



NIKKI BEACH

RESIDENCES



PARTNERING WITH THE MASTERS
OF BEACHFRONT LUXURY





NIKKI BEACH
RESIDENCE

AVAILABILITY

1-5 BED FURNISHED AND UNFURNISHED UNITS

UNIT TYPE	1 BED	2 BED	3 BED	4 BED	5 BED SKY TERRACE	5 BED SKY VILLAS
TOTAL	352	323	110	11	4	3
UNIT AREA SQM	90	126	213	457	558	687
GRAND TOTAL	803					

*AVERAGE AREAS INCLUDING TERRACES







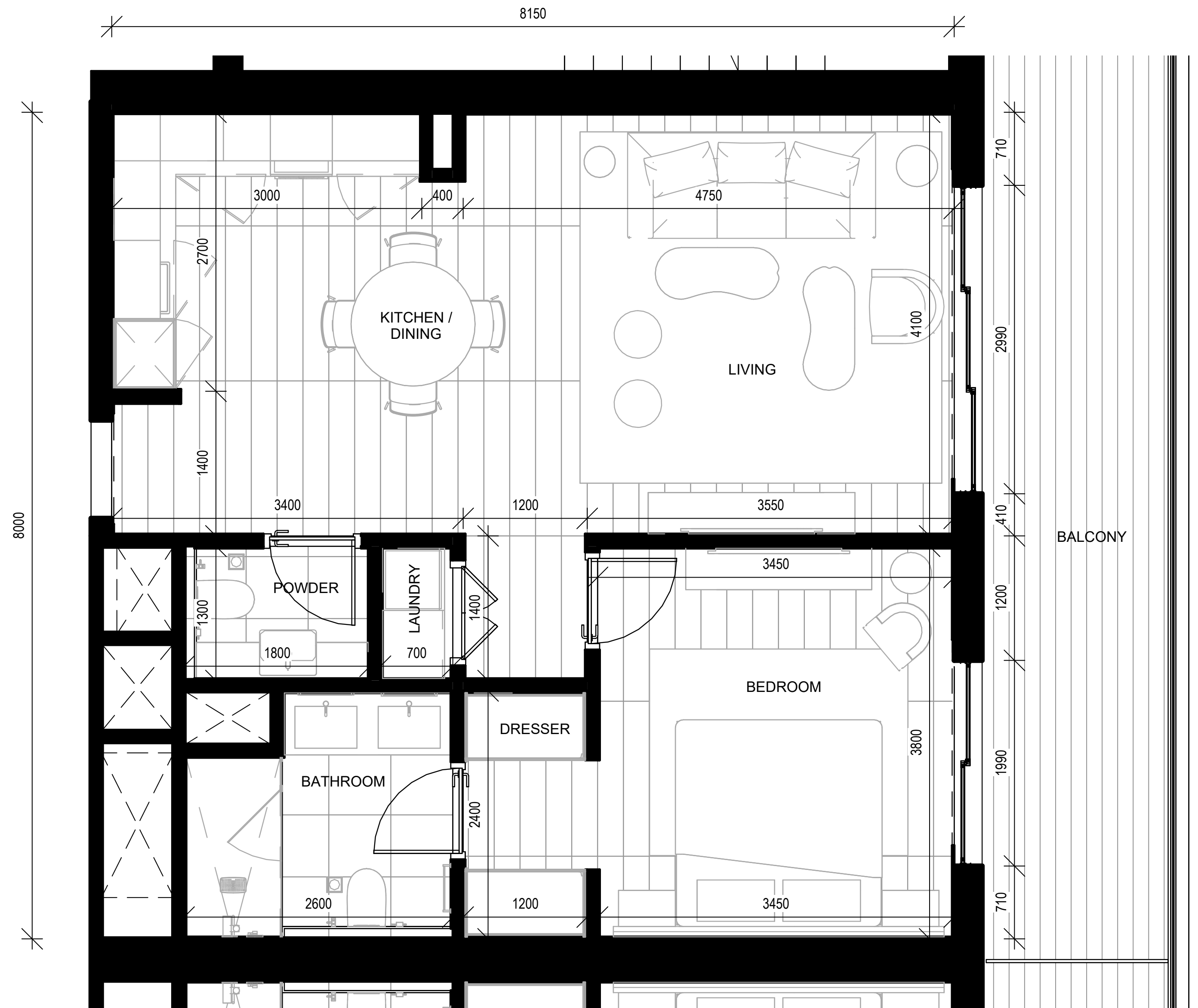


The background is a blue-tinted photograph of a tropical scene. It shows several palm trees with their fronds clearly reflected in a body of water, creating a symmetrical effect. The overall mood is serene and tropical.

FLOOR PLANS

UNIT TYPE 1A

1 BEDROOM



UNIT TYPE 2A

2 BEDROOM



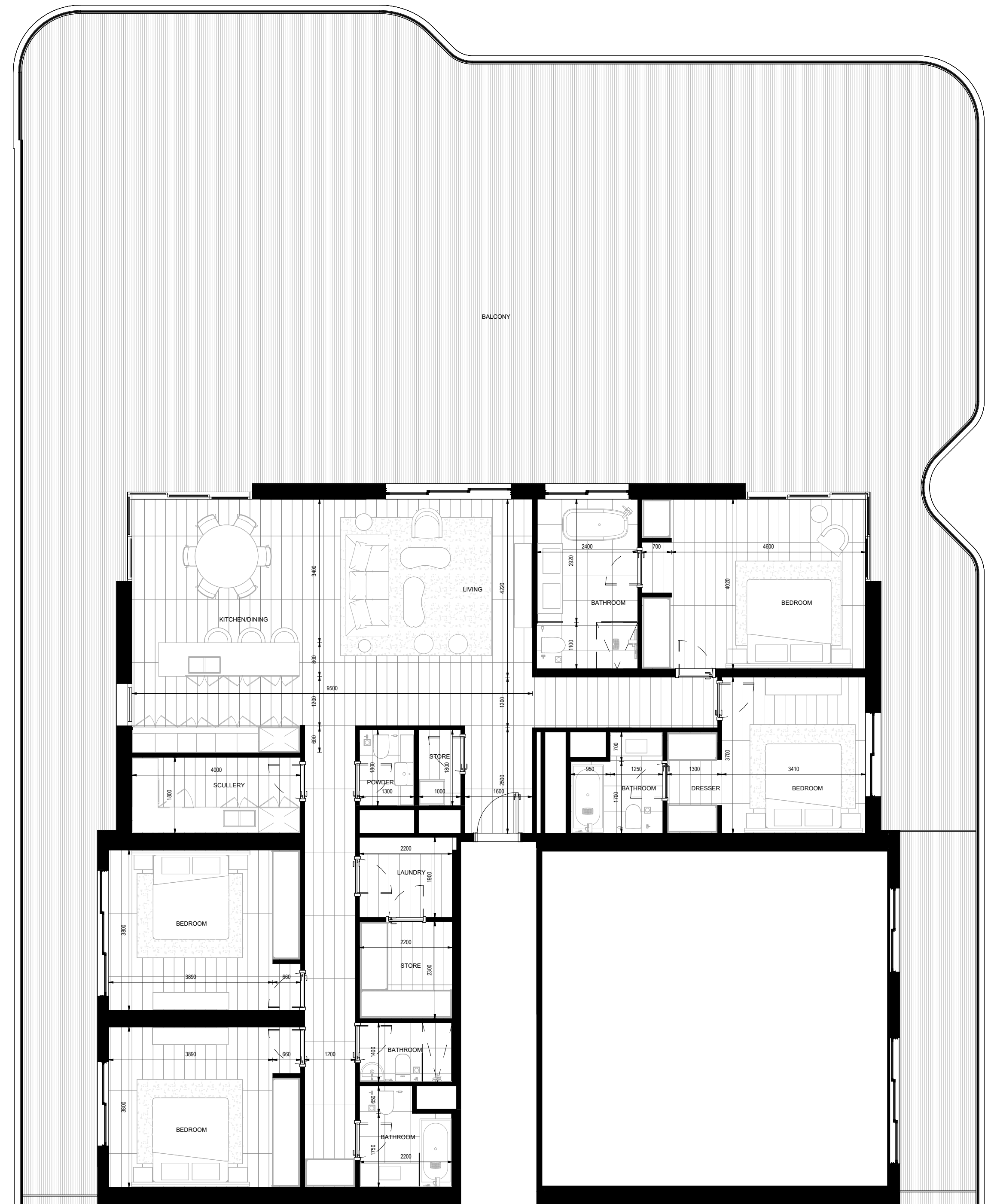
UNIT TYPE 3A

3 BEDROOM



UNIT TYPE 4A

4 BEDROOM

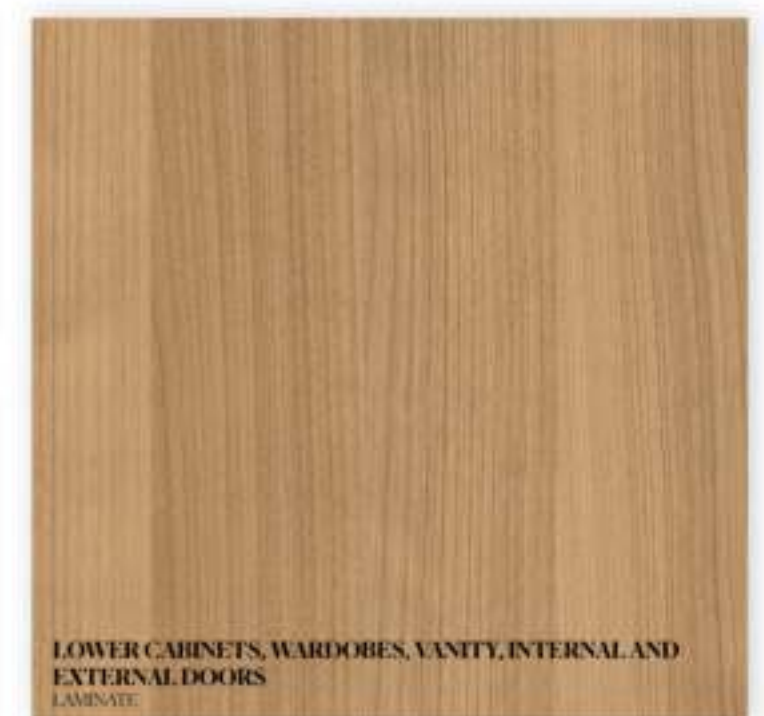
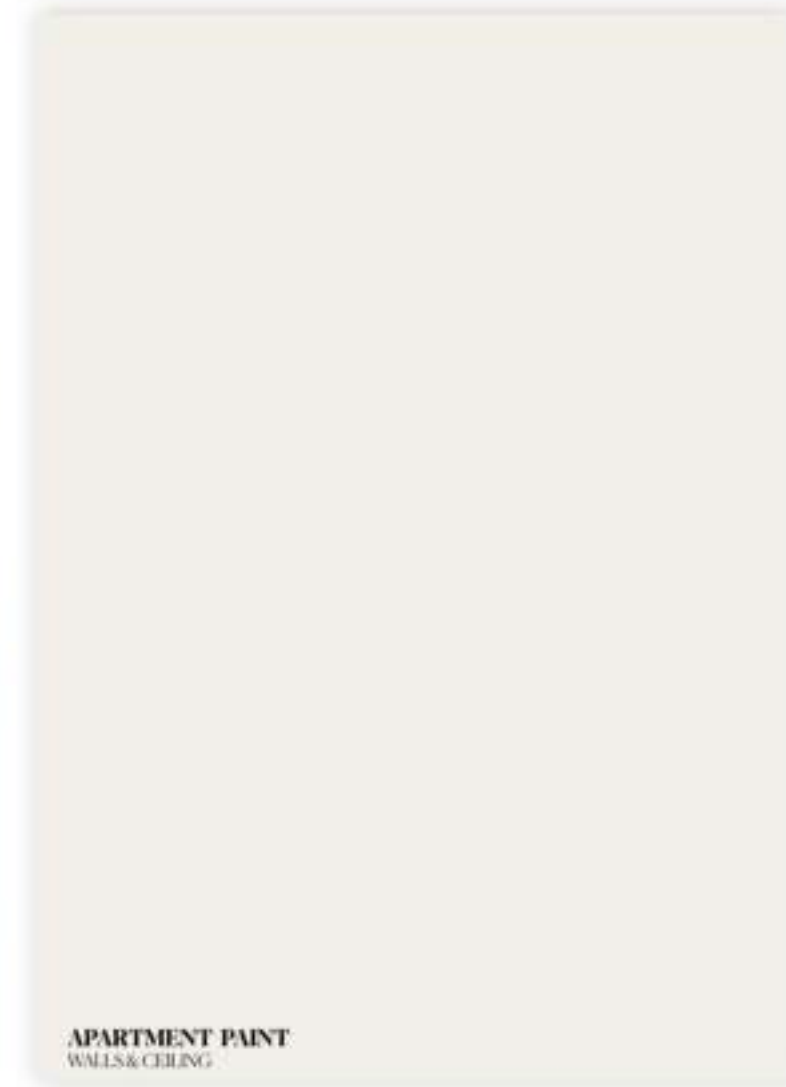


UNIT TYPE SKY TERRACE

5 BEDROOM



MATERIAL BOARD









PAYMENT PLAN

60/40

HANDOVER

2028



STARTING PRICE (AED)

1BR	2BR	3BR	4BR	5BR
2.37M	3.48M	5.50M	TBC	TBC