



Best investment strategies in Dubai

Why Dubai?

NO TAX

0% on purchase
0% on resale
0% on rental income

STABLE CURRENCY

fixed dollar rate for more
than 23yrs
1USD - 3,65AED

HIGH MARGIN

7-12% YIELD

STABLE ECONOMY
Business, Tourism and
Financial Center

HIGH CAPITAL APPRECIATION

up to +15% value yearly

PAYMENT PLANS

Interest free payment plans
up to 6yrs





BUYING A FLOOR

Buying floor is one the most interesting and profitable investment strategies.

Every year Dubai Real Estate market is hitting records of sales transactions, and amount of buyers is increasing every year. In meantime, developers are changing payment plan rules every year as well and handover dates are further in time. That is the reason why its better to buy faster and get better prices. If you choose the right project, you can make profit already in a year.



Downpayment - 24%
\$2,000,000



Resale in 6-12 month with profit
+30% - 50%



In 1-2yrs profit will be
25% - 50%



Luxury property

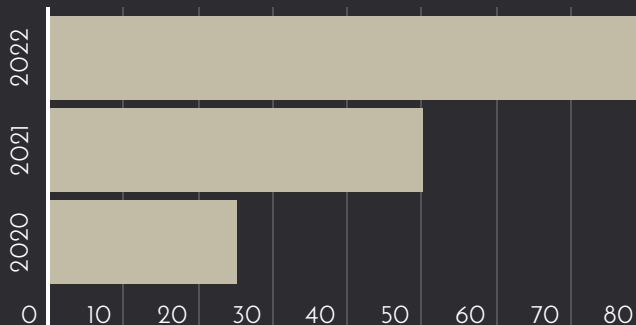
In 2022 real estate market of Dubai faced lack of luxury properties of European quality: villas, mansions and residences with hotel amenities and service.

The highest capital appreciation reached 22% yearly on these types of properties due to lack of properties of this type.

When investing into luxury real estate you get guaranteed high capital appreciation during property construction not less then 20% yearly.

Starting price: from \$2,000,000

Payment plan: 3 - 3,5 years





Rental Business

One of the most stable investments with lowest risks in Dubai are considered to be investments in properties under construction for rental business .

Working expats are 80% of population in Dubai, who come to Dubai for work for minimum 3 yrs. Dubai is attractive for tourism and business, so these sectors are main interest for investment. Tourist will rent hotel rooms and AIRBNB apartments in top areas of Dubai; and business expats will rent apartments for long term or short term in family oriented communities or suburbs.

The highest interest for AIRBNB rental business will be in studios, 1 bedroom apartments and 2 bedroom. When the main interest for expats will be in all range of properties.

Average NET ROI for AIRBNB properties will be from 10-12% yearly
Average rental returns for long term rentals from 7% to 8% yearly
If you are looking for stable investment, that is the perfect option.

- AIRBNB rentals (daily or monthly) - up to 12% per year
- long term rentals (yearly) - up to 8% per year

STARTING PRICE:

Properties for AIRBNB - from \$350,000 - Studios and more
Long term rentals - from \$150,000 - Studios and more



PROJECTS



FLOOR PALM BEACH TOWER

Units per floor - 6

Layouts - 1 and 2 bedrooms

View - sea and Palm Jumeirah

Amenities - private beach, infinity swimming pool, private beach, Michelin restaurants

STARTING PRICE: \$16,870,700

DOWNPAYMENT - 24% - \$4,048,700

Resale 1 apartment after 6-12 month with profit of 10% from price before every payment(25% - 50% profit on invested capital)



ORLA

by Dorchester Collection

Stunning luxury residences under management of Dorchester Collection located on Palm Jumeirah.

Unique layouts - 2,3,4 bedrooms

STARTING PRICE : from \$6,050,000

Payment plan - 3 yrs

20% downpayment

30% during construction

50% on key handover Q4 2025

Capital appreciation up to 50% till handover



The Sanctuary Villas



Fantastic 4 and 5 bedroom villas located on crystal blue artificial water lagoon with white sand

STARTING PRICE : from \$4,385,500

Payment plan - 3 yrs

24% downpayment

40% during construction

40% on key handover Q4-2025

Rent from \$315,000 yearly

Capital appreciation till handover up to 30%



Sea Heaven

Gorgeous 1,2,3 bedroom apartments with open views
in touristic center Dubai Marina

STARTING PRICE : from \$900,000

Payment Plan

24% downpayment

60% during construction

20% on handover Q4-2026

Rent - \$65,000 per year (long term)

Rent - \$105,000 per year (daily)





Golf Grand

Premium community in the heart of popular green community Dubai Hills.
Spacious 1,2,3 bedroom with open views to golf course.

STARTING PRICE : from \$385,500

Payment plan 3,5 yrs

14% downpayment

80% during construction

10% on handover Q1-2027

Rent (long term) - \$27,000 per year

Capital appreciation +20% till handover



Central Park

Modern premium community perfectly located close to the beach and Downtown.

1,2,3 bedroom apartment

STARTING PRICE : \$550,000

Payment Plan 3 yrs

24% - downpayment

50% - during construction

30% - on handover

Rent (long term) - from \$40,000 per year

Rent (short term) - from \$65,000 per year

Capital appreciation up to 25%



Society House

Brand new residences in walking distance to
Dubai Mall

1,2,3 bedroom apartments

STARTING PRICE : from \$520,500

Payment plan 3 yrs

24% downpayment s

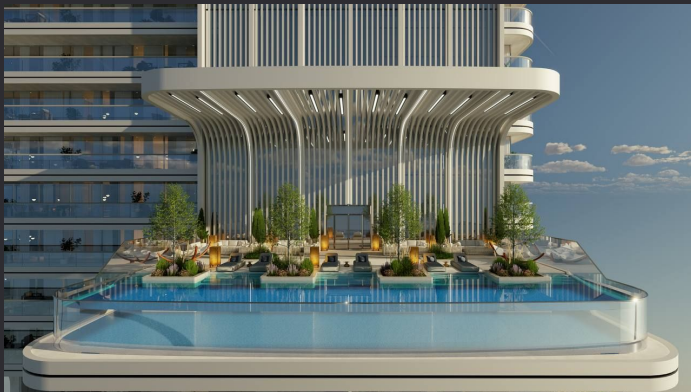
50% during construction

30% within 18 month after key handover Q3 2026

Rent (long term) - \$37,000 per year

Rent (short term) - \$60,000 per year

Capital appreciation up to 25% by handover





Mudon Townhouses

Family community with private infrastructure
3, 4 bedroom townhouses

STARTING PRICE : from \$715,000

Payment plan 3 yrs

24% downpayment

40% during construction

40% on key handover Q4-2026

Rent (long term) - \$50,000 per year

Capital appreciation up to 30%-50%





1Wood Residences

Family oriented complex in popular suburb of Dubai
Studio, 1, 2, 3 bedroom apartments

STARTING PRICE : from \$170,000

Payment plan 3 yrs

24% downpayment

50% during construction

30% on key handover Q3-2025

Rent (long term) - from \$11,000 per year

Capital appreciation up to 10%-15%





**We will be happy to guide you through out
purchase. For more detailed info, feel free
to contact and receive consultation.**

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