



ID: AE-34-93131  
WWW.MERCURYESTATE.COM  
TEL./VIBER/WHATSAPP:  
+ 37129102085



### Luxury project in Dubai

UAE, Dubai

<b>Price:</b>	<b>€ 4 776 015</b>
<b>Object type</b>	Apartment
<b>House type</b>	New project
<b>Market</b>	New building
<b>Quarter of finishing:</b>	Q4
<b>Year of finishing:</b>	2025
<b>Bedrooms</b>	2
<b>Number of rooms</b>	3
<b>Area</b>	189 m2
<b>Category</b>	For sale



The project will be located in Business Bay and will consist of two towers with a height of 52 floors (4B+G+1P+45+R).

The architectural concept will combine unique craftsmanship with impeccable heritage. The project's exterior contours will be reminiscent of the beaches of the French Riviera and the dunes of Dubai.

#### Payment Plan:

Installment plan up to 3 years

20% - First payment

60% - On time construction

20% -Upon completion

#### Dimensions:

Layout type: 2 bedrooms

Total area: 189 sq. m.

Starting price: from 5.2 mil USD

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Delivery: 4th quarter 2025

USP:

182 2-4 bedroom signature residences

Exclusive private beach

Spectacular views of the Dubai Water Canal on one side and Burj Khalifa-Downtown on the other.

7 parking spaces for Sky Mansion penthouse residents

Car elevators from garage to penthouses

Location:

5 min drive to Burj Khalifa

15 min drive to Dubai Marina and JBR

20 min drive to Dubai International Airport

Within 5 minutes you can reach many of Dubai's most visited attractions, including The Dubai Mall, Dubai Fountains, Dubai Opera and Burj Khalifa.

10 min drive to the nearest entertainment centers

Facilities and Services:

Beach in Riviera style;

Pool;

Rejuvenating spa with Jacuzzi;

Fitness club;

Chef services;

Valet parking;

VIP room for property owners;

Exhibition space for resident supercars;

Residence cleaning;

Coach services;

Security 24/7

Personal driver;

F&B establishments.

**Contacts:**



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