



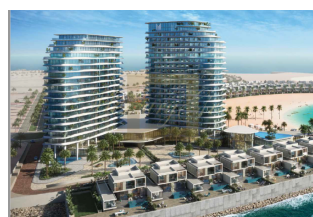
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Premium island villas and townhouses by the sea

UAE, Ras al Klaimah

Price:	€ 655 000
Object type	House, Twin Houses
Market	New building
Bedrooms	2
Area	229 m2
Category	For sale



This is a flagship project from the UAE's leading investment holding, located in the northern emirate of Ras Al Khaimah, which is very attractive for investors, with magnificent natural landscapes and developed modern infrastructure. You can choose from townhouses and villas with sea views and roof terraces.

The project will be delivered in the 4th quarter of 2024.

The proposed installment plan involves paying the remaining 40% after the keys are issued within three!

Project capitalization - at least 30%! (resale is possible after payment of 30% installments).

Unique location Extraordinary island lifestyle. An exceptional place for investment.

A premium beach complex on the shores of Al Marjan Island, comparable in comfort and scope to the Palm Jumeirah island in Dubai.

The island, with spectacular open panoramic views of the Arabian Gulf, is made up of 4 coral-shaped artificial islands that come together to form one incredible destination that stretches 4.5 km out to sea, covers an area of 2.7 million square meters, and has 7.8 km of sandy beaches and 23 km of coastline.

Immerse yourself in a unique lifestyle on an island thriving with major international investment and high-profile developments including resorts, luxury homes, hotels and spas. Live life to the fullest surrounded by the Arabian Peninsula, Yanis and Jais Mountains, mangrove forests and crystal clear waters.

You will find breathtaking sea views, a private private beach with white sand, life away from the bustle of the city and a variety of activities.

Active holiday surrounded by stunning nature

• We work for You! •



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This is not just a resort on the seashore away from the bustle of the city. A variety of outdoor recreation awaits you: a yacht club, paragliding and hot air balloon flights, zip lining, water sports, mountain walks, rowing. Explore the Jebel Jais mountains, rolling desert dunes and lush oases located just off the island.

Five minutes to the first casino in the Arab world

Just five minutes away by car, the first casino in the Persian Gulf region will be located, which will become a new point of attraction for tourists from all over the world and will definitely lead to an increase in the price of real estate located in this region.

The casino is scheduled to open in 2026. The entertainment complex will be managed by Wynn Resorts, a corporation that specializes in casinos in Las Vegas.

Townhouses and villas by the sea - the epitome of privacy and modern luxury

You can choose from two-bedroom townhouses with roof terraces and three to five-bedroom villas, Perla, Aqua, Azure, Alina and Layan, with wonderful spaces for entertaining and guests.

All villas have stunning views and offer maximum privacy, in addition to ample storage and convenient service areas. Grouped into clusters of four and two houses, the townhouses break out of predictable conformity.

The interiors feature open-concept living, dining and kitchen spaces and a show staircase connecting the first and second floors with a stone accent wall.

Echoing the spirit of an upscale beach resort, the interior features contemporary materials and details. Every detail makes life here unusual and carefree.

Watch the sunrise from one of the spacious and luxurious 4 bedroom villas with direct beach access or with incredible front row sea views. Enjoy stunning panoramas from the roof terrace of the 3-storey 3-bedroom villas and 2-bedroom townhouses. You will have the opportunity to live in a beautifully designed home that exudes sophistication and luxury.

10% Down payment Q4 2024 Issuance of keys 2.7M AED Minimum cost 11,840 AED cost per square meter

Installment Plan and Payment Schedule

10% Down payment 7% First to sixth installment 8% Seventh installment 5% Eighth to fifteenth installment

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