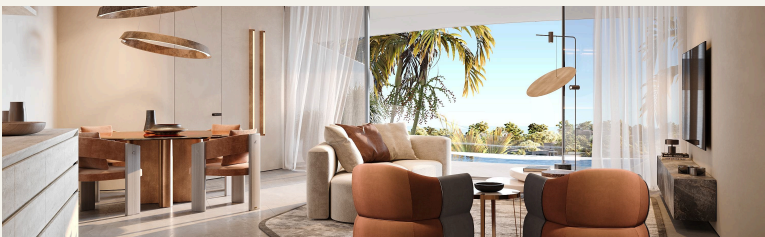


THE COMMUNITY:

Al Furjan provides a vibrant and family-friendly environment. The neighborhood's prime location offers easy access to major highways and is in close proximity to popular landmarks such as Dubai Marina, Bluewaters and Palm Jumeirah. Al Furjan is a sought-after destination for those seeking a modern and well-connected community in the heart of Dubai.

WHY TRUSSARDI RESIDENCES?

- Fully furnished by Trussardi Casa
- Finishing and materials in neutral tones selected for their aesthetic qualities and efficiency
- Designed for luxury and affordable living where you can appreciate the finer things in life
- 1-minute walking proximity to metro
- An 11-storey building with 140 exclusive apartments
- Basement + 3 Podium Levels Parking
- Rooftop terrace
- 3 years maintenance warranty
- Ceiling height clear 3,4 meter Bathrooms 2,7 meter
- 7 meter high lobby
- Lobby providing WC / reception, cafe, business lounge / prayer room



LOCATION AND VIEWS

- Minutes away from Discovery Gardens Metro, 8 min drive to Bluewaters, 10 min drive to Palm Jumeirah, 18 min drive to Downtown Dubai, 20 min drive to Al Maktoum International airport
- Overlooking the Dubai skyline
- Situated along low rise apartments and villas community

PAYMENT PLAN

10%	DOWN PAYMENT	February 2025
10%	2ND INSTALLMENT	March 2025
32%	8 INSTALLMENTS	Monthly payment
12%	ON HANDOVER	December 2025
36%	POST HANDOVER	1% monthly till 2029



PREMIUM AMENITIES

 7 parks including the rooftop garden	 3 years maintenance warranty	 Gyms for ladies and gents, sports areas and yoga zones	 200 meters jogging track	 Indoor and outdoor children's playgrounds
 Valet parking service	 Office spaces	 Library	 Lounge and BBQ zones	 SPA and beauty studios
 Branded restaurant /cafe	 Close proximity to Discovery Gardens metro station	 Air disinfectant system	 26-meter infinity pool with catering services	 Private pools in apartments

A-LA-CARTE

- Daily deep cleaning
- Fresh bed linen and towels
- Laundry

COMPLIMENTARY SERVICES

- Room service
- Butler service
- Concierge service
- Valet parking



STARTING PRICES

1 BED 864 sq.ft / 80m ²	2 BED 1,262 sq.ft / 117m ²	2 BED W POOL 1,701 sq.ft / 158m ²
AED 1,313,256 1,520 AED / sq.ft	AED 2,236,395 1,772 AED/sq.ft	AED 3,130,696 1840 AED/sq.ft
USD 357,665 4,471 USD/m ²	USD 609,083 5,205 USD/m ²	USD 852,646 5,396 USD/m ²