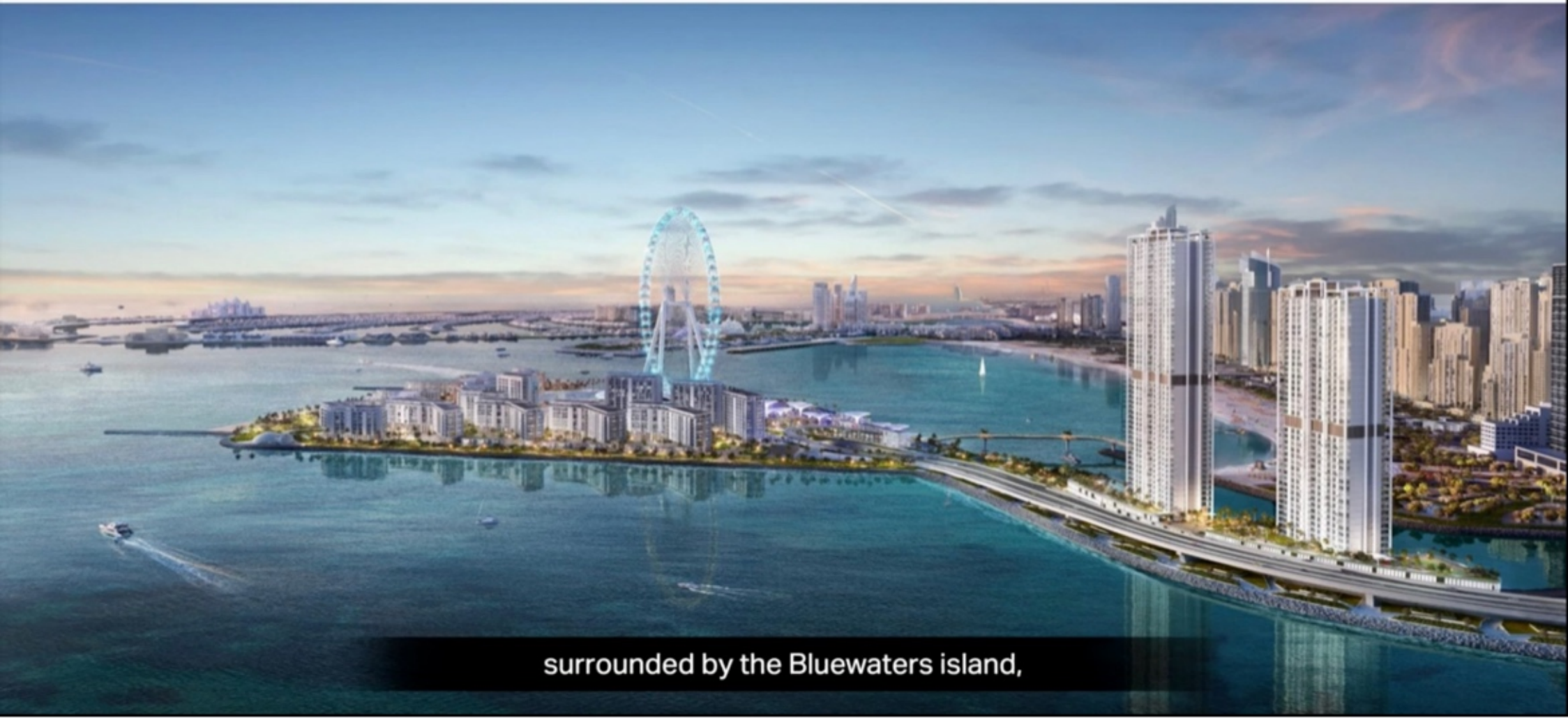


## A SEASIDE ADDRESS UNLIKE ANY OTHER

Surrounded by Bluewaters island, The Palm and JBR, Bluewaters Bay is set to be the new benchmark in waterfront living.



surrounded by the Bluewaters island,

## CONNECTIVITY

It's unique location in one of the popular areas the city enables residents to access well established destinations and iconic landmarks in Dubai through major highways, road networks and pedestrian friendly connections.



5

MINUTE WALK FROM  
BLUEWATERS ISLAND

10

MINUTE WALK FROM  
THE BEACH at JBR

5

MINUTE DRIVE FROM  
DUBAI MARINA

10

MINUTE DRIVE FROM  
THE PALM

15

MINUTE DRIVE FROM  
DOWNTOWN DUBAI

30

MINUTE DRIVE FROM  
DUBAI INTERNATIONAL  
AIRPORT

it's a unique location

## BLUEWATERS BAY

Conceived to reimagine resort inspired lifestyle, Bluewaters Bay epitomizes a new version of luxury seaside living. The design is inspired by the Dubai lifestyle capturing the spectacular waterfront and city views.



within the location of Bluewaters and JBR.

# MAIN FACILITIES



GENEROUS & WELCOMING  
MAIN ARRIVAL  
DROP-OFF AREAS



ELEVATED  
COMMUNITY  
GARDEN



INFINITY POOL  
WITH FABULOUS  
SEA-VIEWS



CLOSE TO  
DAYCARE CENTRES &  
COMMUNITY STORES



SPECTACULAR  
TENNIS COURT



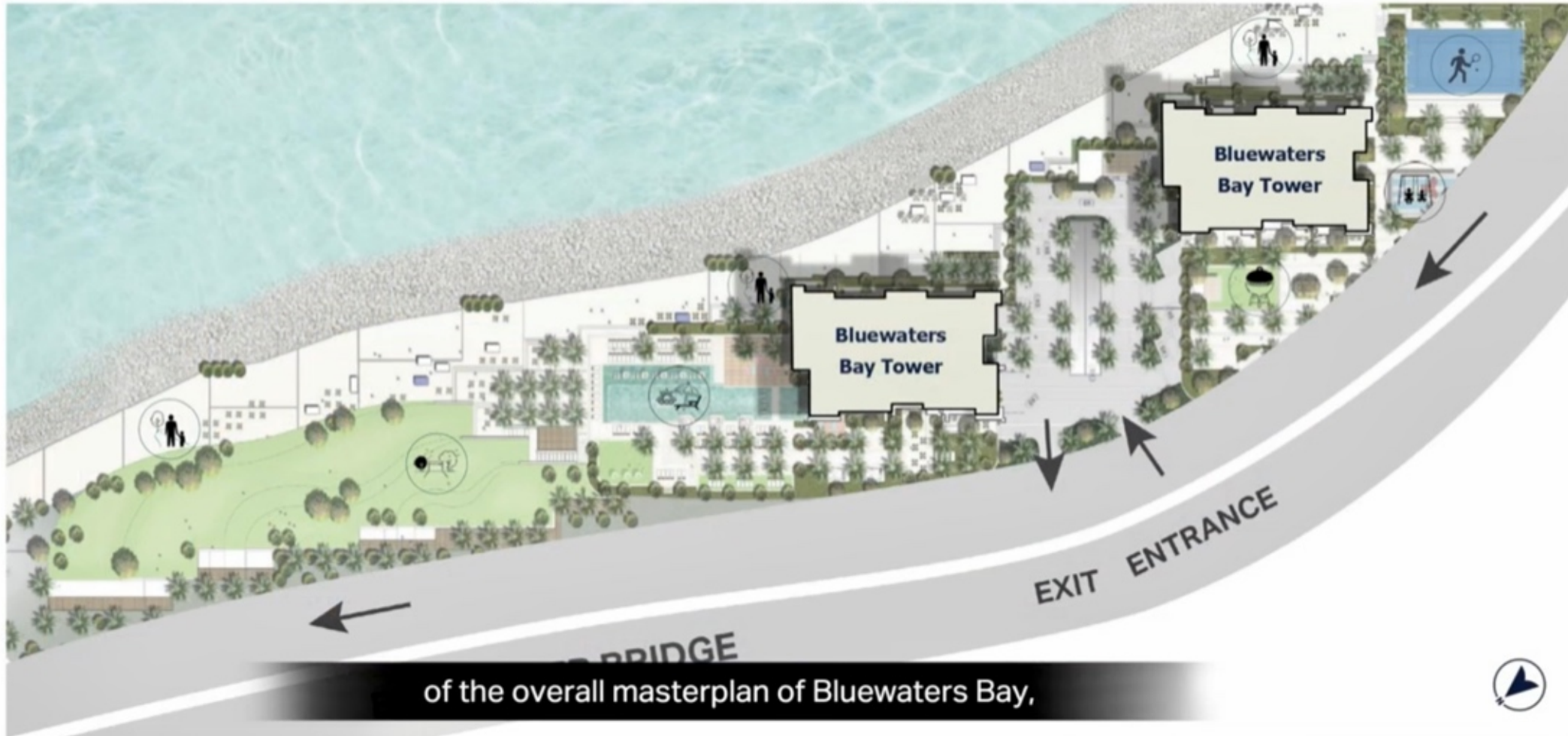
SHADED KIDS  
SWIMMING POOL &  
PLAY AREA



LONG WALKWAYS  
& JOGGING PATHS



LUSH LANDSCAPES  
& BBQ AREA





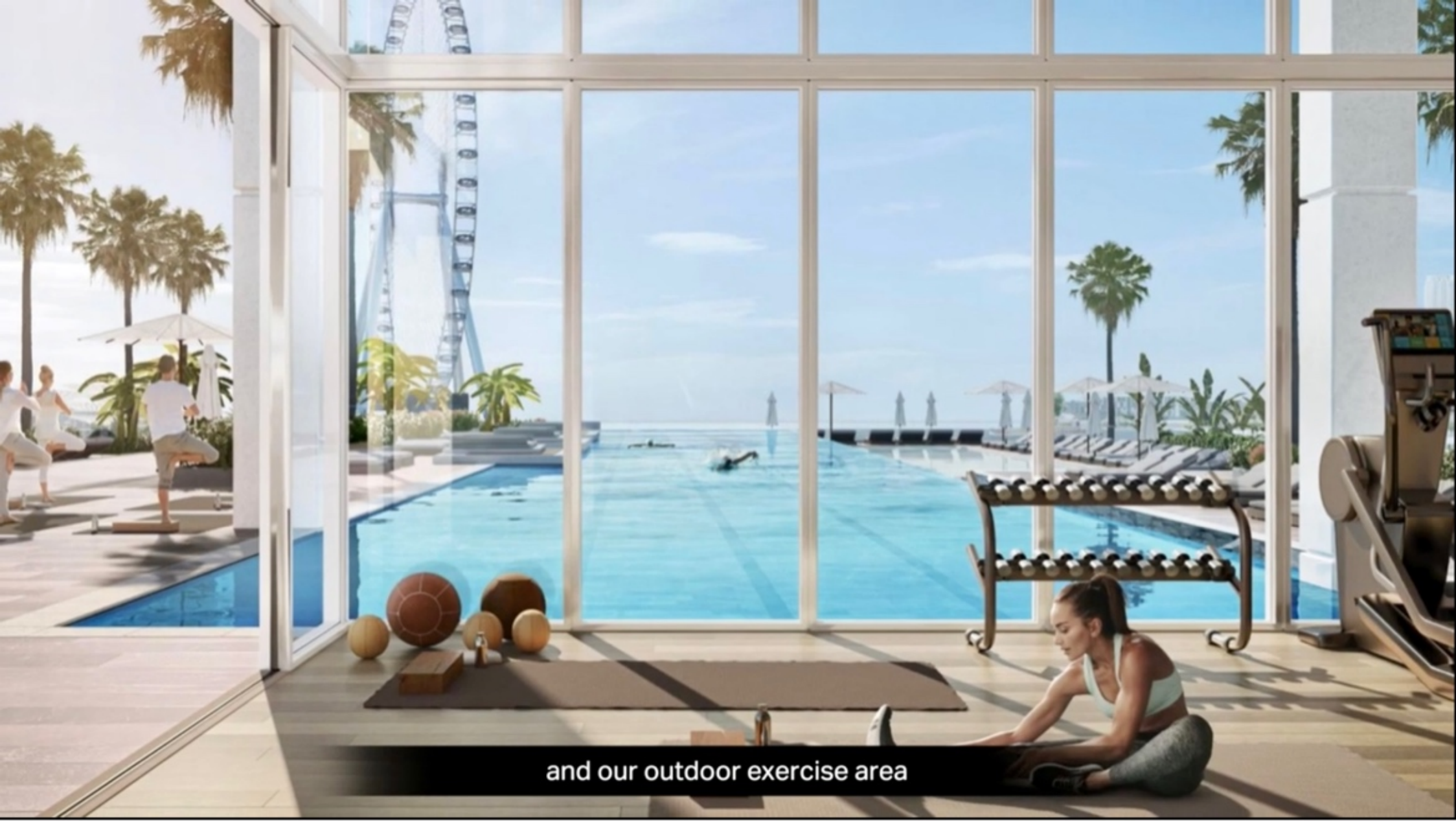
leading directly to Bluewaters, Ain Dubai,



with breathtaking view of the sea and Ain Dubai.



of the sea's skyline and definitely, Ain Dubai.



and our outdoor exercise area





And a new addition to this development



A fabulous balcony view



This is a view of our grand inviting double high entrance lobby,



having spacious layouts with panoramic views



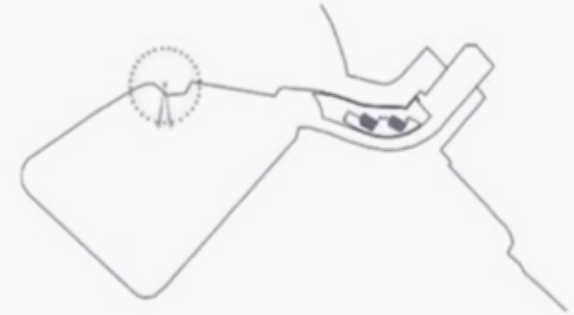
and a fantastic reasonable sized balcony.



and as you can see also having panoramic views



**BLUEWATERS** bay

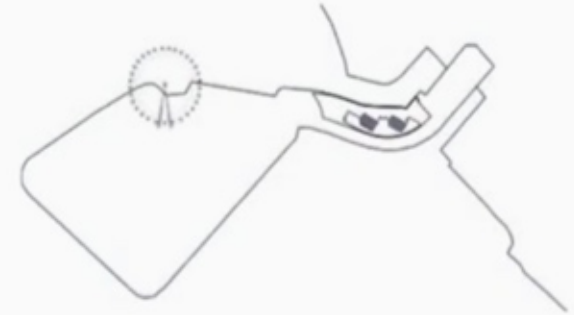


1-BEDROOM

A view of our standard one bedroom.



**BLUEWATERS** bay



2-BEDROOM

A view of our two bedroom





**BLUEWATERS** bay



2-BEDROOM+MAID

This is a view of our two bedroom plus maid.



**BLUEWATERS** *bay*



3-BEDROOM

A view of our three bedroom layouts



**BLUEWATERS** *bay*



4-BEDROOM

Now going to the view of our four bedroom.

# BUILDING CHARACTERISTICS

- 2 BUILDINGS
- 672 RESIDENTIAL UNITS
- 1, 2, 3 and 4-BEDROOM UNITS
- 3 PENTHOUSE UNITS
- 1 RETAIL UNIT
- RESORT-STYLE POOL
- KID'S POOL
- FITNESS CENTRE
- LUSH GREEN SPACES & BBQ AREAS
- TENNIS COURT

NO OF BEDROOMS	MINIMUM TOTAL AREA	MAXIMUM TOTAL AREA
1 Bedroom	800 Sq.ft	925 Sq.ft
2 Bedroom	1,225 Sq.ft	1,650 Sq.ft
3 Bedroom	2,000 Sq.ft	2,050 Sq.ft
4 Bedroom	2,850 Sq.ft	3,050 Sq.ft

To summarize, our project will consist of 2 buildings,

## PRICES

BLUEWATERS *bay*

### 1 BEDROOM

STARTING FROM AED 2.56M

### 2 BEDROOM

STARTING FROM AED 3.35M

### 3 BEDROOM

STARTING FROM AED 6.35M

those who appreciate waterfront living at its finest.

# PAYMENT PLAN

BLUEWATERS *bay*

