



THE COMMUNITY

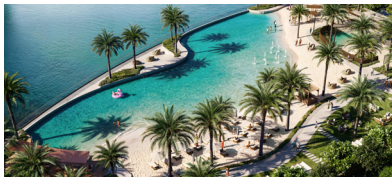
Dubai Creek Harbour is an ultra-modern, stylish, and pedestrian-friendly neighborhood that integrates seamlessly with Dubai's sustainable urban character. Nestled along the historic Dubai Creek, this community is masterfully planned, offering a balanced mix of residential, retail, business, and recreational spaces. With 7.4 million sqm of residential space and 500,000 sqm of parks and open spaces, Dubai Creek Harbour is a vibrant community ideal for those seeking modern, sustainable living.

THE BRAND

Address Hotels + Resorts redefines hospitality with its warm and personal touch, setting new standards for luxury and elegance. Every detail is crafted to create a memorable experience, enriching your life with style and comfort. From the shimmering shores of the Maldives to the vibrant streets of Dubai, and across Saudi Arabia, Egypt, Turkey, and beyond, Address invites you to discover a world Where Life Happens.

WHY ADDRESS RESIDENCES – DUBAI CREEK HARBOUR?

- **Waterfront Luxury:** Enjoy the tranquility of a private beach along Dubai Creek, where every day offers a retreat into luxury.
- **Sustainability at its Core:** The development is designed with advanced lighting controls, energy-efficient systems, and smart waste management practices, seamlessly blending luxury with sustainability.
- **Designed for an Active Lifestyle:** Situated within an impressive public realm, Address Residences Dubai Creek Harbour offers a dynamic environment with a scenic waterfront promenade, play areas, adventure playgrounds, cycling tracks, and skate parks.
- **Exceptional Connectivity:** Offering seamless access to the city's top destinations, including efficient road networks, four metro stations, and a water taxi to Downtown Dubai, this residence exemplifies urban luxury living.
- **Contemporary Elegance:** The architecture combines modern sophistication with timeless design, featuring expansive windows, sleek façades, and elegant aluminum finishes that reflect the luxury within.



LOCATION AND VIEWS

- **Prime Positioning:** Ideally located just 10 minutes from Burj Khalifa, 15 minutes from Dubai International Airport, and 5 minutes from Ras al Khor Wildlife Sanctuary.
- **Unmatched Connectivity:** At the crossroads of Al Jaddaf and Festival City, with access to efficient road networks, four metro stations, and a water taxi to Downtown Dubai.
- **Scenic Vistas:** Enjoy panoramic views of Dubai Creek and the lush greenery of the central park, where every window frames a scene of unmatched beauty.

Payment Plan	Payment Percentage	Date
Down Payment	10%	Aug 2024
1st Instalment	10%	Oct 2024
2nd Instalment	10%	Mar 2025
3rd Instalment	10%	Aug 2025
4th Instalment 10% Construction Completion	10%	Jan 2026
5th Instalment 20% Construction Completion	5%	Jun 2026
6th Instalment 40% Construction Completion	10%	Jan 2027
7th Instalment 60% Construction Completion	5%	Aug 2027
8th Instalment 80% Construction Completion	10%	Mar 2028
9th Instalment 100% Construction Completion	20%	Jan 2029

RESIDENTIAL UNITS

Apartments		Area Sq. ft.		Starting Price (in AED Mn)
No. of Units	No. of Bedrooms	Min. Area (sq. ft.)	Max. Area (sq. ft.)	From
144	1-Bedroom	735	810	2.0 Mn
140	2-Bedroom	1,075	1,328	2.63 Mn
34	3-Bedroom	1,894	1,911	5.36 Mn
6	3-Bedroom Townhouse	3,538	3,557	7.31 Mn

- **Total units:** 324
- **Luxurious Living Spaces:** Choose from beautifully designed one, two, and three-bedroom apartments, or spacious three-bedroom townhouses, each offering a perfect blend of comfort and style.
- **Comfort and Style:** Each unit is thoughtfully designed with open layouts, luxurious finishes, and balconies that provide stunning views of the creek and the skyline.



PREMIER AMENITIES



- State-of-the-art gymnasium
- Multi-purpose hall
- Adult & Children's swimming pools
- Outdoor children's play area
- BBQ Area
- Landscaped podium decks
- Resident lounge and grand lobby
- Dedicated parking spaces

THE DEVELOPER

EMAAR'S REVENUE FOR 2023 – AED 26.7 billion (US\$ 7.3 billion)

With a proven track-record in delivery, Emaar has delivered approximately 108,000 residential units in Dubai and other global markets since 2002, including notable landmarks such as Burj Khalifa, a global icon, and Dubai Mall, the world's most-visited retail and lifestyle destination.