

LAUNCHING

# SEAGULL POINT

WATER HAS A NEW FRONT



MOHAMMED BIN RASHID  
AL MAKTOUM CITY

DISTRICT ONE



We are delighted to announce the launch of an elegant new tower at District One, with exclusive amenities.

Featuring 1, 2 and 3 bedroom apartments with views of the iconic Crystal Lagoon, this tower is a vibrant addition to Dubai's most prestigious community.

Register today for special pre-launch benefits.

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# EXCLUSIVE AMENITIES



# FULLY FURNISHED APARTMENTS



# CAFÉ

Friends flock together







# LIBRARY

Let your imagination soar





# GYM

Believe you can fly





## KIDS PLAY AREA

Fun takes flight



# ICONIC LOCATION



10 MINS  
BUSINESS BAY



5 MINS  
THE MEYDAN HOTEL



12 MINS  
DIFC



15 MINS  
BURJ AL ARAB



12 MINS  
WORLD TRADE CENTRE



20 MINS  
INTERNATIONAL AIRPORT

# AMENITIES



Bicycle Track



Jogging Track



Supermarket



Pharmacy



School



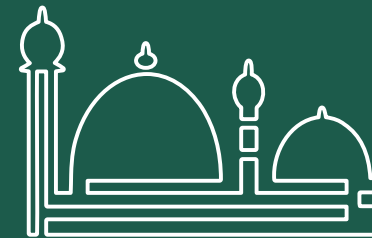
Crystal Lagoon  
& Beachfront



Kids  
play area

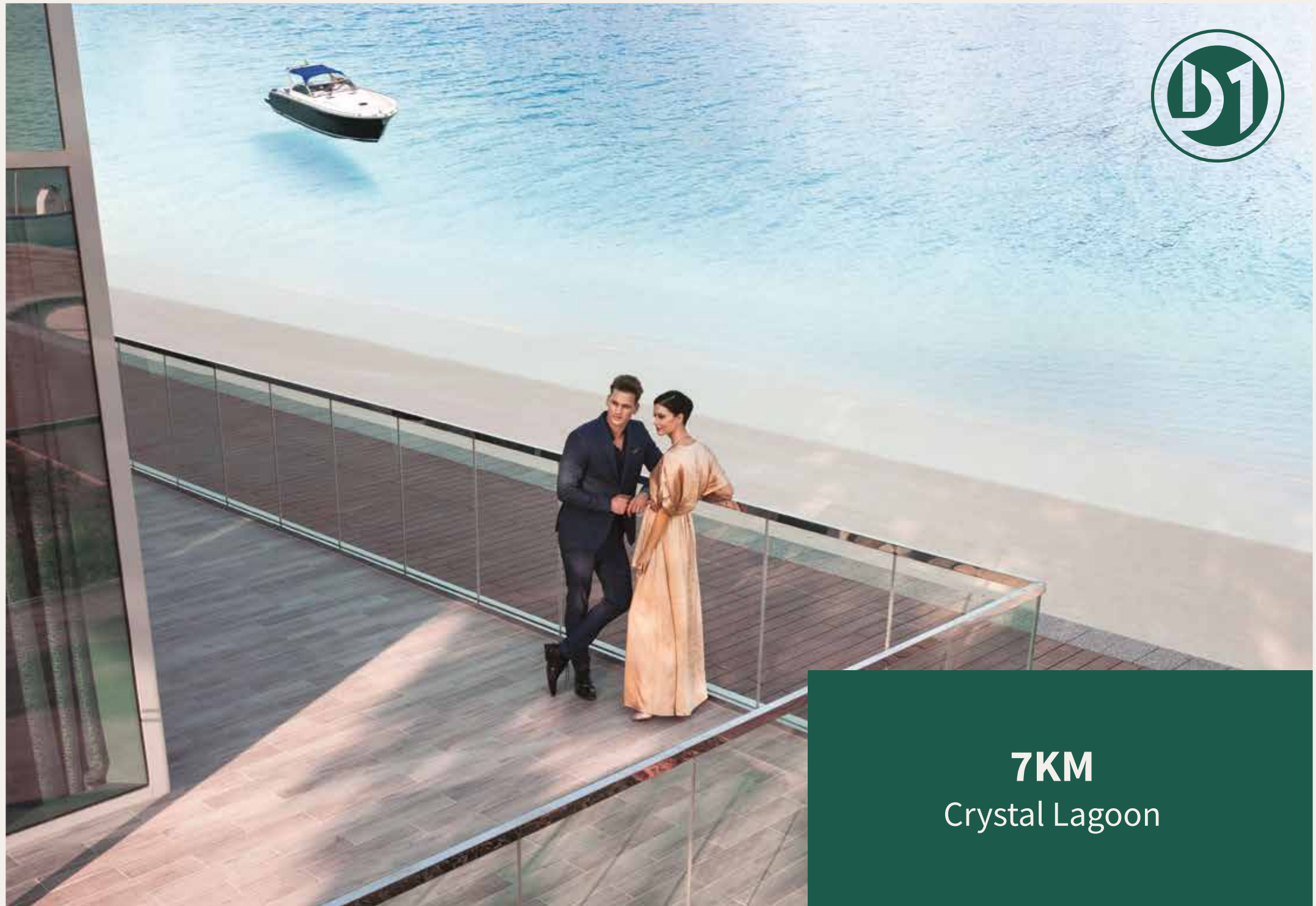


Parks



Mosque





**7KM**  
Crystal Lagoon



**8.4 KM**

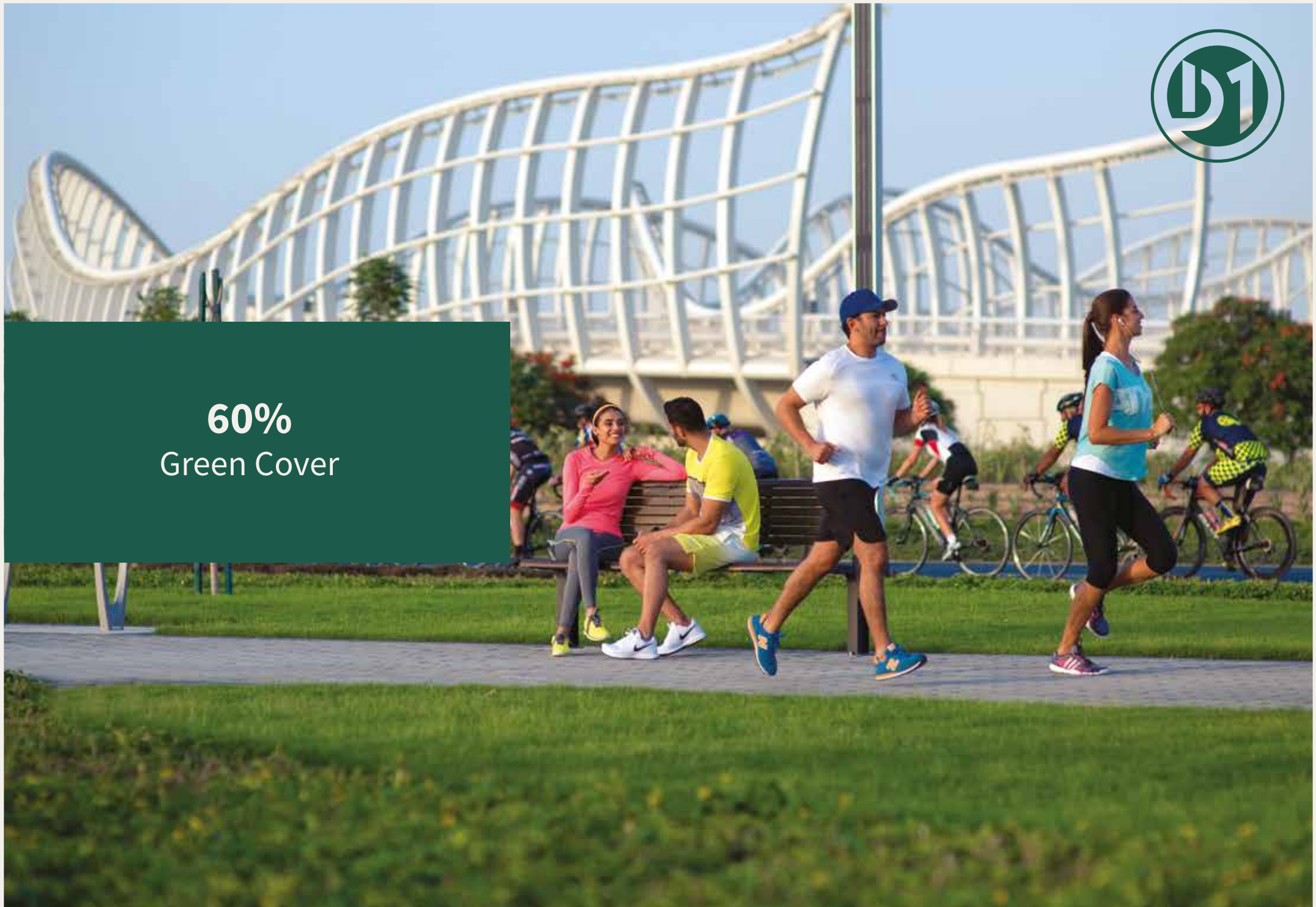
Cycling and Running Track



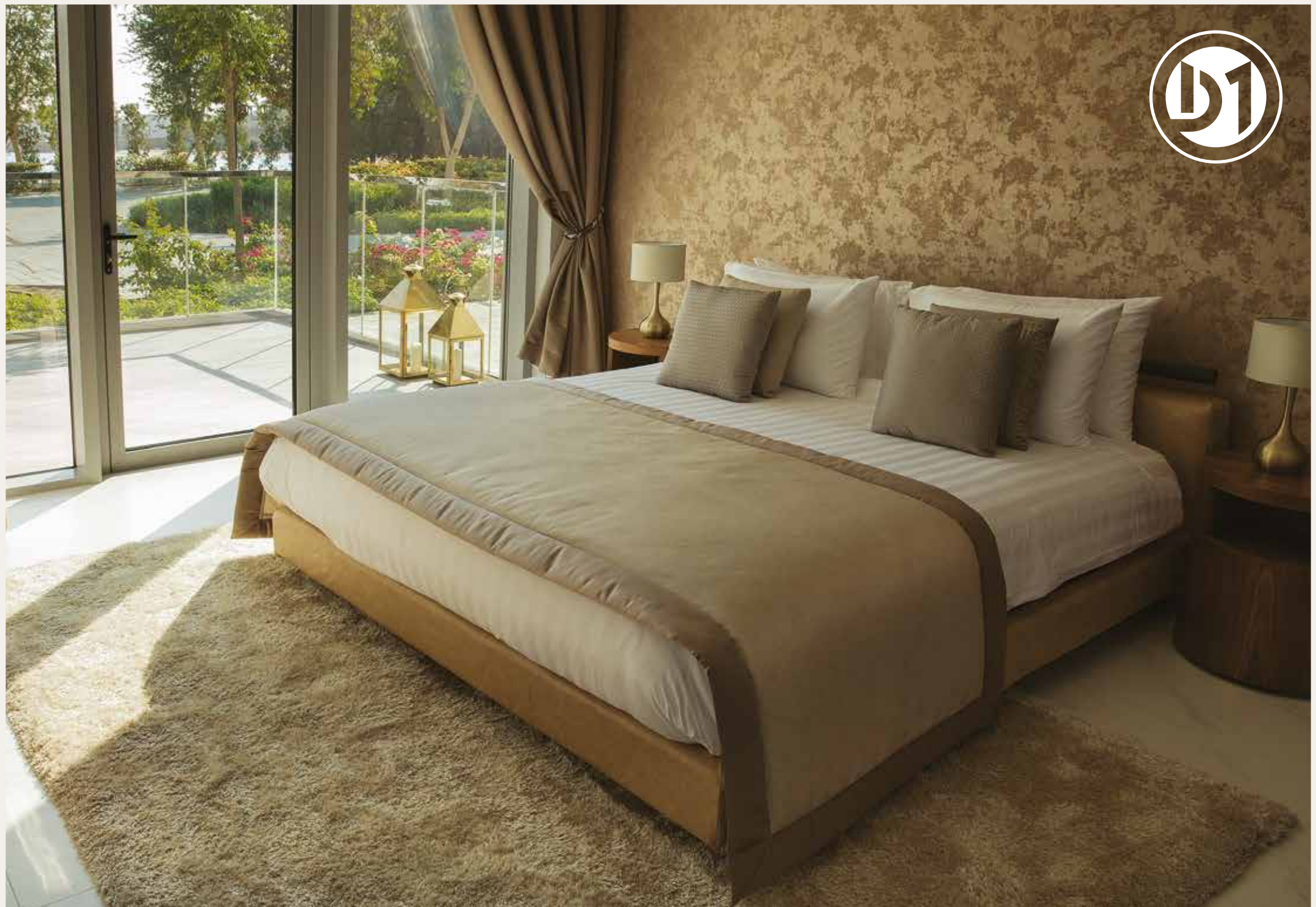




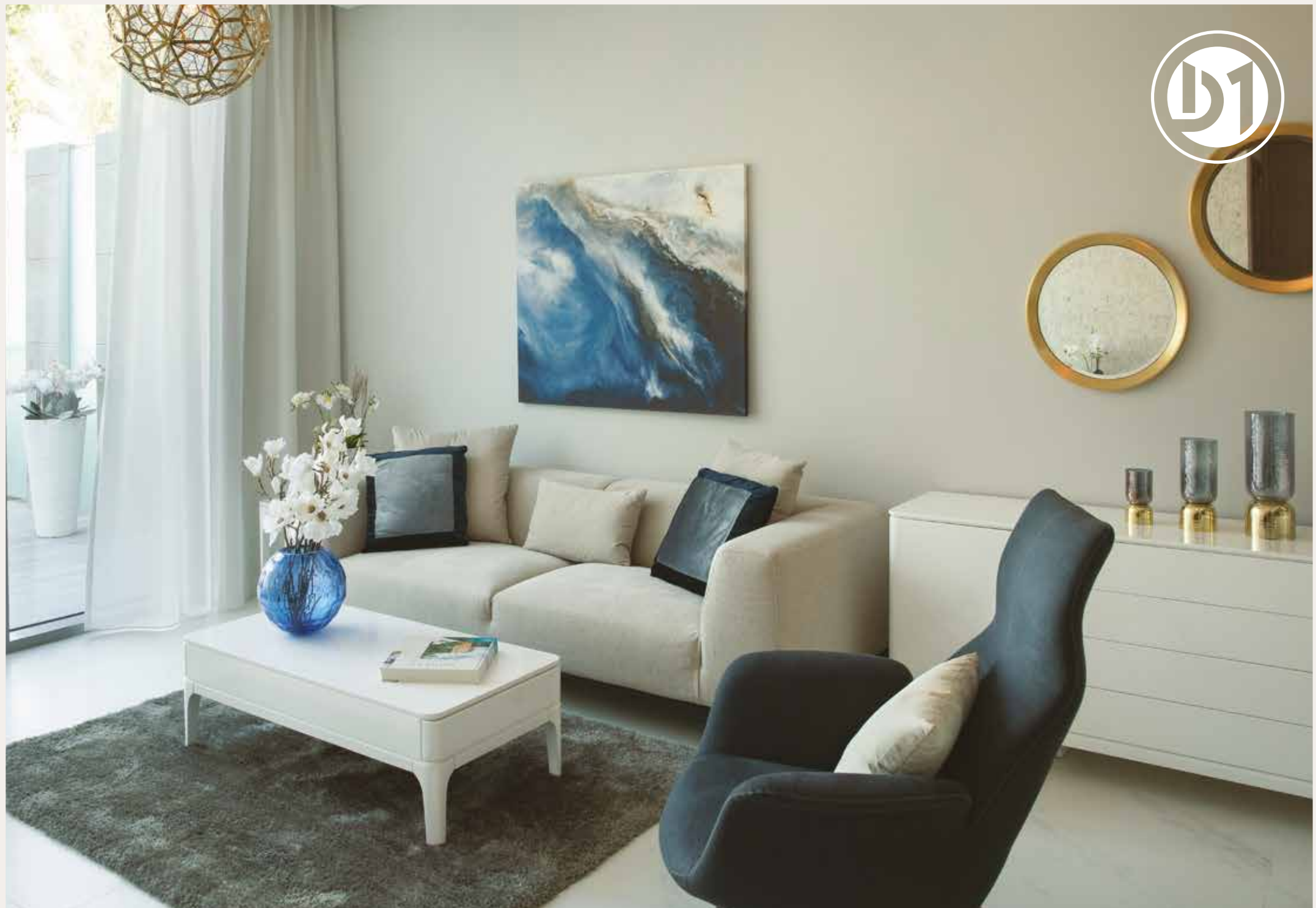
**60%**  
Green Cover















# MASTER PLAN





# TOWER LOCATION MAP



SEAGULL POINT

*WATER HAS A NEW FRONT.*

Disclaimer: The design layouts, dimensions, guidelines, visualizations, renderings, images and any other information as contained herein is provided for illustrative purposes only and subject to change at any time at the sole discretion of the Developer.



# TOWER EXTERIOR



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# TOWER EXTERIOR & VIEWS



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# SEAGULL POINT TOWER 5TH TO 14TH FLOOR

## 1, 2 And 3 Bedroom Apartments



MEYDAN ONE

DUBAI SKYLINE

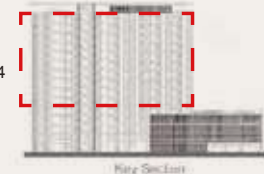
MEYDAN HOTEL



  3 BEDROOM
   2 BEDROOM
   1 BEDROOM



05-14



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# SEAGULL POINT TOWER 4TH FLOOR

## 1. 2 And 3 Bedroom Apartments



MEYDAN ONE

DUBAI SKYLINE

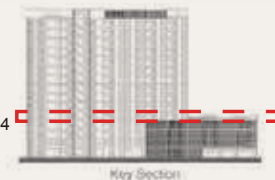
MEYDAN HOTEL



  3 BEDROOM
   2 BEDROOM
   1 BEDROOM



04



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# SEAGULL POINT TOWER

## 2ND TO 3RD FLOOR

### 1. 2 And 3 Bedroom Apartments



MEYDAN ONE

DUBAI SKYLINE

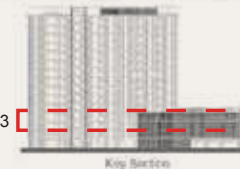
MEYDAN HOTEL



  3 BEDROOM   2 BEDROOM   1 BEDROOM



02-03 [ - - - - ]



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# SEAGULL POINT TOWER 1ST FLOOR

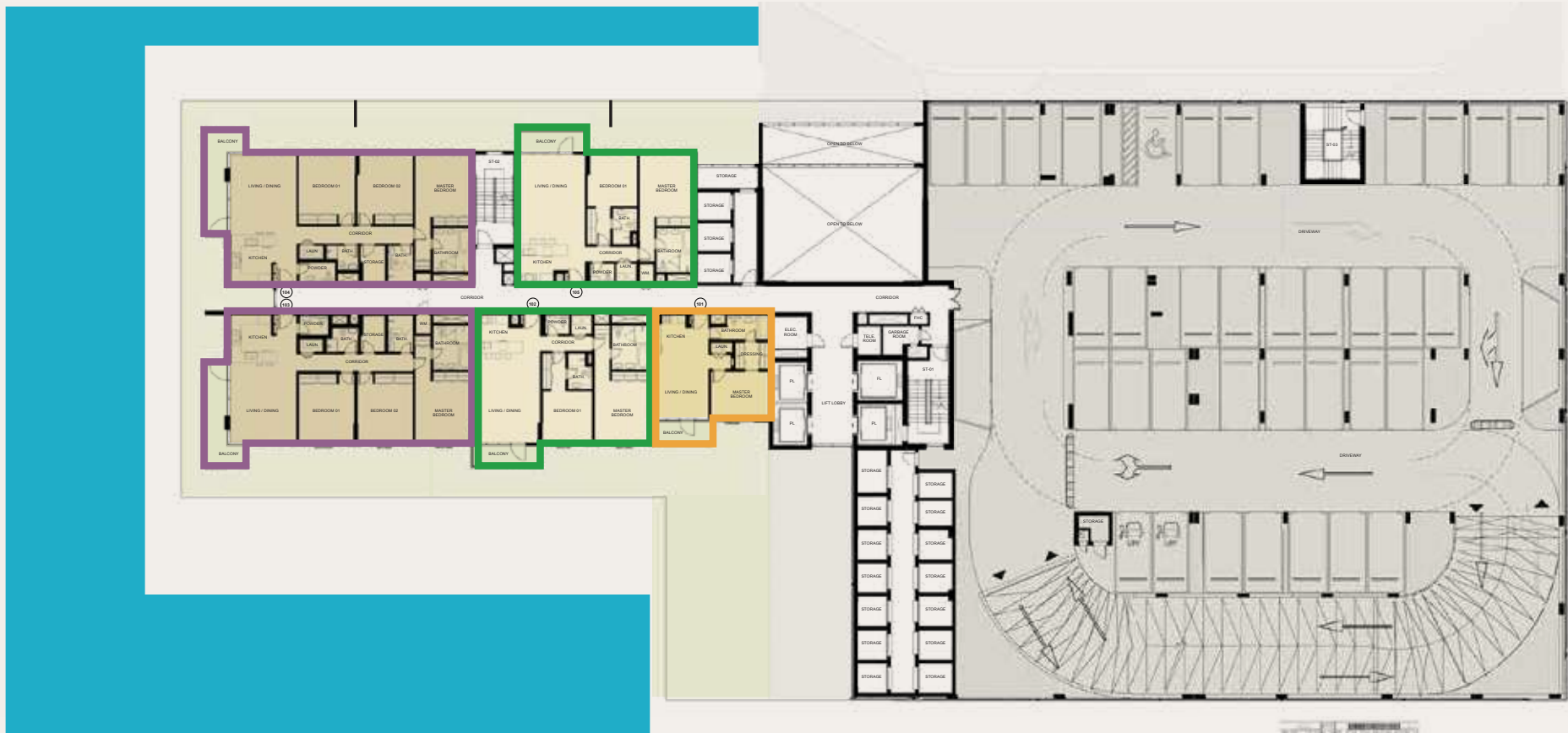
## 1. 2 And 3 Bedroom Apartments



MEYDAN ONE

DUBAI SKYLINE

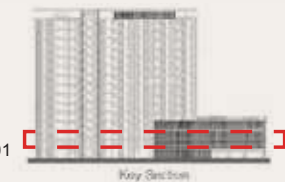
MEYDAN HOTEL



  3 BEDROOM
   2 BEDROOM
   1 BEDROOM



01



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# 3 BEDROOM



1ST TO 14TH FLOORS

Suite Area:	1,515 - 1,531 Sqft
Balcony Area:	129 Sqft
Total Area:	1,644 - 1,660 Sqft



G+14  
KEY PLAN

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# 2 BEDROOM



1ST TO 14TH FLOORS

Suite Area: 977 - 1,108 Sqft

Balcony Area: 68 - 71 Sqft

Total Area: 1,045 - 1,179 Sqft



G+14  
KEY PLAN



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# 2 BEDROOM



1ST TO 14TH FLOORS



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# 1 BEDROOM



## 1ST TO 14TH FLOORS

Suite Area:	607 - 612 Sqft
Balcony Area:	60 - 125 Sqft
Total Area:	668 - 737 Sqft



G+14  
KEY PLAN



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# SEAGULL POINT TOWER GROUND FLOOR

## 1. 2 And 3 Bedroom Apartments



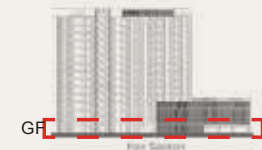
MEYDAN ONE



DUBAI SKYLINE

MEYDAN HOTEL

  3 BEDROOM
   2 BEDROOM
   1 BEDROOM



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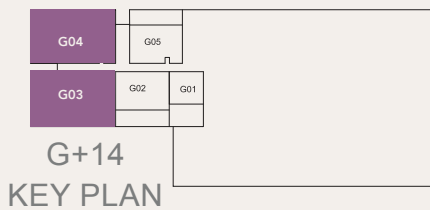


# 3 BEDROOM



## GROUND FLOOR

Suite Area:	1,515 - 1,532 Sqft
Balcony Area:	1,029 - 1,030 Sqft
Total Area:	2,544 - 2,562 Sqft



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## 2 BEDROOM

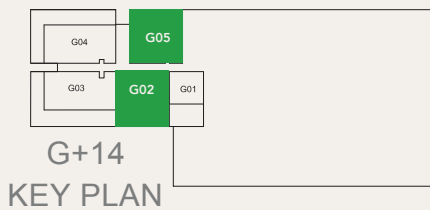


### GROUND FLOOR

Suite Area: 1,104 - 1,108 Sqft

Balcony Area: 447 - 457 Sqft

Total Area: 1,551 - 1,565 Sqft



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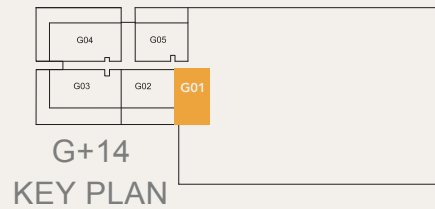


# 1 BEDROOM



## GROUND FLOOR

Suite Area:	611 sq.ft
Terrace Area:	443 sq.ft
Total Area:	1054 sq.ft



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# PAYMENT PLAN

BOOKING AMOUNT\*

10%

Upon  
Booking\*

1ST INSTALMENT\*

5%

30-OCT-2019

2ND INSTALMENT\*

5%

10%  
Construction  
30-MAR-2020

3RD INSTALMENT\*

5%

20%  
Construction  
30-JUN-2020

4TH INSTALMENT\*

5%

30%  
Construction  
30-SEP-2020

5TH INSTALMENT\*

10%

40%  
Construction  
30-DEC-2020

6TH INSTALMENT\*

10%

50%  
Construction  
28-FEB-2021

FINAL INSTALMENT\*

50%

On  
Completion  
31-DEC-2021



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