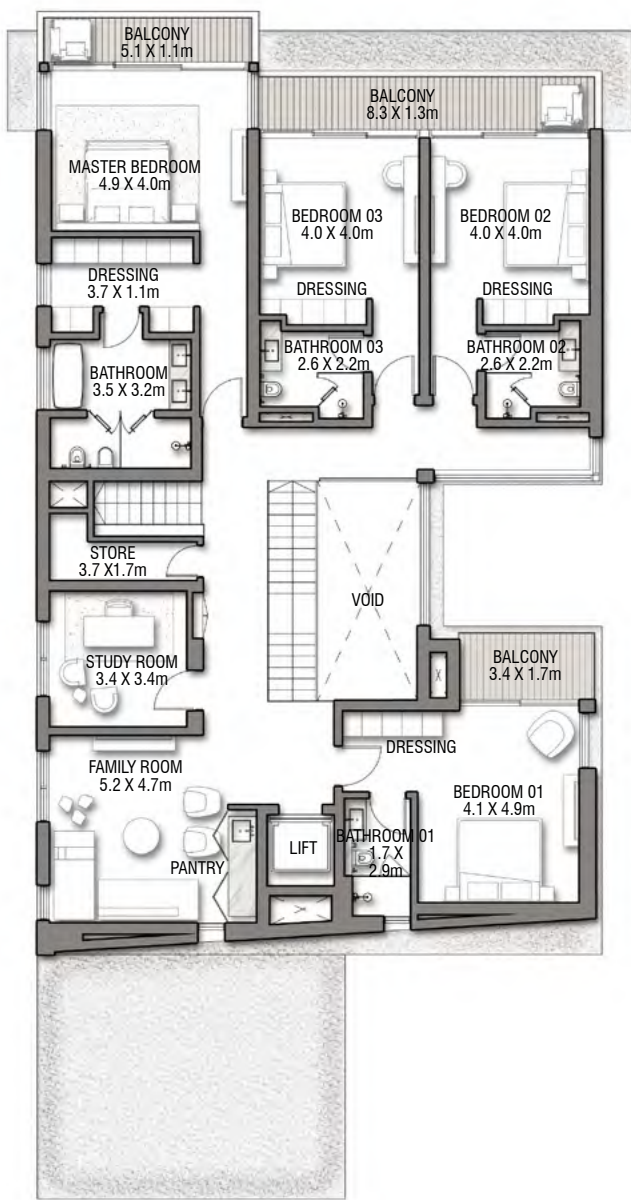




GROUND FLOOR



SECOND FLOOR



FIRST FLOOR

BEACH VILLAS COLLECTION

VILLA

BLUEJAY

G + 2

6 BEDROOMS + FAMILY ROOM
+ ROOF LOUNGE AND TERRACE

FLOOR TYPE	SQ. M.	SQ. FT.
Ground Floor	252.32	2,715.95
Balcony / Terrace / Porch-GF	00.00	00.00
First Floor Area	250.82	2,699.80
Balcony / Terrace - First Floor	22.64	243.69
Second Floor Area	147.49	1,587.57
Balcony / Terrace - Second Floor	48.12	517.96
Garage - Covered	49.08	528.29
TOTAL BUILT-UP AREA	770.47	8,293.27
Garage with Pergola	0.0	0.0
TOTAL AREA	770.47	8,293.27

V I L L A

INTERIOR DESIGN COLOUR SCHEME

T H E B E A C H C O L L E C T I O N

FINISHES SCHEDULE: BEACH VILLA P

WAVE CREST - SERENITY

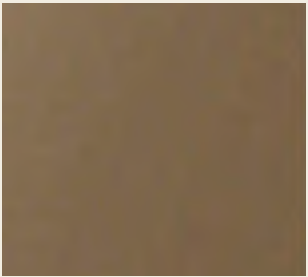
L I V I N G / D I N I N G / K I T C H E N



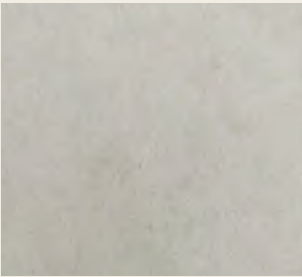
STONE FLOOR



KITCHEN SHUTTERS



KITCHEN GLASS



KITCHEN COUNTERTOP / BACKSPLASH

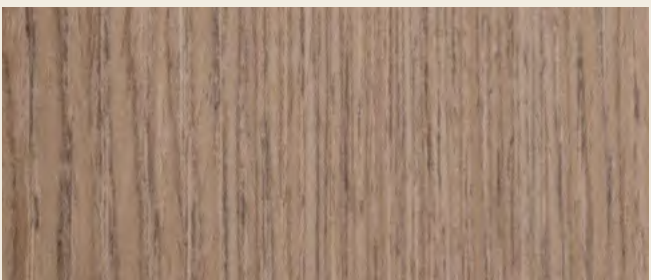


METAL ACCENTS

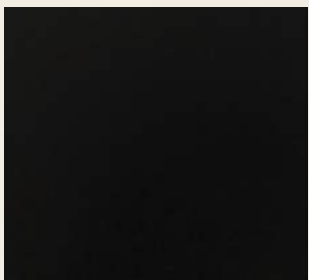
M A S T E R B E D R O O M



STONE FLOOR



DOORS



METAL ACCENTS

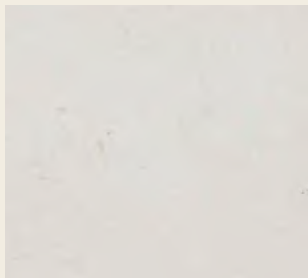
M A S T E R B A T H R O O M



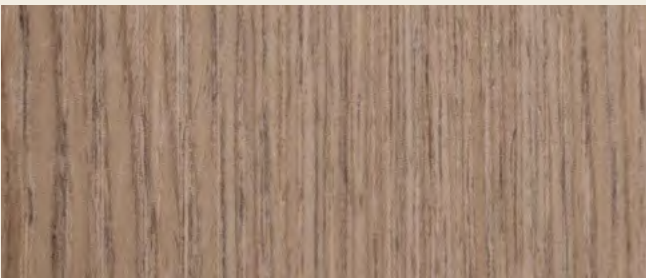
STONE FLOOR & WALLS



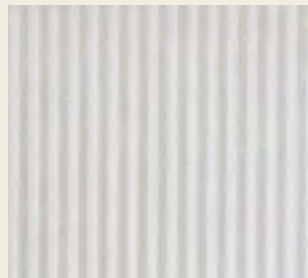
FEATURE WALLS



VANITY TOP



VANITY SHUTTERS

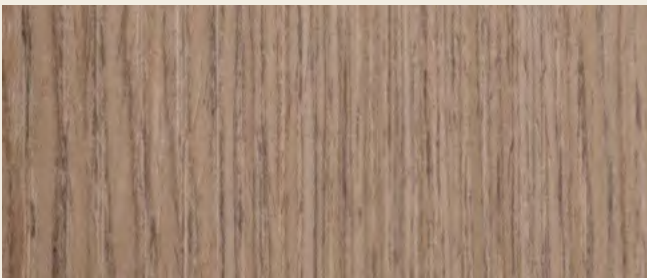


SHOWER PARTITION

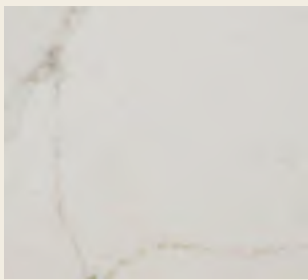
T Y P I C A L B A T H R O O M



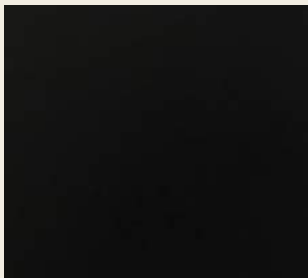
PORCELAIN FLOOR & WALLS



VANITY SHUTTERS



VANITY TOP



METAL ACCENTS

B E D R O O M S / 2 N D F L O O R



PORCELAIN FLOOR



WARDROBES

PALM JEBEL ALI



NAKHEEL

STARTING PRICE 18.1 MILLION

*ALL PRICES ARE IN AED

PAYMENT PLAN

DOWN PAYMENT

20%

ON BOOKING

1ST INSTALMENT

5%

APRIL 2025

2ND INSTALMENT

5%

AUGUST 2025

3RD INSTALMENT

10%

DECEMBER 2025

4TH INSTALMENT

5%

APRIL 2026

5TH INSTALMENT

5%

AUGUST 2026

6TH INSTALMENT

10%

DECEMBER 2026

7TH INSTALMENT

5%

APRIL 2027

8TH INSTALMENT

10%

AUGUST 2027

9TH INSTALMENT

5%

NOVEMBER 2027

10TH INSTALMENT
(ON HANDOVER)

20%

NOVEMBER 2028

*ESTIMATED CONSTRUCTION COMPLETION: NOVEMBER 2028

ONLINE REGISTRATION PROCESS

DO'S

- Only use the link provided in the registration notification.
- Only register clients with genuine interest.
- Fill out your client's details where it states 'customer' and your personal details where it states 'broker'.
- To avoid delays at the booking stage, please ensure that your client's email address and mobile number are correct, and their name is exactly as it appears on their passport.
- Select the correct agency name.

DON'TS

- Do not register your client before receiving the official registration notification.
- Registrations received before the official notification will be excluded.
- Do not fill in your email ID in the client's email ID field.
- Do not fill in your mobile number in the client's mobile number field.
- Do not register the same client more than once.
- Do not register inaccurate client names.
- Do not forge, alter or duplicate tokens. This will significantly reduce your chances of obtaining a unit and increase the possibility of being excluded from future launches.



NAKHEEL