



BAY ESTATE

Villas & Townhouses

AVERAGE PRICE

5.9M

3 BR TOWNHOUSE

Avg Plot Area 2,400 SQFT
Avg NSA 3,100 SQFT

6.9M

4 BR TOWNHOUSE

Avg Plot Area 3,900 SQFT
Avg NSA 3,500 SQFT

10M

4 BR GARDEN VILLA

Avg Plot Area 6,500 SQFT
Avg NSA 5,200 SQFT

7.2M

4 BR ATTACHED VILLA (G+1)

Avg Plot Area 4,100 SQFT
Avg NSA 3,700 SQFT

8.9M

4 BR PLUS ATTACHED VILLA (G+2)

Avg Plot Area 4,100 SQFT
Avg NSA 5,300 SQFT

*All prices are in AED

PAYMENT PLAN

20%

DOWN PAYMENT
OCTOBER 2026

5%

1ST INSTALMENT
MARCH 2027

5%

2ND INSTALMENT
AUGUST 2027

10%

3RD INSTALMENT
JANUARY 2028

10%

4TH INSTALMENT
JUNE 2028

5%

5TH INSTALMENT
NOVEMBER 2028

5%

6TH INSTALMENT
APRIL 2029

40%

7TH INSTALMENT
JANUARY 2031
(ON HANDOVER)

*Estimated construction completion: January 2031



BAY ESTATE

Villa Plots

AVERAGE PRICE

17.5M

WATERFRONT PLOT

Avg Plot Area 8,000 SQFT
Avg GFA 7,800 SQFT

19M

BEACH PLOT

Avg Plot Area 8,100 SQFT
Avg GFA 7,800 SQFT

*All prices are in AED

PAYMENT PLAN

20 %

ON BOOKING
OCTOBER 2026

15 %

1ST INSTALMENT
MARCH 2027

13 %

2ND INSTALMENT
SEPTEMBER 2027

13 %

3RD INSTALMENT
MARCH 2028

13 %

4TH INSTALMENT
SEPTEMBER 2028

13 %

5TH INSTALMENT
MARCH 2029

13 %

6TH INSTALMENT
SEPTEMBER 2029