



🏠 241 m<sup>2</sup> 📄 Dubaj, United Arab Emirates 💰 44 550 128 CZK



WITH THIS PROPERTY, YOU'LL BE ASSISTED BY

**Mgr. Jesika Schopper**

FOREIGN PROPERTY SPECIALIST

jesika.schopper@luxent.cz

+420 778 771 771

Order number	<b>SD-3</b>	Price	<b>44 550 128 CZK</b>
Address	<b>Dubaj, United Arab Emirates</b>	Type	<b>Apartments</b>
Disposition	<b>4 + kitchenette</b>	Usable area	<b>241 m<sup>2</sup></b>
Energy performance of the building	<b>G - Extremely uneconomical</b>	Floor	<b>7th floor</b>
Device	<b>Yes</b>	Parking	<b>Yes</b>
Terrace	<b>Yes</b>	Lift	<b>Yes</b>

## About real estate

We offer for sale the prestigious residential project Serenia District, located in the prime area of Jumeirah Islands. In this modern 46-story residential complex, we present an elegant apartment 4+kt with a size of 241 sqm and a terrace. The project, currently under construction by the renowned developer Palma Development, combines sophistication, comfort, and a premium location.

Serenia District residences offer a wide range of exclusive services for maximum comfort and relaxation. These include a luxury clubhouse, five swimming pools, including an indoor pool and a panoramic infinity pool on the roof, which provides breathtaking views of the surrounding landscape. The wellness center includes a modern fitness center, a SPA, and relaxation zones, allowing you to fully enjoy moments of rest.

For those who enjoy an active lifestyle, the project offers kilometers of running tracks, multi-purpose sports courts, and BBQ zones for pleasant gatherings. Families with children will appreciate the Nature Discovery playground and the beautiful lake with landscaped surroundings, adding to the harmonious atmosphere of this unique complex. Additionally, the entire area is surrounded by professionally maintained garden architecture, which enhances the natural beauty of the entire site.

The exceptional location of the project guarantees excellent transportation access. Nearby are Dubai Marina and Palm Jumeirah. In just 15 minutes, you can reach Dubai Mall, 25 minutes to Dubai International Airport, and 35 minutes to the iconic Burj Khalifa.

Jumeirah Islands offers a unique opportunity for both investors and those seeking luxury living. The location not only provides a perfect place to live but also holds high potential for investment appreciation, due to the ever-growing demand.

Prices are indicative and may vary depending on the specific location and other parameters. We are happy to provide a detailed offer. In Dubai, a Czech-speaking agent will guide you through the process and, if desired, assist with renting your new property.

The project is scheduled for completion in Q4 2028.

The order	Layout	Floor	Usable area	Terrace / Balcony / Loggia	Garden	Price
SD-1	2 + kitchenette	4th floor	77 m <sup>2</sup>	Yes / No / No	No	12 541 542 CZK
SD-2	3 + kitchenette	5th floor	120 m <sup>2</sup>	Yes / No / No	No	23 762 923 CZK
SD-3	4 + kitchenette	7th floor	241 m <sup>2</sup>	Yes / No / No	No	44 550 128 CZK