



VILLAS

**4 BEDROOMS**  
**TYPE A - SMALL**

TOTAL BUILT-UP AREA : 3,563.61  
PLOT AREA : 4,919 Sq.Ft – 6,155 Sq.Ft

**4 BEDROOMS**  
**TYPE B - LARGE**

TOTAL BUILT-UP AREA : 4,042.06  
PLOT AREA : 5,549 Sq.Ft – 8,594 Sq.Ft

**4 BEDROOMS**  
**TYPE B - SMALL**

TOTAL BUILT-UP AREA : 3,476.74  
PLOT AREA : 4,982 Sq.Ft – 7,911 Sq.Ft

**5 BEDROOMS**  
**TYPE A**

TOTAL BUILT-UP AREA : 4,578.00  
PLOT AREA : 5,947 Sq.Ft – 8,341 Sq.Ft

**4 BEDROOMS**  
**TYPE A - LARGE**

TOTAL BUILT-UP AREA : 4,091.47  
PLOT AREA : 5,532 Sq.Ft – 8,975 Sq.Ft

**5 BEDROOMS**  
**TYPE B**

TOTAL BUILT-UP AREA : 4,451.95  
PLOT AREA : 6,115 Sq.Ft – 8,959 Sq.Ft

	Typical Plot Size	Original Price	Market Price	DLD Transacted Price
<b>4BR Small</b>	5,100 - 6,100 sqft	AED 2.9M - 3.3M	AED 3.7M - 4M	AED 3.4M - 3.9M
<b>4BR Large</b>	6,000 - 7,700 sqft	AED 3.7M - 4.1M	AED 4.3M - 4.9M	AED 4M - 4.9M
<b>5BR</b>	6,100 - 8000 sqft	AED 4M - 4.46M	AED 5.1M - 5.8M	AED 5.2 - AED 5.5M





**HANDOVER IN EARLY 2024**

**TOWNHOUSES**

**3 BEDROOMS**

**TYPE A**

TOTAL BUILT-UP AREA : 2,807.00

TYPICAL PLOT AREA : 2,500 - 2,700 Sq.Ft

**4 BEDROOMS**

**TYPE A**

TOTAL BUILT-UP AREA : 3,013.00

TYPICAL PLOT AREA : 3,500 Sq.Ft

**3 BEDROOMS**

**TYPE B**

TOTAL BUILT-UP AREA : 2,628.00

TYPICAL PLOT AREA : 2,500 - 2,700 Sq.Ft

**4 BEDROOMS**

**TYPE B**

TOTAL BUILT-UP AREA : 2,894.00

TYPICAL PLOT AREA : 3,500 Sq.Ft

	Typical Plot Size	Original Price	Market Price	DLD Transacted Price
<b>4 BED TYPE A</b>	3,500 Sqft	AED 1.9M - 2.1M	AED 2.9 - 3.1 M	AED 2.6 - 2.7M
<b>4 BED TYPE B</b>	3,500 Sqft	AED 1.9M - 2.2M	AED 3.1 - 3.3 M	AED 2.8 - 3.0 M
<b>3 BED TYPE A</b>	2,500 - 2,700 Sqft	AED 1.7M - 1.8M	AED 2.7 M	AED 2.3 - 2.5M
<b>3 BED TYPE B</b>	2,500 - 2,700 Sqft	AED 1.7M - 1.8M	AED 2.5- 2.7M	AED 2.3 - 2.5M

