

Developer Platform

OFF-PLAN SALES OFFER · JUMEIRAH VILLAGE CIRCLE

OFFER REFERENCE

Offer No. OFR-2026-008

Issue Date 20 Aug 2026

Valid Until 03 Sep 2026

Offer valid for 14 days from issue



J-HAUS RESIDENCE

UNIT 422

Apartment · 1,092 sq ft · Jumeirah Village Circle

SELLING PRICE — SCHEME C

AED 2,075,436

Approx. USD 565,514

01 Offer Details

Prepared for the client below through the appointed brokerage

ISSUED THROUGH



Ishrat

QA Testing Contacts

02 Property

PROJECT J-Haus Residence	COMMUNITY Jumeirah Village Circle	CATEGORY Residential	UNIT UNIT 422
UNIT TYPE Apartment	SALEABLE AREA 1,092 sq ft	REGISTRATION DLD · Oqood	SELECTED PLAN Scheme C

03 Floor Plan

Indicative layout — UNIT 422



04 Selected Payment Plan

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
DOWN PAYMENT	
AED 292,561	
USD 79,717	
DURING CONSTRUCTION	
AED 622,631	
USD 169,654	
ON HANDOVER	
AED 31,132	
USD 8,483	
INSTALLMENTS — 3 MONTHS FROM HANDOVER DATE (QUARTERLY)	
AED 1,214,130	
USD 330,826	
TOTAL PAYABLE	
AED 2,160,453	
USD 588,679 · incl. fees	

DOWN PAYMENT			
TIMING	DESCRIPTION	AED	USD
Booking	DLD (4%)	83,017	22,621
Booking	Oqood	2,000	545
Booking	10% Down payment	207,544	56,551
Section total		292,561	79,717
DURING CONSTRUCTION			
TIMING	DESCRIPTION	AED	USD
October 2026	10% Payment	207,544	56,551
January 2027	10% Payment	207,544	56,551
April 2027	10% Payment	207,544	56,551
Section total		622,631	169,654
ON HANDOVER			
TIMING	DESCRIPTION	AED	USD
On handover	1.5% Payment	31,132	8,483
Section total		31,132	8,483
INSTALLMENTS — 3 MONTHS FROM HANDOVER DATE (QUARTERLY)			
INSTALMENT	DUE	AED	USD
01	Aug 2027	31,132	8,483
02	Nov 2027	31,132	8,483
03	Feb 2028	31,132	8,483
04	May 2028	31,132	8,483
05	Aug 2028	31,132	8,483
06	Nov 2028	31,132	8,483
07	Feb 2029	31,132	8,483
08	May 2029	31,132	8,483
09	Aug 2029	31,132	8,483
10	Nov 2029	31,132	8,483
11	Feb 2030	31,132	8,483
12	May 2030	31,132	8,483
13	Aug 2030	31,132	8,483
14	Nov 2030	31,132	8,483
15	Feb 2031	31,132	8,483
16	May 2031	31,132	8,483
17	Aug 2031	31,132	8,483
18	Nov 2031	31,132	8,483
19	Feb 2032	31,132	8,483
20	May 2032	31,132	8,483
21	Aug 2032	31,132	8,483
22	Nov 2032	31,132	8,483
23	Feb 2033	31,132	8,483
24	May 2033	31,132	8,483
25	Aug 2033	31,132	8,483
26	Nov 2033	31,132	8,483
27	Feb 2034	31,132	8,483
28	May 2034	31,132	8,483
29	Aug 2034	31,132	8,483
30	Nov 2034	31,132	8,483
31	Feb 2035	31,132	8,483
32	May 2035	31,132	8,483
33	Aug 2035	31,132	8,483
34	Nov 2035	31,132	8,483
35	Feb 2036	31,132	8,483
36	May 2036	31,132	8,483
37	Aug 2036	31,132	8,483
38	Nov 2036	31,132	8,483
39	Feb 2037	31,132	8,483
Section total		1,214,130	330,826

05 Available Payment Schemes

Alternative structures for UNIT 422

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 1,729,500	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 1,908,600
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 2,096,400	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 1,747,000
Scheme D 20% at booking date; 80 installments of 1.00% (monthly) = 80%, starting 3 months from booking date TOTAL PRICE AED 2,012,500	Scheme E 30% at booking date; Balance 70% at handover date (auto-computed) TOTAL PRICE AED 1,725,200
Scheme F 30% at booking date; 70 installments of 1.00% (monthly) = 70%, starting 3 months from booking date TOTAL PRICE AED 1,982,800	

DEVELOPER

Developer Platform

VALIDITY

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