

Hirat Developers

OFF-PLAN SALES OFFER · JUMEIRAH VILLAGE CIRCLE

OFFER REFERENCE

Offer No.	OFR-2026-026
Issue Date	13 Aug 2026
Valid Until	27 Aug 2026

- Offer valid for 14 days from issue



J-HAUS RESIDENCE

UNIT 420

Apartment · 635 sq ft · Jumeirah Village Circle

SELLING PRICE — SCHEME A (CUSTOM)

AED 1,179,700

Approx. USD 321,444

01 Offer Details

Prepared for the client below through the appointed brokerage

ISSUED THROUGH

MA

ishrat hussain

02 Property

PROJECT J-Haus Residence	COMMUNITY Jumeirah Village Circle	CATEGORY Residential	UNIT UNIT 420
UNIT TYPE Apartment	SALEABLE AREA 635 sq ft	REGISTRATION DLD · Oqood	SELECTED PLAN Scheme A (Custom)

03 Selected Payment Plan

PROPOSED — SUBJECT TO DEVELOPER APPROVAL

SCHEME A (CUSTOM)

40% payment during construction; 60% on handover; 10 years payment plan

DURING CONSTRUCTION AED 639,038 USD 174,125 · incl. fees	ON HANDOVER AED 589,850 USD 160,722	TOTAL PAYABLE AED 1,228,888 USD 334,847 · incl. fees
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DURING CONSTRUCTION (BEFORE HANDOVER)

TIMING	DESCRIPTION	AED	USD
On signing	DLD (4%)	47,188	12,858
On signing	Oqood	2,000	545
August 2026	20% Construction Payment	235,940	64,289
October 2026	10% Construction Payment	117,970	32,144
January 2027	10% Construction Payment	117,970	32,144
April 2027	10% Construction Payment	117,970	32,144
Total during construction (incl. fees)		639,038	174,125

ON HANDOVER

TIMING	DESCRIPTION	AED	USD
On handover	Handover Payment	589,850	160,722
On handover total		589,850	160,722

DEVELOPER

Hirat Developers

VALIDITY

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This offer is issued by Hirat Developers through its appointed brokerage and is valid only until the date stated above. Prices, availability, and payment schemes are indicative and subject to change without notice until a reservation is confirmed and approved by the developer. All amounts are quoted in UAE Dirhams (AED); USD figures are approximate and for reference only. This document does not constitute a contract or an obligation to sell.