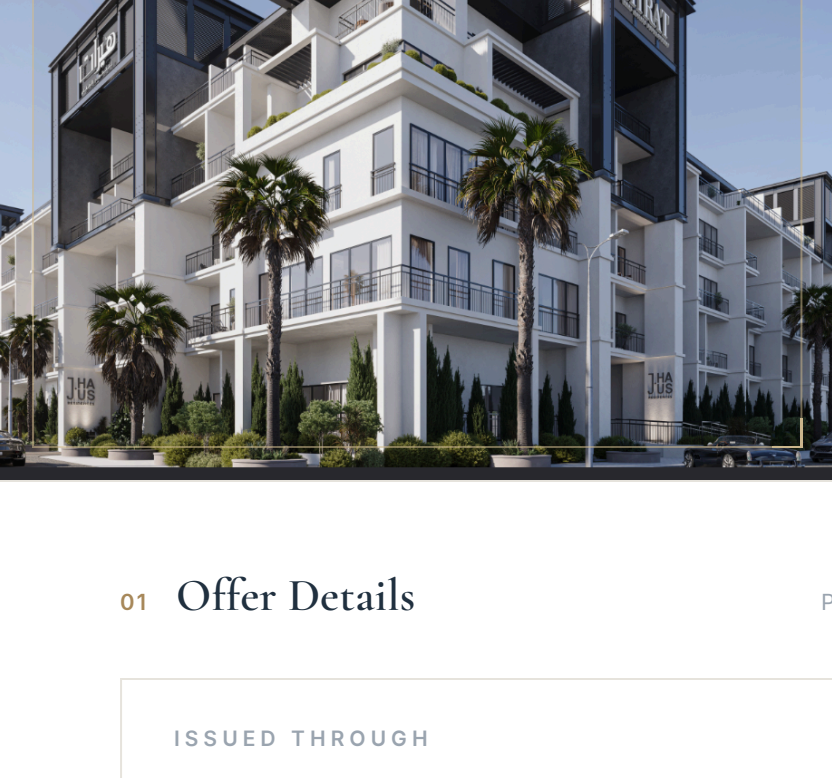




J-HAUS RESIDENCE

UNIT 421

Apartment · 1,119 sq ft · Jumeirah Village Circle

SELLING PRICE — SCHEME D

AED 2,041,380

Approx. USD 556,234

01 Offer Details

Prepared for the client below through the appointed brokerage

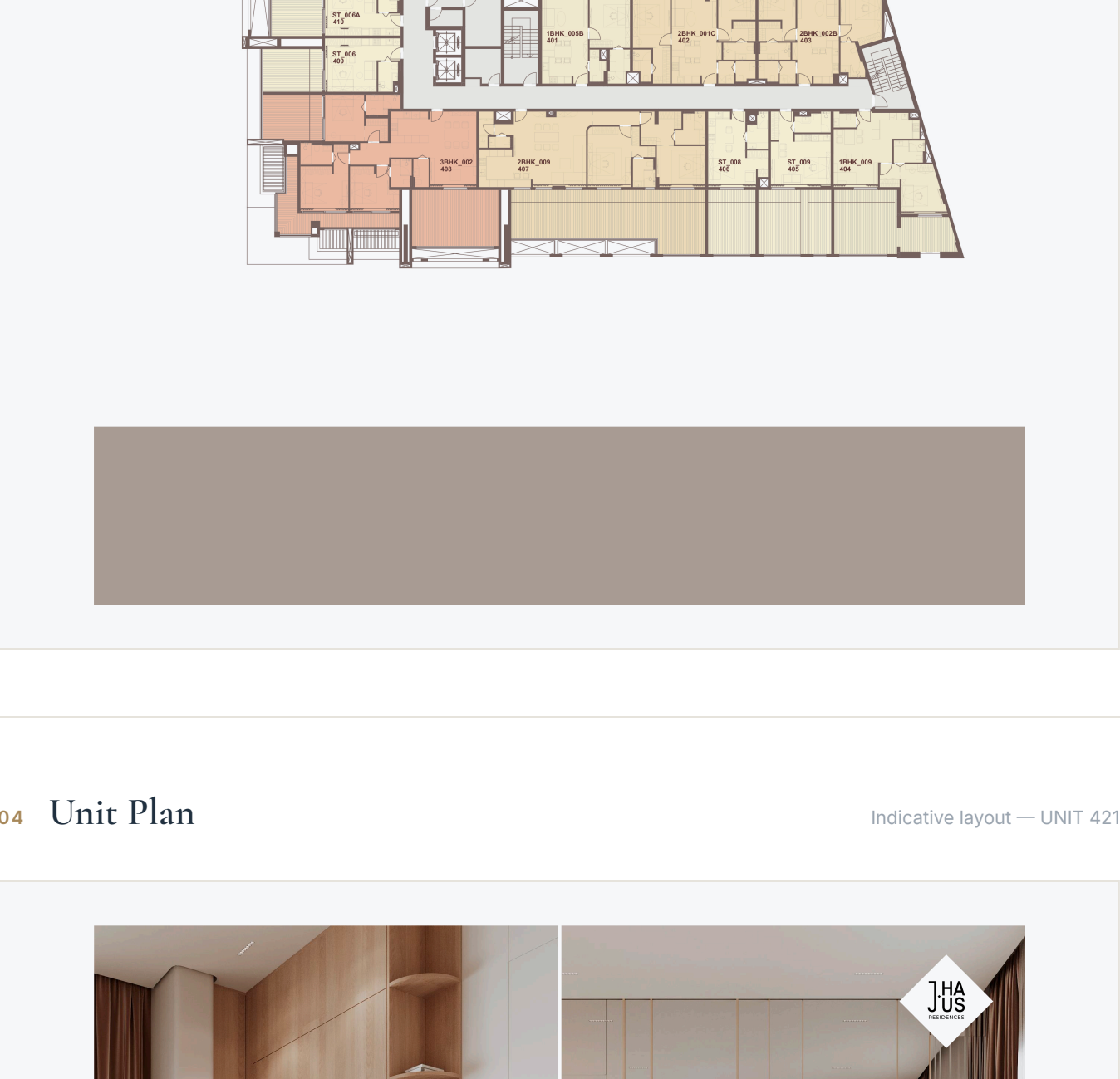
ISSUED THROUGH	
NR	Boshra Novagate real estate LLC

02 Property

PROJECT J-Haus Residence	COMMUNITY Jumeirah Village Circle	CATEGORY Residential	UNIT UNIT 421
UNIT TYPE Apartment	SALEABLE AREA 1,119 sq ft	REGISTRATION DLD · Oqood	SELECTED PLAN Scheme D

03 Floor Plan

Indicative layout — UNIT 421



04 Unit Plan

Indicative layout — UNIT 421



05 Selected Payment Plan

SCHEME D 20% at booking date; 80 installments of 1.00% (monthly) = 80%, starting 3 months from booking date			
Service charges waived for the first 2 years following handover			
DOWN PAYMENT AED 491,931 USD 134,041	INSTALLMENTS — 3 MONTHS FROM BOOKING DATE (MONTHLY) AED 1,633,104 USD 444,987	TOTAL PAYABLE AED 2,125,035 USD 579,029 · Incl. fees	

DOWN PAYMENT

TIMING	DESCRIPTION	AED	USD
Booking	DLD (4%)	81,655	22,249
Booking	Oqood	2,000	545
Booking	20% Down payment	408,276	111,247
Section total		491,931	134,041

INSTALLMENTS — 3 MONTHS FROM BOOKING DATE (MONTHLY)

INSTALMENT	DUE	AED	USD
01	Dec 2026	20,414	5,562
02	Jan 2027	20,414	5,562
03	Feb 2027	20,414	5,562
04	Mar 2027	20,414	5,562
05	Apr 2027	20,414	5,562
06	May 2027	20,414	5,562
07	Jun 2027	20,414	5,562
08	Jul 2027	20,414	5,562
09	Aug 2027	20,414	5,562
10	Sep 2027	20,414	5,562
11	Oct 2027	20,414	5,562
12	Nov 2027	20,414	5,562
13	Dec 2027	20,414	5,562
14	Jan 2028	20,414	5,562
15	Feb 2028	20,414	5,562
16	Mar 2028	20,414	5,562
17	Apr 2028	20,414	5,562
18	May 2028	20,414	5,562
19	Jun 2028	20,414	5,562
20	Jul 2028	20,414	5,562
21	Aug 2028	20,414	5,562
22	Sep 2028	20,414	5,562
23	Oct 2028	20,414	5,562
24	Nov 2028	20,414	5,562
25	Dec 2028	20,414	5,562
26	Jan 2029	20,414	5,562
27	Feb 2029	20,414	5,562
28	Mar 2029	20,414	5,562
29	Apr 2029	20,414	5,562
30	May 2029	20,414	5,562
31	Jun 2029	20,414	5,562
32	Jul 2029	20,414	5,562
33	Aug 2029	20,414	5,562
34	Sep 2029	20,414	5,562
35	Oct 2029	20,414	5,562
36	Nov 2029	20,414	5,562
37	Dec 2029	20,414	5,562
38	Jan 2030	20,414	5,562
39	Feb 2030	20,414	5,562
40	Mar 2030	20,414	5,562
41	Apr 2030	20,414	5,562
42	May 2030	20,414	5,562
43	Jun 2030	20,414	5,562
44	Jul 2030	20,414	5,562
45	Aug 2030	20,414	5,562
46	Sep 2030	20,414	5,562
47	Oct 2030	20,414	5,562
48	Nov 2030	20,414	5,562
49	Dec 2030	20,414	5,562
50	Jan 2031	20,414	5,562
51	Feb 2031	20,414	5,562
52	Mar 2031	20,414	5,562
53	Apr 2031	20,414	5,562
54	May 2031	20,414	5,562
55	Jun 2031	20,414	5,562
56	Jul 2031	20,414	5,562
57	Aug 2031	20,414	5,562
58	Sep 2031	20,414	5,562
59	Oct 2031	20,414	5,562
60	Nov 2031	20,414	5,562
61	Dec 2031	20,414	5,562
62	Jan 2032	20,414	5,562
63	Feb 2032	20,414	5,562
64	Mar 2032	20,414	5,562
65	Apr 2032	20,414	5,562
66	May 2032	20,414	5,562
67	Jun 2032	20,414	5,562
68	Jul 2032	20,414	5,562
69	Aug 2032	20,414	5,562
70	Sep 2032	20,414	5,562
71	Oct 2032	20,414	5,562
72	Nov 2032	20,414	5,562
73	Dec 2032	20,414	5,562
74	Jan 2033	20,414	5,562
75	Feb 2033	20,414	5,562
76	Mar 2033	20,414	5,562
77	Apr 2033	20,414	5,562
78	May 2033	20,414	5,562
79	Jun 2033	20,414	5,562
80	Jul 2033	20,414	5,562
Section total		1,633,104	444,987

06 Available Payment Schemes

Alternative structures for UNIT 421

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 1,772,000	Scheme B 10% at booking date; 10% 2 months from booking date; 10% 5 months from booking date; 10% 8 months from booking date; 20 installments of 2.93% (quarterly) = 58.5%, starting 3 months from handover date TOTAL PRICE AED 1,955,500
Scheme C 10% at booking date; 10% 2 months from booking date; 10% 5 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 2,147,900	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 1,789,900
Scheme D SELECTED 20% at booking date; 80 installments of 1.00% (monthly) = 80%, starting 3 months from booking date TOTAL PRICE AED 2,062,000	Scheme E 30% at booking date; Balance 70% at handover date (auto-computed) TOTAL PRICE AED 1,767,500
Scheme F 30% at booking date; 70 installments of 1.00% (monthly) = 70%, starting 3 months from booking date TOTAL PRICE AED 2,031,500	