

BASHAYER

By
MODON

BASHAYER VILLAS

Situated on Hudayriyat Island, Abu Dhabi, Bashayer Villas is a serene gated community where every villa features spacious interiors, elegant finishes, and seamless waterfront views. With an array of world-class amenities, it stands as a distinctive retreat designed for exceptional living.

UNIT TYPES:
4- and 5-bedroom villas

PAYMENT PLAN:
50 / 50

PRICES FROM:
AED 7.2m

HANDOVER:
March 2029

Type	No. of Beds	GSA
Select	4	365 sqm
Shore	5	590 sqm



AMENITIES



WATERFRONT LOCATION



GATED COMMUNITY



CHILDREN'S PLAY AREA



COMMUNITY CENTRE



GYM



SWIMMING POOL



CYCLING AND JOGGING TRAILS



PARK AND GREEN SPACES



MULTI-SPORTS COURT



PADEL COURTS

PAYMENT PLAN

1	Down Payment	10%	Payable on the Reservation Date
2	Commencement of Infrastructure Works	5%	30 May 2026
3	Appointment of Villa Contractor	5%	30 November 2026
4	50% Completion of Sub-structure	10%	30 May 2027
5	50% Completion of Super-structure	5%	30 November 2027
6	50% Completion of Façade Works	10%	30 May 2028
7	Completion/BCC	5%	30 November 2028
8	Upon Handover	50%	31 March 2029

LOCATION: HUDAYRIYAT ISLAND



MINUTES AWAY.
WORLDS APART.

15 MINS
Sheikh Zayed
Grand Mosque

25 MINS
Zayed
International
Airport

25 MINS
Abu Dhabi
Global Market
(ADGM)

35 MINS
Saadiyat
Island

30 MINS
Yas Island

90 MINS
Downtown
Dubai