# 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
- BBQ 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% 15TH AUGUST, 2025 | ③ 5% 15TH NOVEMBER, 2025 | ④ 10% 15TH MARCH, 2026 |
| ⑤ 5% 15TH JUNE, 2026 | ⑥ 10% 15TH OCTOBER, 2026 | ⑦ 5% 15TH MARCH, 2027 | ⑧ 40% 15TH 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 |