

Developer Platform

OFF-PLAN SALES OFFER · JUMEIRAH VILLAGE CIRCLE

OFFER REFERENCE

Offer No.	OFR-2026-104
Issue Date	28 Aug 2026
Valid Until	11 Sep 2026
Offer valid for 14 days from issue	



J-HAUS RESIDENCE

UNIT 419

Apartment · 871 sq ft · Jumeirah Village Circle

SELLING PRICE — SCHEME B

AED 1,600,929

Approx. USD 436,220

01 Offer Details

Prepared for the client below through the appointed brokerage

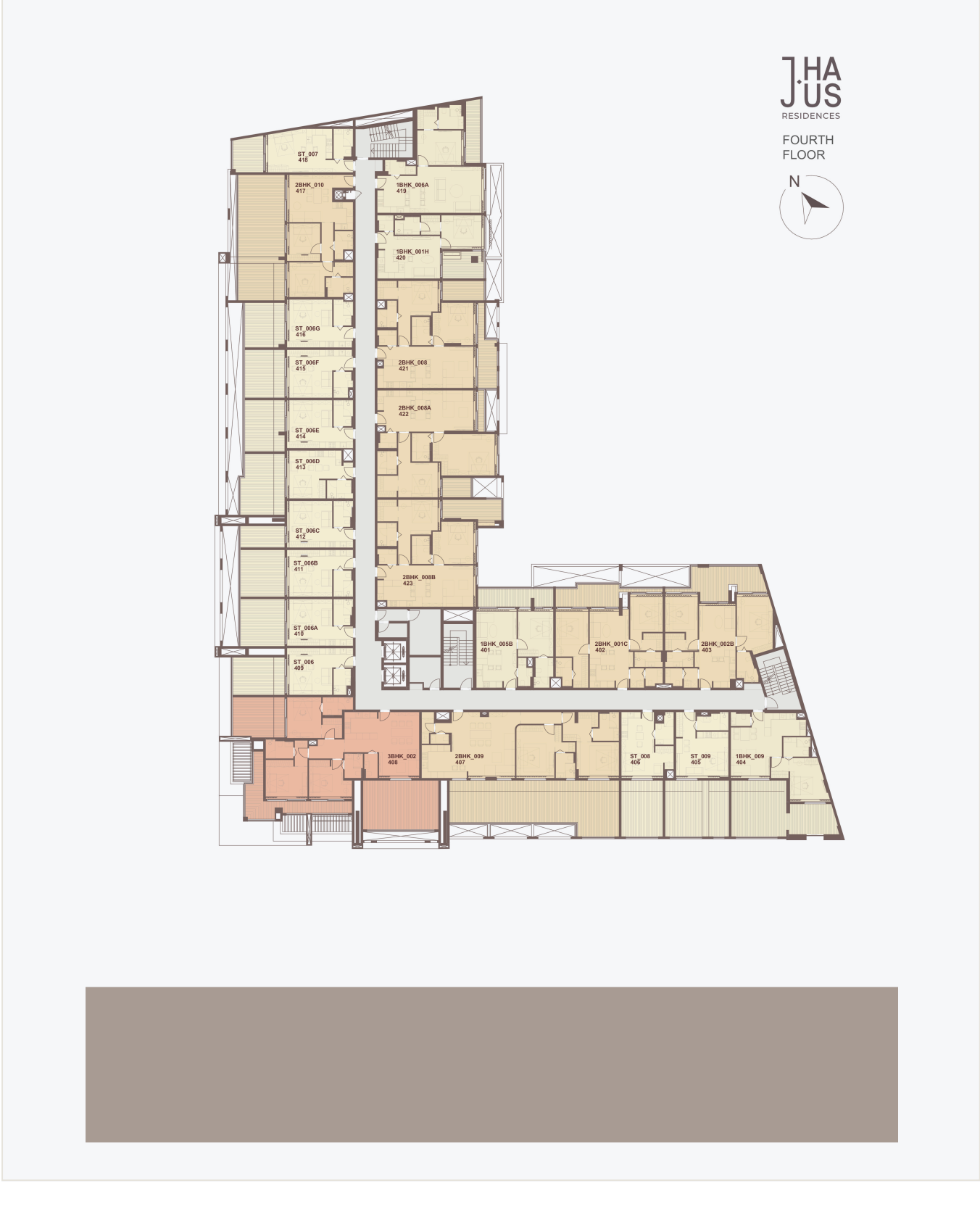
PREPARED FOR	ISSUED THROUGH
qwerty Prospective Buyer	NR Ishrat QA Testing Contacts

02 Property

PROJECT	COMMUNITY	CATEGORY	UNIT
J-Haus Residence	Jumeirah Village Circle	Residential	UNIT 419
UNIT TYPE	SALEABLE AREA	REGISTRATION	SELECTED PLAN
Apartment	871 sq ft	DLD · Oqood	Scheme B

03 Floor Plan

Indicative layout — UNIT 419



04 Selected Payment Plan

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
DOWN PAYMENT	
AED 226,130	
USD 61,616	
DURING CONSTRUCTION	
AED 480,279	
USD 130,866	
ON HANDOVER	
AED 24,014	
USD 6,543	
INSTALLMENTS — 3 MONTHS FROM HANDOVER DATE (QUARTERLY)	
AED 936,543	
USD 255,189	
TOTAL PAYABLE	
AED 1,666,966	
USD 454,214 · incl. fees	

DOWN PAYMENT			
TIMING	DESCRIPTION	AED	USD
Booking	DLD (4%)	64,037	17,449
Booking	Oqood	2,000	545
Booking	10% Down payment	160,093	43,622
Section total		226,130	61,616
DURING CONSTRUCTION			
TIMING	DESCRIPTION	AED	USD
October 2026	10% Payment	160,093	43,622
January 2027	10% Payment	160,093	43,622
April 2027	10% Payment	160,093	43,622
Section total		480,279	130,866
ON HANDOVER			
TIMING	DESCRIPTION	AED	USD
On handover	1.5% Payment	24,014	6,543
Section total		24,014	6,543
INSTALLMENTS — 3 MONTHS FROM HANDOVER DATE (QUARTERLY)			
INSTALMENT	DUE	AED	USD
01	Aug 2027	46,827	12,759
02	Nov 2027	46,827	12,759
03	Feb 2028	46,827	12,759
04	May 2028	46,827	12,759
05	Aug 2028	46,827	12,759
06	Nov 2028	46,827	12,759
07	Feb 2029	46,827	12,759
08	May 2029	46,827	12,759
09	Aug 2029	46,827	12,759
10	Nov 2029	46,827	12,759
11	Feb 2030	46,827	12,759
12	May 2030	46,827	12,759
13	Aug 2030	46,827	12,759
14	Nov 2030	46,827	12,759
15	Feb 2031	46,827	12,759
16	May 2031	46,827	12,759
17	Aug 2031	46,827	12,759
18	Nov 2031	46,827	12,759
19	Feb 2032	46,827	12,759
20	May 2032	46,827	12,759
Section total		936,543	255,189

05 Available Payment Schemes

Alternative structures for UNIT 419

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 1,465,400	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 1,617,100
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 1,776,200	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 1,480,200
Scheme D 20% at booking date; 80 installments of 1.00% (monthly) = 80%, starting 3 months from booking date TOTAL PRICE AED 1,705,200	Scheme E 30% at booking date; Balance 70% at handover date (auto-computed) TOTAL PRICE AED 1,461,700
Scheme F 30% at booking date; 70 installments of 1.00% (monthly) = 70%, starting 3 months from booking date TOTAL PRICE AED 1,680,000	

DEVELOPER	VALIDITY
Developer Platform	Offer No. OFR-2026-104
	Issued 28 Aug 2026
	Expires 11 Sep 2026
	Valid for 14 days from issue

This offer is issued by Developer Platform 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.