

2BR Apartment — Dubai Marina & Sea View

Dubai Creek Harbour · Marina Vista Residences · Marina Vista Residences, Marina Walk, Dubai Marina, UAE

AED 2,100,000

AED 1,694 per sqft

- Golden Visa Eligible
- 6.8% Annual Yield
- Apartment
- Furnished



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PROPERTY SPECIFICATIONS

BEDROOMS	BATHROOMS	AREA	FLOOR	VIEW	SERVICE CHARGE
2	3	1,240 sqft	22/42	Marina	AED 18/yr

ABOUT THIS PROPERTY

Spacious fully-furnished 2-bedroom apartment on the 22nd floor of Marina Vista Residences offering sweeping views of Dubai Marina and the Arabian Gulf. Features an open-plan living area, Bosch kitchen appliances, en-suite master bedroom, and a large wrap-around balcony. Access to infinity pool, gym, sauna, and 24/7 concierge. Steps from Marina Walk, JBR Beach, and the Dubai Tram.

INVESTMENT OVERVIEW

Annual Rental Yield	6.8%
Property Price	AED 2,100,000
DLD Registration (4%)	AED 84,000
Golden Visa	Eligible
Total Investment	AED 2,184,000

FLOOR PLAN

