

# MANGROVE RESIDENCES

Live at the heart of Expo City Dubai with three residential clusters offering a new model for smart, sustainable, people-centric urban living.

Immerse yourself in a lifestyle that combines eco-friendly apartments and townhouses within a health-conscious, wellness-focused, environmentally-aware community, featuring resort-style amenities and all Expo City Dubai's attractions at your doorstep.



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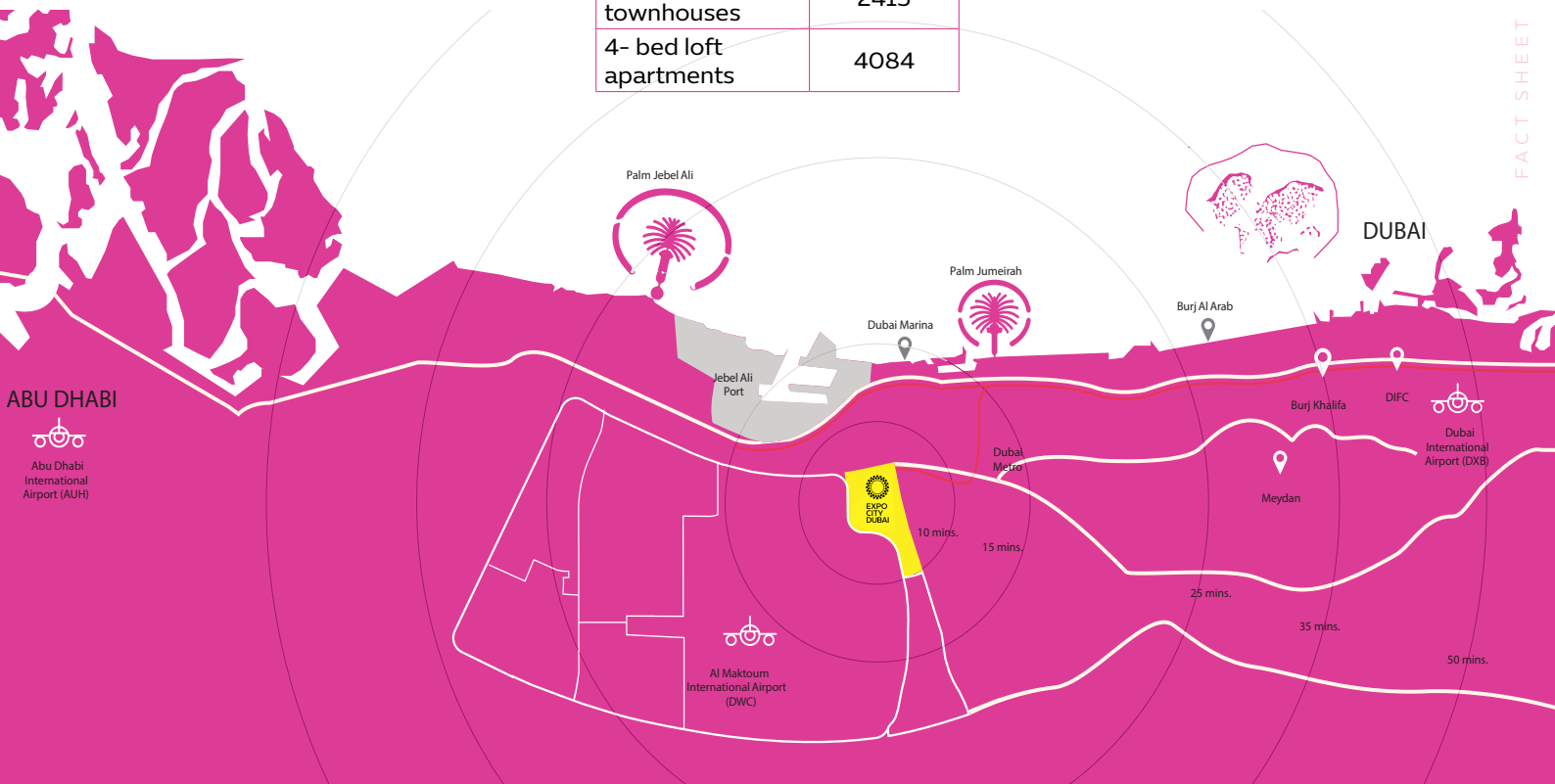
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## Community features

- Larger-than-average apartments with floor-to-ceiling windows and spacious balconies
- Townhouses with private garden
- Unobstructed views of Al Wasl Plaza, Jubilee Park and the Women's Pavilion
- Tech-enabled 'smart' living environments across a 5G connected site
- Stunning landscaped courtyards and semi-private community gardens
- Reception and concierge at each tower
- Swimming pools, kids' pool, lap pool, pool deck
- Green surrounds, jogging tracks and wellness centres
- Community lounges for movies, co-working, art and music
- Convenience stores, retail, service and F&B
- Part of a 15-minute urban community
- Seamless mobility network and easy access to Dubai Metro

	Size ranges (sqft)
1-bed apartments	969-979
2-bed apartments	1371-1490
3-bed apartments	1701-2359
3-bed townhouses	2415
4- bed loft apartments	4084



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## Standard Payment Plan

Installment	Installment Percentage	Milestone
Non-Refundable Reservation Fee		
First Installment (less the Non-Refundable Reservation Fee)	10%	Within 7 days of Booking
Second Installment	10%	Upon Signing the SPA (within 30 Days of Booking)
Third Installment	5%	Within 13 Months of signing the SPA
Fourth Installment	5%	On Completion of Fifty (50%) Construction
Fifth Installment	5%	On Completion of Sixty (60%) Construction
Sixth Installment	5%	On Completion of Seventy (70%) Construction
Seventh Installment	5%	On Completion of Eighty (80%) Construction
<b>Eighth Installment</b>	<b>5%</b>	<b>Handover</b>
Nineth Installment	5%	6 Months Post Handover
Tenth Installment	5%	12 Months Post Handover
Eleventh Installment	5%	18 Months Post Handover
Twelfth Installment	5%	24 Months Post Handover
Thirteenth Installment	5%	30 Months Post Handover
Fourteenth Installment	5%	36 Months Post Handover
Fifteenth Instalment	5%	42 Months Post Handover
Sixteenth Installment	5%	48 Months Post Handover
Seventeenth Installment	5%	54 Months Post Handover
Final Installment	5%	60 Months Post Handover
<b>100%</b>		

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## Expo City Dubai

A visionary city has arrived. A curated ecosystem for living, leisure and business. A place where green spaces combine with cutting-edge technologies, where people connect to build a brighter tomorrow.

A complete community, here you'll discover an impressive selection of inspiring cultural and educational experiences, leisure facilities, event venues, dining options, exercise grounds, retail outlets, parks, playgrounds and more – all connected by metro and within easy reach of airports, ports and highways.

**Live for today while looking towards the future – only at Expo City Dubai.**



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