



J-HAUS RESIDENCE

UNIT 216

Apartment · 512 sq ft · Jumeirah Village Circle

SELLING PRICE — SCHEME A

AED 912,300

Approx. USD 248,583

01 Offer Details

Prepared for the client below through the appointed brokerage

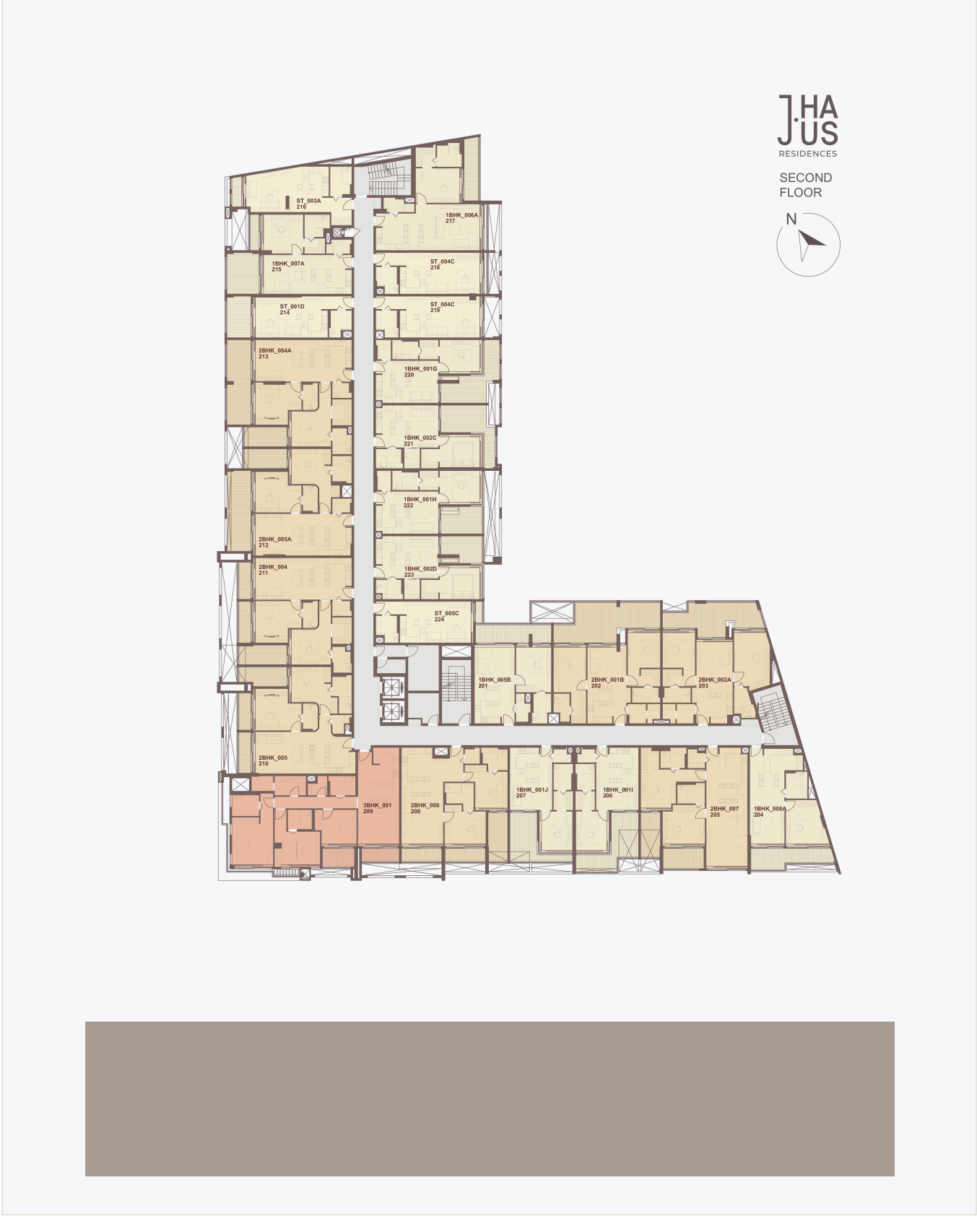
PREPARED FOR Mojtaba Masoud Rezaei Prospective Buyer	ISSUED THROUGH SR belle Samaya Real Estate
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02 Property

PROJECT J-Haus Residence	COMMUNITY Jumeirah Village Circle	CATEGORY Residential	UNIT UNIT 216
UNIT TYPE Apartment	SALEABLE AREA 512 sq ft	REGISTRATION DLD · Oqood	SELECTED PLAN Scheme A

03 Floor Plan

Indicative layout — UNIT 216



04 Selected Payment Plan

SCHEME A 10% at booking date; 10% 2 months from booking date; 10% 5 months from booking date; 10% 8 months from booking date; Balance 60% at handover date (auto-computed)			
DOWN PAYMENT AED 129,722 USD 35,347	DURING CONSTRUCTION AED 273,690 USD 74,575	ON HANDOVER AED 547,380 USD 149,150	TOTAL PAYABLE AED 950,792 USD 259,071 · incl. fees

DOWN PAYMENT			
TIMING	DESCRIPTION	AED	USD
Booking	DLD (4%)	36,492	9,943
Booking	Oqood	2,000	545
Booking	10% Down payment	91,230	24,858
Section total		129,722	35,347

DURING CONSTRUCTION			
TIMING	DESCRIPTION	AED	USD
October 2026	10% Payment	91,230	24,858
January 2027	10% Payment	91,230	24,858
April 2027	10% Payment	91,230	24,858
Section total		273,690	74,575

ON HANDOVER			
TIMING	DESCRIPTION	AED	USD
On handover	Balance on handover	547,380	149,150
Section total		547,380	149,150

05 Available Payment Schemes

Alternative structures for UNIT 216

Scheme A 10% at booking date; 10% 2 months from booking date; 10% 5 months from booking date; 10% 8 months from booking date; Balance 60% at handover date (auto-computed) TOTAL PRICE AED 912,300	Scheme B 10% at booking date; 10% 2 months from booking date; 10% 5 months from booking date; 10% 8 months from booking date; 1.5% at handover date; 20 installments of 2.93% (quarterly) = 58.5%, starting 3 months from handover date TOTAL PRICE AED 1,006,700
Scheme C 10% at booking date; 10% 2 months from booking date; 10% 5 months from booking date; 10% 8 months from booking date; 1.5% at handover date; 39 installments of 1.50% (quarterly) = 58.5%, starting 3 months from handover date TOTAL PRICE AED 1,105,800	Original Scheme 20% at booking date; 10% 2 months from booking date; 10% 5 months from booking date; 10% 8 months from booking date; 20% at handover date; 8 installments of 3.75% (quarterly) = 30%, starting 3 months from handover date TOTAL PRICE AED 921,500
Scheme D 20% at booking date; 80 installments of 1.00% (monthly) = 80%, starting 3 months from booking date TOTAL PRICE AED 1,061,600	Scheme E 30% at booking date; Balance 70% at handover date (auto-computed) TOTAL PRICE AED 910,000
Scheme F 30% at booking date; 70 installments of 1.00% (monthly) = 70%, starting 3 months from booking date TOTAL PRICE AED 1,045,900	