

4BR Villa with Private Beach & Infinity Pool

Palm Jumeirah · Palm Signature Villas · Palm Signature Villas, Frond N, Palm Jumeirah, Dubai, UAE

AED 9,500,000

AED 1,827 per sqft

Golden Visa Eligible

5.5% Annual Yield

Villa

Semi furnished

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PROPERTY SPECIFICATIONS

BEDROOMS	BATHROOMS	AREA	FLOOR	VIEW	SERVICE CHARGE
4	5	5,200 sqft	1/2	Sea	AED 22/yr

ABOUT THIS PROPERTY

An exquisite 4-bedroom beachfront villa on the exclusive Palm Jumeirah. Spread over 5,200 sq ft across two levels, featuring a private beach, infinity pool overlooking the Arabian Sea, smart home automation, a cinema room, and a rooftop terrace. The ground floor opens directly onto the sandy beach. A rare investment opportunity eligible for the UAE Golden Visa with strong capital appreciation prospects.

INVESTMENT OVERVIEW

Annual Rental Yield	5.5%
Property Price	AED 9,500,000
DLD Registration (4%)	AED 380,000
Golden Visa	Eligible
Total Investment	AED 9,880,000

AMENITIES & FEATURES

BUILDING

Swimming Pool Gym / Fitness Center Concierge Service Security 24/7 Covered Parking

UNIT

Balcony Maids Room Study Room Built-in Wardrobes Central A/C Smart Home System Kitchen Appliances Double Glazed Windows Private Garden

LIFESTYLE

Beach Access Spa & Sauna BBQ Area Rooftop Terrace