

## WHY REEF ?

We redefine luxury living in Dubai by blending innovation with practical solutions. Our commitment to excellence ensures high-quality, elegant homes that integrate thoughtful practices and timeless design. We create vibrant, connected communities that offer exceptional value.



### INNOVATION

Innovative Patented Climate-Controlled Sunken Balcony: We take pride in introducing our trademark sunken garden concept, an exclusive feature that sets us apart in the real estate market.

### VALUE

We provide exceptional value by combining luxury, quality, and affordability, ensuring our clients receive the best possible living experience for their investment.

### ELEGANCE

We infuse timeless sophistication into our designs, creating environments that exude luxury and class.

### TIMELESS

We are committed to building a greener future by integrating sustainable practices and green spaces into our developments.

### EXCELLENCE

We uphold the highest standards in everything we do, from design to delivery, ensuring exceptional quality in every project.

### COMMUNITY

We believe in creating vibrant, connected communities where people can thrive and live their best lives.



## LOCATION & VIEWS: AL FURJAN

Emerging as one of Dubai's most sought-after family communities and a top choice for both families and investors. Here are some key factors contributing to its growing appeal:



- **Investment Potential:** Strong growth with high demand for residential properties.
- **Family-Oriented:** A secure, family-friendly environment with parks, schools, and healthcare facilities.
- **Convenient Transport:** Direct access to major highways and Al Furjan Metro Station (Route 2020).
- **Proximity to Key Areas:** Close to Jebel Ali Village, Discovery Gardens, and Ibn Battuta Mall.
- **Educational & Healthcare Facilities:** Nearby schools like The Arbor School and healthcare centers such as Medicentres.

## RESIDENTIAL UNITS AND PAYMENT PLAN:

| Apartments         | 142 Units | Area in Sq.ft |        | Starting Price<br>(In AED) | Scan |
|--------------------|-----------|---------------|--------|----------------------------|------|
|                    |           | Min           | Max    |                            |      |
| One Bedroom        | 108 Units | 792           | 916.8  | 1,158,000                  |      |
| Two Bedroom        | 20 Units  | 1338.3        | 1875.5 | 1,996,000                  |      |
| Three Bedroom      | 4 Units   | 2022.2        | 2636   | 2,676,000                  |      |
| Four Bedroom Villa | 10 Units  | 3424          | 3695   | 4,394,000                  |      |

| Instalment                    | Payment Percentage | Due Date    |
|-------------------------------|--------------------|-------------|
| Down Payment / 1st Instalment | 20 %               | Booking Day |
| 2nd Instalment                | 5 %                | 90 Days     |
| 3rd Instalment                | 5 %                | 180 Days    |
| 4th Instalment                | 5 %                | 270 Days    |
| 5th Instalment                | 5 %                | 360 Days    |
| 6th Instalment                | 5 %                | 420 Days    |
| 7th Instalment                | 5 %                | 480 Days    |
| 8th Instalment                | 5 %                | 540 Days    |
| 9th Instalment                | 5 %                | 600 Days    |
| At Completion                 | 40 %               | JULY 2027   |



## AMENITIES:



- Swimming Pool
- Jacuzzi
- Sunken Seating
- Kids Pool
- Yoga Area
- Vegetable Garden
- Kids Play Area
- Outdoor Cinema
- BBQ with Sitting Area
- Sitting Area with Shade
- Indoor Gym
- Jogging Area
- Two Cricket Pitches
- Tennis and Padel Court
- Basketball Court
- Pickleball Court