



J-HAUS RESIDENCE

UNIT 216

Apartment · 512 sq ft · Jumeirah Village Circle

SELLING PRICE — SCHEME A

AED 711,594

Approx. USD 193,895

01 Offer Details

Prepared for the client below through the appointed brokerage

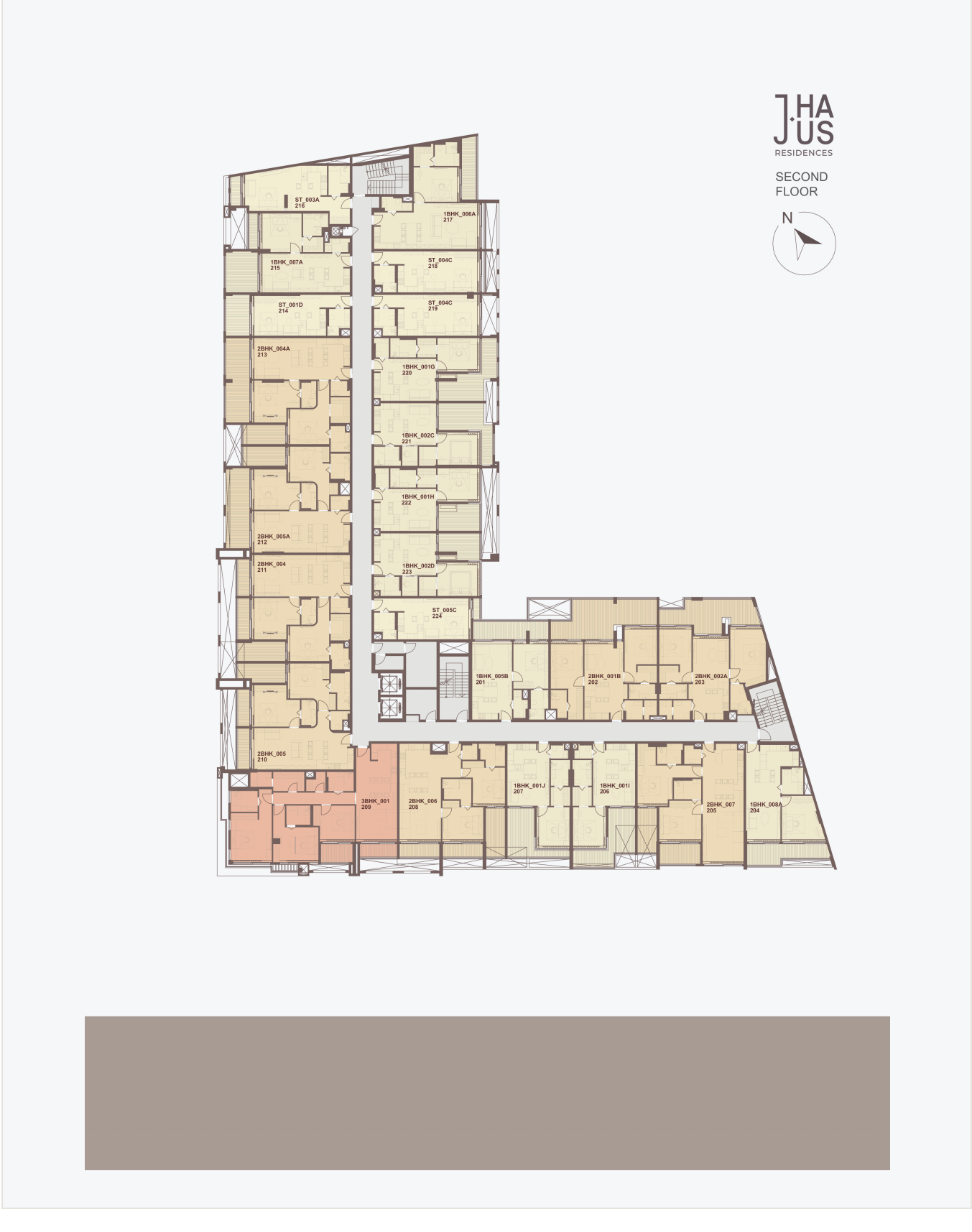
PREPARED FOR Mojtaba Masoud Rezaei Prospective Buyer	ISSUED THROUGH SR belle Samaya Real Estate
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02 Property

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 101,623 USD 27,690	DURING CONSTRUCTION AED 213,478 USD 58,168	ON HANDOVER AED 426,956 USD 116,337	TOTAL PAYABLE AED 742,058 USD 202,196 · incl. fees

DOWN PAYMENT			
TIMING	DESCRIPTION	AED	USD
Booking	DLD (4%)	28,464	7,756
Booking	Oqood	2,000	545
Booking	10% Down payment	71,159	19,389
Section total		101,623	27,690

DURING CONSTRUCTION			
TIMING	DESCRIPTION	AED	USD
October 2026	10% Payment	71,159	19,389
January 2027	10% Payment	71,159	19,389
April 2027	10% Payment	71,159	19,389
Section total		213,478	58,168

ON HANDOVER			
TIMING	DESCRIPTION	AED	USD
On handover	Balance on handover	426,956	116,337
Section total		426,956	116,337

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	