BEACH VISTA

AT

EMAAR BEACHFRONT

EMAAR

A NEW VISION FOR COSMOPOLITAN LIVING BY THE SEA

EMAAR BEACHFRONT

Ultra-modern living at a leisurely pace

Located in the new vibrant Dubai Harbour, EMAAR Beachfront is an exclusive coastal community comprising 27 exceptional towers. Unlike anywhere else in Dubai, residents will have 750 metres of pristine white-sand beach on either side of their home.

BEACH VISTA





THE LOCATION

An island with a central Dubai address

Nestled between Jumeirah Beach Residence (JBR) and Palm Jumeirah, Emaar Beachfront is an island destination with an accessible, well-connected location.

Dubai Marina, the Palm and JBR will all be accessible within minutes, while the main areas of the city like Downtown Dubai and Dubai International Airport will be only a joyride away.

A PRIME DUBAI ADDRESS WITH A LAID-BACK BEACHFRONT LIFESTYLE

BEACH VISTA AT EMAAR BEACHFRONT

The next level of refined beachfront living

The first estate to be launched at EMAAR Beachfront is Beach Vista – a state-of-the-art apartment building comprising two stately towers connected by a podium level with a swimming pool.

BEACH
VISTA

SEA POINT LIVING AT ITS FINEST

Beach Vista will offer 1, 2, 3, and 4-bedroom apartments all of which will embody refined, understated luxury. Apartments in Beach Vista will feature views of the crystal-blue waters of the Arabian Gulf.

BEACH
VISTA



PANORAMIC SUNSET VIEWS AS A WAY OF LIFE

Revel in the views of Dubai Lighthouse and the new, record-breaking observation wheel, Ain Dubai.

CONTEMPORARY BEACHFRONT ARCHITECTURE

Floor-to-ceiling windows and vast terraces will be an integral part of the sleek Beach Vista.

MODERN AND INVITING KITCHENS

The open-plan kitchen will be a space where cooking and socialising combine seamlessly.



A SOPHISTICATED
BEDROOM FOR
SERENITY AND CALM

A BLISSFUL HAVEN

The bathrooms will feature an elegant, sophisticated design that is simultaneously modern and timeless.



TAKE A PLUNGE IN THE AQUATIC WONDERLAND

Dip your toes in the sea or relax in the Beach Vista swimming pool with wondrous views. With close proximity to other leisure and sports facilities at EMAAR Beachfront, Beach Vista residents will be truly spoilt for choice.

BEACH
VISTA



A WORLD OF ENTERTAINMENT AT YOUR DOORSTEP

Step outside your home and stumble upon a wide array of resort-style amenities, recreational facilities, stylish restaurants, and trendy cafes.

BEACH VISTA

BEACH VISTA

TOWER 1

FLOOR PLAN

BEACH VISTA

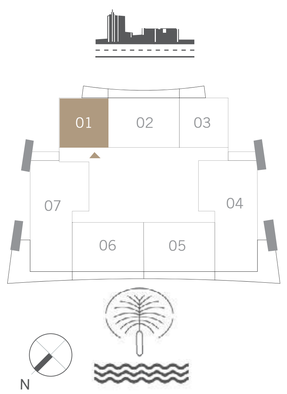
TOWER 1

1 BEDROOM

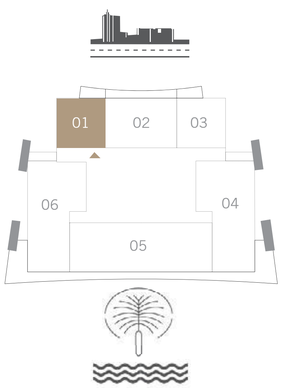
UNIT 01 | LEVEL 02-25 & 27-33

SUITE AREA	666.18 SQ.FT.	61.89 SQ.M.
BALCONY AREA	79.01 SQ.FT.	7.34 SQ.M.
TOTAL AREA	745.19 SQ.FT.	69.23 SQ.M.

LEVEL 02-25



LEVEL 27-33





FLOOR PLAN 1. All dimensions are in imperial and metric, and measured from finish to finish excluding construction tolerances. 2. All materials, dimensions, and drawings are approximate only. 3. Information is subject to change without notice, at developer's absolute discretion. 4. Actual area may vary from the stated area. 5. Drawings not to scale. 6. All images used are for illustrative purposes only and do not represent the actual size, features, specifications, fittings, and furnishings. 7. The developer reserves the right to make revisions/alterations, at its absolute discretion, without any liability whatsoever.

EMAAR

BEACH VISTA

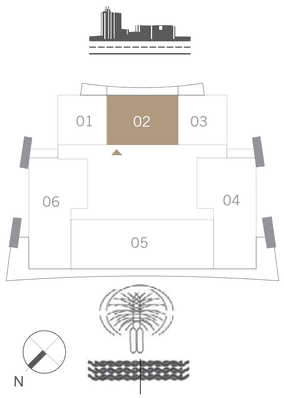
TOWER 1

2 BEDROOM

UNIT 02 | LEVEL 02-25 & 27-33

SUITE AREA	1015.79 SQ.FT.	94.37 SQ.M.
BALCONY AREA	171.15 SQ.FT.	15.90 SQ.M.
TOTAL AREA	1186.94 SQ.FT.	110.27 SQ.M.

LEVEL 02-25





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EMAAR

BEACH VISTA

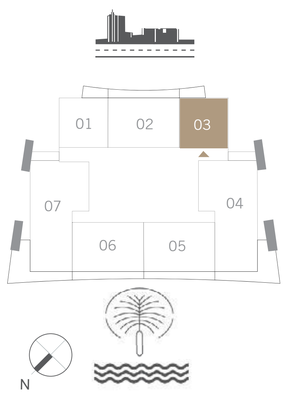
TOWER 1

1 BEDROOM

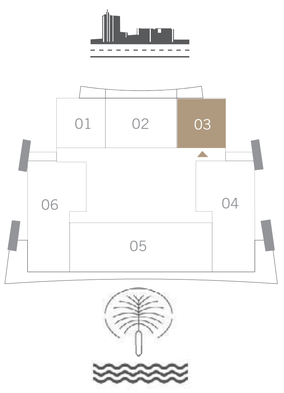
UNIT 03 | LEVEL 02-25 & 27-33

SUITE AREA	666.18 SQ.FT.	61.89 SQ.M.
BALCONY AREA	79.01 SQ.FT.	7.34 SQ.M.
TOTAL AREA	745.19 SQ.FT.	69.23 SQ.M.

LEVEL 02-25



LEVEL 27-33





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EMAAR

BEACH VISTA

TOWER 1

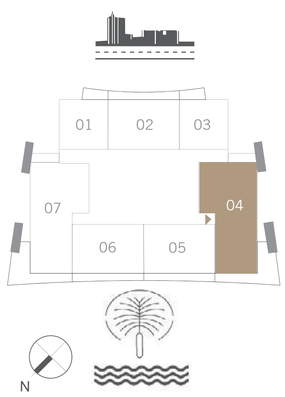
3 BEDROOM

UNIT 04 | LEVEL 02-25 & 27-33

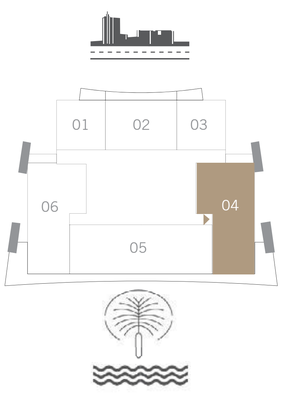
SUITE AREA	1636.87 SQ.FT.	152.07 SQ.M.
BALCONY AREA	451.55 SQ.FT.	41.95 SQ.M.
TOTAL AREA	2088.42 SQ.FT.	194.02 SQ.M.



LEVEL 02-25



LEVEL 27-33



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BEACH VISTA

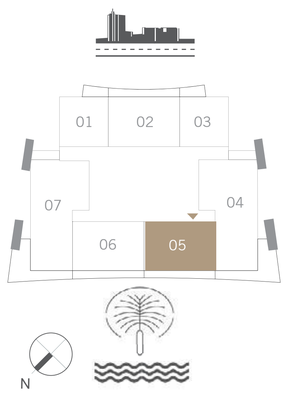
TOWER 1

2 BEDROOM

UNIT 05 | LEVEL 02-25

SUITE AREA	1015.68 SQ.FT.	94.36 SQ.M.
BALCONY AREA	162.97 SQ.FT.	15.14 SQ.M.
TOTAL AREA	1178.65 SQ.FT.	109.50 SQ.M.

LEVEL 02-25





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BEACH VISTA

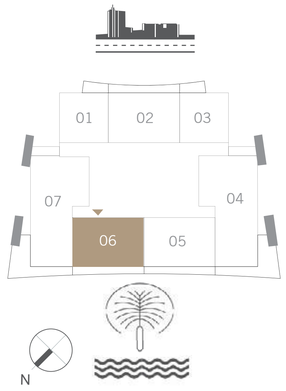
TOWER 1

2 BEDROOM

UNIT 06 | LEVEL 02-25

SUITE AREA	1015.68 SQ.FT.	94.36 SQ.M.
BALCONY AREA	162.97 SQ.FT.	15.14 SQ.M.
TOTAL AREA	1178.65 SQ.FT.	109.50 SQ.M.

LEVEL 02-25





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EMAAR

BEACH VISTA

TOWER 1

3 BEDROOM

UNIT 07 | LEVEL 02-25 & UNIT 06 | LEVEL 27-33

SUITE AREA	1629.66 SQ.FT.	151.40 SQ.M.
BALCONY AREA	451.55 SQ.FT.	41.95 SQ.M.
TOTAL AREA	2081.21 SQ.FT.	193.35 SQ.M.





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BEACH VISTA

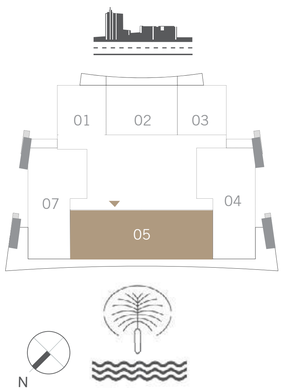
TOWER 1

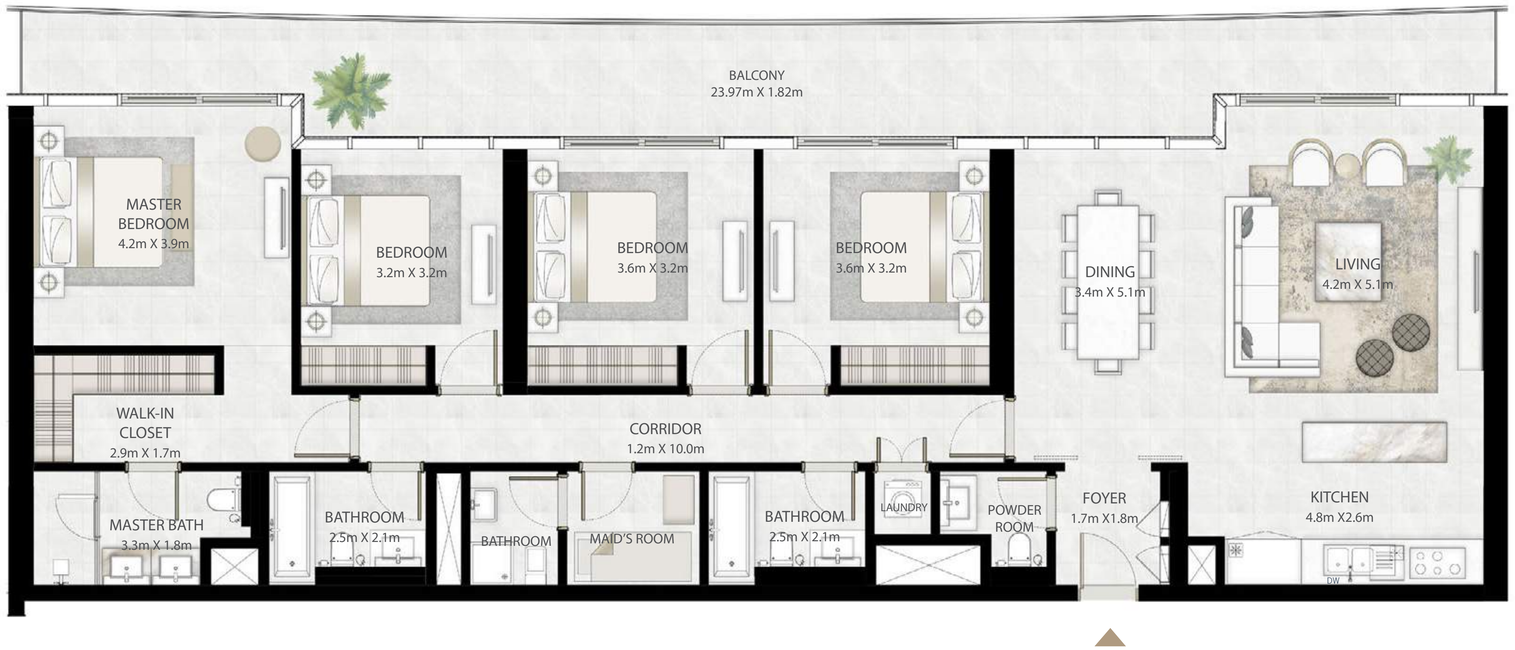
4 BEDROOM

UNIT 05 | LEVEL 27-33

SUITE AREA	1929.97 SQ.FT.	179.30 SQ.M.
BALCONY AREA	438.20 SQ.FT.	40.71 SQ.M.
TOTAL AREA	2368.17 SQ.FT.	220.01 SQ.M.

LEVEL 02-25





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