

# AMWAJ

TOWER



# Where Comfort Meets Contemporary Living

Amwaj Tower offers a balanced coastal lifestyle that combines modern living with everyday convenience. Ideally located near Ajman Beach, it provides easy access to key amenities, shopping destinations, and essential services.

## Amwaj Tower

Designed for families and professionals alike, the tower features well-planned spaces and a relaxed living environment, perfectly suited to today's evolving lifestyle.

## Distances to Key Destinations

- **Ajman Beach:** 2 minutes
- **Sharjah Beach:** 2 minutes
- **Ajman Free Zone :** 10 minutes
- **Al Hamediya Park:** 15 minutes
- **Al Hamriyah Beach:** 25 minutes
- **Sharjah International Airport:** 25 minutes
- **Dubai International Airport (DXB):** 30 minutes
- **Downtown Dubai & Burj Khalifa:** 35 minutes

## Ameneties That Elevate

### On-Site

- Fully-Equipped Gym
- Spacious Pool
- Kids' Play Areas
- 24-Hour Security
- Multi-Storey Parking
- Sauna and Steam Room
- Relaxation Zones
- Retail & Restaurants

### Nearby

- Markets and Shopping Centers
- Schools and Universities
- Parks
- Recreation Centers
- Restaurants
- Walking Areas
- Sitting Areas



# A Sanctuary of Comfort and Style

Amwaj Tower offers a curated selection of 1-bedroom, 2-bedroom and 3-bedroom residences, designed to maximise space and natural light.

**Unit Mix:** 1-Bedroom, 2-Bedroom, 3-Bedroom  
Total Number of Units: 650  
1-Bedroom Sizes: 1216.96 SQFT to 1440.31 SQFT  
2-Bedroom Sizes: 1855.69 SQFT to 2064.62 SQFT  
3-Bedroom Sizes: 2864.06 SQFT to 3175.67 SQFT  
Starting Prices: From 975,000 AED

**Total Units:** 650  
**Unit Types:** 1, 2 & 3 Bedroom Apartments  
**Location:** Ajman  
**Completion:** Q2, 2029  
**Payment Plan:** Over 5 Years – 10% Down Payment

Vista Real Estate Developments is a reputable developer known for its commitment to quality, innovation, and customer satisfaction. With a focus on creating exceptional residential spaces, Vista Real Estate Developments contributes to the growth of Ajman and the Northern Emirates.



# Required Documents

## PRIVATE INDIVIDUAL

### *National / UAE Resident*

- Passport Copy
- Passport Copy Signature Page
- Visa Page
- Emirates ID
  - *Contact Details*
  - *Address Details*

### **Non-UAE Resident**

- Passport Copy
- Passport Copy Signature Page
- National ID Card
- Contact Details
- Address Details
- 10% Reservation Deposit of Unit Value in AED through Credit Card or Cheque

## COMPANY

- Board of Resolution
- Certificate of Good Standing
- Trade License / Certificate of Incorporation
- Memorandum of Association
  - Memorandum of Articles
    - English and Arabic Translation
- NOC Owing Properties
- Recent Certificate of Incumbency/ Share Certificate

## MAINLAND

### **OFFSHORE COMPANY**

- Owner's Passport Copy
- Board of Resolution / POA
- Certificate of Good Standing
- Copy of Trade License / Certificate of Incorporation
- Incumbency Certificate
- MOA - English and Arabic Translation
- NOC - Owing a Property in Dubai
- Share Certificate

### **DMCC COMPANY**

- Share Certificate
- MOA - English and Arabic Translation
- Certificate of Good Standing
- Owner's Passport Copy
- Board of Resolution / POA
- Certificate of Registration or
- Certificate of Incumbency



# Booking Process

## Reservation / Application Form

The Reservation Form details the basic terms of the sale, payment plans, and the purchaser's personal information.

## Payment of Reservation Deposit

Following the receipt of the Reservation Deposit, the chosen residence will be reserved for the purchaser.

## Sales & Purchase Agreement (SPA)

Upon receiving the Sales and Purchase Agreement (SPA), the purchaser will sign and send back the SPA to the developer, along with instructions for transferring the down payment to the ESCROW account.

## Issuance of Initial Agreement For Sale

Registration of the unit is completed and a certificate of ownership, known as the Initial Agreement of Sale is issued in the purchaser's name. Land Department fees and administration costs will apply at this step.

## Subsequent Payments

To be made as per the payment plan and in compliance with the terms and conditions of the SPA.



# AMWAJ

## TOWER

VISTA  
REAL ESTATE DEVELOPMENTS



فيستا  
للتنوير العقاري

Head Office: Shop 3, Ground Floor,  
Yasmeen Tower B6, Ajman, UAE

Phone: +971 6 744 7711  
Email: info@vistarealestate.ae

[www.vistarealestate.ae](http://www.vistarealestate.ae)