

# Sales Offer



Thank you for your interest in Meraas Properties. Please find the details of property options.

Project	Unit	No of Bedrooms	Saleable Area (Sq ft)	Selling Price (AED)
Citywalk Residential	Crestlane 2-A-G01	4	4,588	16,436,000
Citywalk Residential	Crestlane 2-B-G02	4	4,589	16,441,000

- \* Applicable fees to Dubai Land Department of the property net price + AED 3,150 Oqood fee
- \* Prices and availability are subject to change without notice

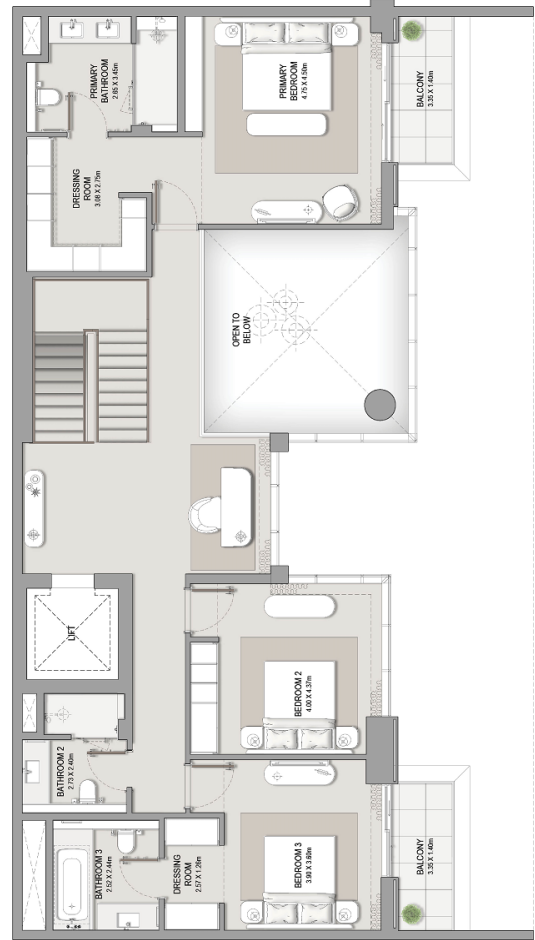
Citywalk Residential	Bedrooms	4	Saleable Area (Sq ft)	4,588	
Crestlane 2-A-G01	Selling Price (AED)	16,436,000	Internal Area (Sq ft)	3,398	Plot Area (Sq ft)
	Unit Type	DUPLEX TYPE A (M)	Balcony Area (Sq ft)	1,190	

## Standard Payment Plan

#	Milestone	%	Date	Amount (AED)
1	Not Applicable	20.00%	13 Aug 2025	3,287,200
2	Not Applicable	10.00%	15 Jan 2026	1,643,600
3	Not Applicable	5.00%	15 May 2026	821,800
4	Not Applicable	10.00%	15 Oct 2026	1,643,600
5	Not Applicable	10.00%	15 Mar 2027	1,643,600
6	Not Applicable	10.00%	15 Aug 2027	1,643,600
7	Not Applicable	10.00%	15 Dec 2027	1,643,600
8	One Hundred (100%) percent of construction	25.00%	15 Nov 2028	4,109,000
Purchase Price				16,436,000

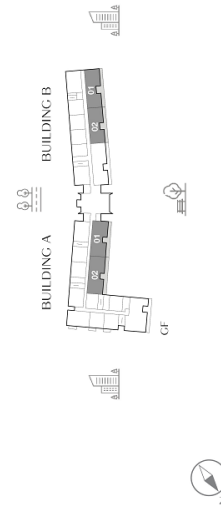
# DUPLEX TYPE A LOWER LEVEL + UPPER LEVEL - (M)

# CITY WALK CRESTLANE



BUILDING	UNIT NUMBER	SUITE AREA		BALCONY AREA		TOTAL AREA	
		SQM	SQFT	SQM	SQFT	SQM	SQFT
A (With Double-Height Void)	G01 (Lower Level)	168.39	1812.53	100.22	1078.76	268.61	2891.29
	G01 (Upper Level)	147.32	1585.71	10.34	111.30	157.66	1697.04
	G01 (Total)	315.71	3398.27	110.56	1190.06	426.27	4588.33
A (With Double-Height Void)	G02 (Lower Level)	168.76	1816.52	100.36	1080.27	269.12	2896.78
	G02 (Upper Level)	147.69	1589.72	10.41	112.05	158.10	1701.77
	G02 (Total)	316.45	3406.24	110.77	1192.32	427.22	4598.56

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		SQM	SQFT	SQM	SQFT	SQM	SQFT
B (With Double-Height Void)	G01 (Lower Level)	168.38	1812.43	100.22	1078.76	268.60	2891.19
	G01 (Upper Level)	147.28	1585.31	10.35	111.41	157.63	1696.72
	G01 (Total)	315.66	3397.74	110.57	1190.17	426.23	4587.90
B (With Double-Height Void)	G02 (Lower Level)	168.45	1813.18	100.15	1078.01	268.60	2891.19
	G02 (Upper Level)	147.35	1586.06	10.35	111.41	157.70	1697.47
	G02 (Total)	315.80	3399.24	110.50	1189.41	426.30	4588.66



DISCLAIMER: PLANS, DETAILS AND UNIT ORIENTATION INCLUDED ARE INDICATIVE ONLY AND ARE SUBJECT TO CHANGE BY THE DEVELOPER/SELLER AT ITS SOLE DISCRETION WITHOUT NOTICE AND/OR LIABILITY. ALL IMAGES, INCLUDING FEATURES, MATERIALS AND FINISHES, ARE FOR ILLUSTRATIVE PURPOSES ONLY AND DO NOT REPRESENT THE FINAL DESIGN. DIMENSIONS, LAYOUT AND MATERIALS MAY DIFFER FROM THOSE STATED.



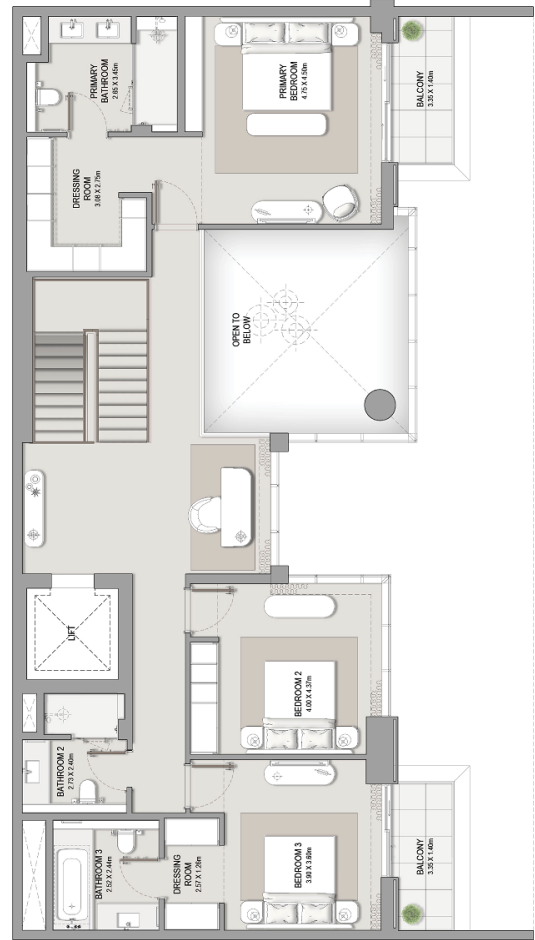
Citywalk Residential	Bedrooms	4	Saleable Area (Sq ft)	4,589	
Crestlane 2-B-G02	Selling Price (AED)	16,441,000	Internal Area (Sq ft)	3,399	Plot Area (Sq ft)
	Unit Type	DUPLEX TYPE A (M)	Balcony Area (Sq ft)	1,189	

Standard Payment Plan

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6	Not Applicable	10.00%	15 Aug 2027	1,644,100
7	Not Applicable	10.00%	15 Dec 2027	1,644,100
8	One Hundred (100%) percent of construction	25.00%	15 Nov 2028	4,110,250
Purchase Price				16,441,000

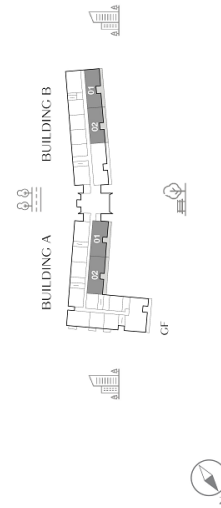
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# CITY WALK CRESTLANE



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	G01 (Upper Level)	147.32	1585.71	10.34	111.30	157.66	1697.04
	G01 (Total)	315.71	3398.27	110.56	1190.06	426.27	4588.33
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