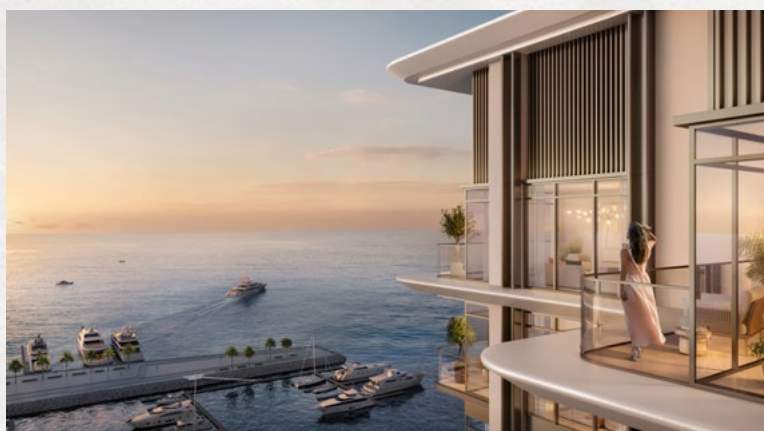


The Community

Rashid Yachts and Marina is the new global destination for discerning yacht owners to experience Dubai's buzzing scene in an elegant environment where beauty and luxury collide. Designed to encapsulate the ultimate modern architecture, it combines luxury residences and a full-service marina with an appealing mix of restaurants and shops, creating a unique definition of "living at sea".

Why Marina Views?

- Choose between masterfully detailed and expansive 1-, 2-, 3- and 4-bedroom apartments with panoramic windows offering endless water and outdoor living space views.
- Boasts direct access to the luxurious marina.
- Has a landscaped amenity platform featuring a variety of world-class amenities.
- Designed to be a contemporary residential oasis which offers tranquil surroundings and exciting nearby attractions.
- Premier residences thoughtfully designed with elegance and style.
- Moments away from beautiful dining, retail, shopping, and leisure experiences.



Location and Views

- 10 min to Sheikh Zayed Road, 15 min to Dubai International Airport, 20 min to Downtown Dubai, 20 min to the Dubai Mall/Burj Khalifa, and 20 min to Dubai Creek Harbour.
- Adjacent to the community park and Dubai's longest swimmable canal pool.
- Direct access to the Promenade with a plethora of retails and dining options.
- Endless outdoor living space views.
- Prime view of the Marina.

Payment Plan

Payment Plan	Payment Percentage	Date
Down Payment	10%	JUL 2024
1st Instalment	10%	SEP 2024
2nd Instalment	10%	FEB 2025
3rd Instalment	10%	JUL 2025
4th Instalment 10% Construction Completion	10%	JUN 2026
5th Instalment 20% Construction Completion	10%	NOV 2026
6th Instalment 40% Construction Completion	10%	MAY 2027
7th Instalment 60% Construction Completion	10%	OCT 2027
8th Instalment 100% Construction Completion	20%	DEC 2028

Residential Units

- 1-, 2-, 3-, 4-bedroom apartments.
- Contemporary architectural design and interiors.

Villas	UNITS	Min. Area (sq. ft.)	Max. Area (sq. ft.)	Starting Price (in AED Mn)
1-Bedroom	249	724	820	1.65 Mn
2-Bedroom	175	1,220	1,926	2.52 Mn
3-Bedroom	107	1,687	1,885	4.30 Mn
4-Bedroom	14	2,905	2,977	9.10 Mn



Amenities

- The Canal Pool
- Recreational Courts
- Luxurious Marina
- School
- Community Park
- Boardwalk promenade
- Splash Park
- Waterfront Plaza
- Gym
- Infinity Swimming Pool



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.