



PENINSULA FIVE

The Signature Collection




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 LOCATION: BUSINESS BAY  COMPLETED: Q4 2024

Peninsula Five The Signature Collection, heralds the arrival of superior and sophisticated residences in the heart of Business Bay. The 36 storey tower comprises a wide array of highly luxurious waterfront residences, both in the actual residential tower and along the waterfront promenade. Peninsula Five offers an unrivalled array of residences to choose from, ranging from spacious studios to magnificent 4-bedroom duplexes that showcase the finest views over the sweeping waterways of the Dubai Canal.

FACILITIES



SIZES & PRICES

TOWER	
STUDIO - 513 SQFT TO 543 SQFT	FROM AED 886,500
1 BR- 702 SQFT TO 1,438 SQFT	FROM AED 1,218,500
2 BR - 1,161 SQFT TO 1,864 SQFT	FROM AED 2,045,000
3 BR - 1,683 SQFT TO 1,864 SQFT	FROM AED 3,515,000
WATERFRONT	
1 BR - 794 SQFT TO 1,209 SQFT	FROM AED 1,517,000
2 BR - 1,623 SQFT TO 2,407 SQFT	FROM AED 2,952,000
3 BR - 1,801 SQFT TO 2,676 SQFT	FROM AED 3,196,000
4 BR - 4,710 SQFT TO 4,730 SQFT	FROM AED 9,675,000

PROMOTION:	100% DLD waiver (4% DLD waiver from developer)
PAYMENT PLAN:	40/60 upon completion
ROI:	estimated 5%- 6% in the Business Bay area

LOCATION FACTORS

- EXCELLENT CITY LOCATION
- BUSINESS CENTER OF THE CITY
- CLOSE TO MOST OF THE MAJOR ATTRACTIONS IN DUBAI
- OVERLOOKING THE DUBAI CANAL
- 5 MINUTES FROM THE DUBAI MALL
- GREAT VIEWS OF DOWNTOWN DUBAI
- EASY ACCESS TO THE SHEIKH ZAYED ROAD
- EXCELLENT INFRASTRUCTURE
- PLENTY OF FINE DINING OPTIONS NEARBY AND WITHIN THE COMPLEX
- 20 MINUTES TO DXB AIRPORT
- 5 MINUTES TO DOWNTOWN DUBAI
- COSMOPOLITAN LUXURY LIVING IN THE HEART OF DUBAI



+7 969 179 97 79



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LOCAL AMENITIES / INFRASTRUCTURE

SUPERMARKETS: On-site, Choithrams, Carrefour, Better 1 Mart, Allday Fresh

PUBLIC TRANSPORT: Business Bay Metro Station, Burj Khalifa Metro Station

SCHOOLS/NURSERIES: Maple Bear Pre School, Global Indian International School, JSS Private School

PETROL STATION: Business Bay

MEDICAL FACILITIES: On-site, Midline Bay Medical Center, Dr Deen Al Qedrah Medical Center, Aster Clinic

RETAIL/F&B: On-site, The Maine, The Eloquent Elephant, Billionaire Mansion, Lock, Stock & Barrel

LANDMARKS: The Burj Khalifa, The Dubai Mall, DIFC

PITCH POINTS / WHY BUY?

- RELIABLE DEVELOPER WITH PROVEN TRACK RECORD
- AFFORDABLE TOP QUALITY
- PENINSULA ONE, TWO AND FIVE WILL ALL BENEFIT FROM A COMMUNITY MALL, PROMENADE, F&B OUTLETS ETC ONCE COMPLETED
- UNRIVALED RESIDENTIAL FACILITIES
- PENINSULA COMPLEX HAS THE WIDEST RANGE OF OUTDOOR & RECREATIONAL FACILITIES IN BUSINESS BAY
- STRONG CAPITAL APPRECIATION OPPORTUNITY

DEVELOPER OVERVIEW

Select Group was established in Dubai back in 2002 and has a portfolio across 7 different investment sectors worth over AED 17 billion and has delivered more than 7,000 residential units. The company is engaged in both real estate and direct investments with projects in the UAE, Croatia, Germany and in the UK. Other community projects by Select Group include, Six Senses The Palm, Peninsula One and Two, and many more.

THINGS TO KNOW

SERVICE CHARGE:	AED 14-18 PER SQFT
ALLOCATED PARKING:	YES (454 TOTAL PARKING SPOTS)
RESALE POLICY:	OFF-PLAN AFTER 40% PAYMENT. READY PROPERTY - ANYTIME.

IN CLOSE PROXIMITY

- 1km PETROL STATION
- 1.2km METRO STATION
- 1.6km SUPERMARKET
- 2.5km THE DUBAI MALL
- 3.6km MEDICAL CLINIC
- 4km SHEIKH ZAYED ROAD
- 5km SCHOOL
- 5km NURSERY



KEY FEATURES

- THE COMMUNITY IS ONE OF A KIND, THE LARGEST IN BUSINESS BAY!
- THE TOWER CONSISTS OF BOTH RESIDENTIAL APARTMENTS AND WATERFRONT DUPLEXES
- LOCATION IS UNIQUE - ON THE CANAL / WALKABLE TO BEACH
- 180° OF UNOBSTRUCTED WATERFRONT VIEWS
- CEILING HEIGHTS OF 2.9M
- ELEVATED FINISHES - EMULATING THE MARINA GATE DEVELOPMENT
- PREMIUM LIFESTYLE FACILITIES