

PALM BEACH TOWERS



PALM BEACH TOWER 1

LOCATION: PALM JUMEIRAH COMPLETED: Q1 2026

The Palm Beach Towers will be a beautiful waterfront living & leisure complex, featuring three high-rise buildings with 1,265 luxury apartments. Palm Beach Tower 1 will include 1-3BR residences with 360 views of the sea. The whole complex will have an abundance of retail, dining and health and fitness facilities, including parks, pools, and sports courts. The complex has a gross floor area of 5.5 million sqft and 8,600 sqft will be occupied by retail spaces.

FACILITIES

- SWIMMING POOLS
- LANSCAPED PARK
- RESTAURANTS
- MONRAIL
- GYM
- RETAIL
- BBO AREAS
- OUTDOOR FITNESS AREAS
- RUNNING TRACK
- PRIVATE BEACH CLUB

SIZES & PRICES

1 BR - FROM 700 SQFT	FROM AED 2,100,000
2 BR - FROM 1,300 SQFT	FROM AED 4,100,000
3 BR - FROM 2,300 SQFT	FROM AED 6,000,000

LOCAL AMENITIES / INFRASTRUCTURE

SUPERMARKETS: Spinneys Golden Mile, Waitrose, All Day Fresh

PUBLIC TRANSPORT: Palm Jumeirah Monorail Station

SCHOOLS/NURSERIES: Asya's Nursery, Redwood Montessori Nursery, Dubai College, GEMs Wellington International School

MEDICAL FACILITIES: Dubai London Clinic- Nakheel Mall, Al Das Medical Clinic

RETAIL/F&B: On-site, Golden Mile, Nakheel Mall, The Point

PETROL STATION: ENOC 1060

LANDMARKS: Dubai Harbour, Dubai Marina, Palm Jumeirah, The Point

LOCATION FACTORS

- PALM BEACH TOWERS SITS RIGHT AT THE ENTRANCE OF THE PALM JUMEIRAH
- LOCATED ON TOP OF THE PALM MONORAIL
- DIRECT ACCESS TO THE SHEIKH ZAYED ROAD
- 5 MINUTES TO DUBAI MARINA
- CLOSE TO THE GOLDEN MILE
- NAKHEEL MALL IS THE LOCAL SHOPPING DESTINATION
- DIRECT ACCESS TO THE BEACH ROAD
- INCREDIBLE VIEWS OF THE PALM, THE SEA, DUBAI SKYLINE, AIN DUBAI
- 30 MINUTES TO DXB AIRPORT
- 20 MINUTES TO DOWNTOWN DUBAI
- PLENTY OF HOTELS & RESORTS IN CLOSE PROXIMITY
- THE PALM IS ACCESSIBLE FROM ALL PARTS OF THE CITY
- EXCELLENT ENTERTAINMENT AND FINE DINING OPTIONS NEARBY



+7 969 179 97 79



Residences start from the 10th floor of the building and the complex also has 14-storey's dedicated to parking. Interiors have been designed with light colours, with light flooring throughout and marble kitchen counter-tops and bathrooms. The light designs perfectly compliment the floor-to-ceiling-windows. The architects of the waterfront development is WS Atkins & Partners.

PITCH POINTS / WHY BUY?

- ANOTHER HIGHLY ANTICIPATED PROJECT BY NAKHEEL
- FEEHOLD COMPLEX
- EXCELLENT LOCATION AT THE ENTRANCE OF THE PALM
- UNINTERRUPTED VIEWS OF THE SEA AND THE PALM
- SOME OF THE BEST VIEWS IN THE WHOLE OF DUBAI
- MIXED-USE COMPLEX – AT LEAST ONE OF THE TOWERS WILL BE OFFICES
- WITHIN CLOSE PROXIMITY TO MANY AMENITIES AND ENTERTAINMENT OPTIONS, BOTH ON THE PALM AND IN DUBAI MARINA
- WORLD RENOWNED DEVELOPER
- 14-STOREY PARKING AREA
- PALM JUMEIRAH WAS WITHIN THE TOP 3 MOST POPULAR PLACES TO BUY PROPERTY IN DUBAI
- EXCELLENT ROI POTENTIAL

PAYMENT PLAN: 60/40 (15% deposit +4% DLD fee)

ROI: 5.6% (Residences on Palm Jumeirah)

DEVELOPER OVERVIEW

NAKHEEL IS A WORLD-LEADING MASTER DEVELOPER, DELIVERING DEVELOPMENTS ACROSS HUNDREDS OF SEAFRONT HOMES, RESORTS, HOTELS AND ATTRACTIONS. THE COMPANY IS ONE OF THE BIGGEST DEVELOPERS IN THE REGION, HOUSING NEARLY 300,000 PEOPLE WITH MASTER DEVELOPMENTS ACROSS DUBAI INCLUDING PALM JUMEIRAH, THE WORLD, JUMEIRAH ISLANDS, JUMEIRAH PARK, JUMEIRAH VILLAGE, THE GARDENS, AND MANY MORE.

THINGS TO KNOW

SERVICE CHARGE:	AED TBC PER SQFT
ALLOCATED PARKING:	YES (14-storey podium parking)
RESALE POLICY:	OFF-PLAN AFTER 40% PAYMENT. READY PROPERTY – ANYTIME.

IN CLOSE PROXIMITY

- 850m NURSERY
- 1km SUPERMARKET
- 1.8km NAKHEEL MALL
- 2.9km MEDICAL CLINIC
- 6.3km DUBAI MARINA
- 6.6km SCHOOL
- 4.8km PETROL STATION
- 4.8km SHEIKH ZAYED ROAD



KEY FEATURES

- 3 HIGH-RISE MIXED-USE BUILDINGS
- FLOOR-TO-CEILING WINDOWS
- 360 DEGREE VIEWS OF THE ARABIAN GULF
- SPACIOUS MULTI-PURPOSE ROOM FOR ALL RESIDENTS TO ENJOY
- DIRECT ACCESS TO A PRIVATE BEACH CLUB
- LANDSCAPED PODIUM DECK
- 8,600 SQFT OF RETAIL SPACE
- PLENTY OF AMENITIES AND FACILITIES ON-SITE