



FACTSHEET

BEACH
WALK
RESIDENCE 4

IMTIAZ

PROJECT OVERVIEW

Name:

Beach Walk Residence 4

Location:

Dubai Islands

Developer:

IMTIAZ Developments

Project type:

Residential

BEACH WALK RESIDENCE 4

Beach Walk Residence 4 in Dubai Islands offers a unique lifestyle just moments from the beach, with stunning ocean views. This prime location ensures seamless connectivity to Downtown Dubai and DXB Airport, making it ideal for living and investment. With waterfront residences, world-class amenities, and ongoing developments which enhance value, it's a perfect blend of luxury and financial growth.





AN ICON OF *COASTAL ELEGANCE*

9 Marinas

2 Golf Courses

Breathtaking Sunset Views

21 KM Beachfront

86 Resorts & Hotels

AMENITIES



FAMILY
SWIMMING POOL



ZEN
GARDEN



BBO
AREA



OUTDOOR
YOGA RETREAT



FULLY
EQUIPPED GYM



ROOFTOP
INFINITY POOL



EXTRA VISITOR
PARKING



CLUB
ROOM



ROOFTOP
GARDEN



GRAND
ENTRANCE



KIDS
PLAY AREA

LOCATION OVERVIEW

| | |
|------------------------------|--------|
| Infinity Bridge: | 5 min |
| Waterfront Market: | 5 min |
| Nearest Metro Station: | 8 min |
| Al Mamzar Beach: | 8 min |
| Dubai International Airport: | 12 min |
| The Elite English School: | 12 min |
| Cruise Terminal: | 15 min |
| La Mer Beach: | 15 min |
| Jumeirah Public Beach: | 20 min |
| Dubai Frame: | 20 min |
| Downtown Dubai: | 24 min |
| Dubai Mall: | 24 min |



PAYMENT PLAN

| | | | |
|--|--|--|---|
| ① 20% ON BOOKING | ② 5% 15 TH AUGUST, 2025 | ③ 5% 15 TH NOVEMBER, 2025 | ④ 10% 15 TH MARCH, 2026 |
| ⑤ 5% 15 TH JUNE, 2026 | ⑥ 10% 15 TH OCTOBER, 2026 | ⑦ 5% 15 TH MARCH, 2027 | ⑧ 40% 15 TH JUNE, 2027 ON COMPLETION |

UNIT DETAILS

| Units Available | Minimum Sizes (Sq.ft) |
|------------------|-----------------------|
| 1 Bedroom | 776 |
| 2 Bedroom | 1305 |
| 3 Bedroom | 1790 |
| 3 Bedroom Duplex | 2522 |