



J-HAUS RESIDENCE

UNIT 419

Apartment · 871 sq ft · Jumeirah Village Circle

SELLING PRICE — SCHEME D

AED 1,615,000

01 Offer Details

Prepared for the client below through the appointed brokerage

PREPARED FOR	ISSUED THROUGH
Javad Ahmad Falahzaghcheshm Prospective Buyer	AKT Real Estate Broker AKT Real Estate

02 Property

PROJECT	COMMUNITY	CATEGORY	UNIT
J-Haus Residence	Jumeirah Village Circle	Residential	UNIT 419
UNIT TYPE	SALEABLE AREA	REGISTRATION	SELECTED PLAN
Apartment	871 sq ft	DLD · Oqood	Scheme D

03 Selected Payment Plan

Service charges waived for the first 2 years following handover		
DOWN PAYMENT	INSTALLMENTS — 3 MONTHS FROM BOOKING DATE (MONTHLY)	TOTAL PAYABLE
AED 389,600		AED 1,681,600
USD -	AED 1,292,000	USD - · incl. fees
	USD -	

DOWN PAYMENT			
TIMING	DESCRIPTION	AED	USD
Booking	20% Down payment	323,000	-
Booking	DLD (4%)	64,600	-
Booking	Oqood	2,000	-
Section total		389,600	-

INSTALLMENTS — 3 MONTHS FROM BOOKING DATE (MONTHLY)			
INSTALMENT	DUE	AED	USD
01	Dec 2026	16,150	-
02	Jan 2027	16,150	-
03	Feb 2027	16,150	-
04	Mar 2027	16,150	-
05	Apr 2027	16,150	-
06	May 2027	16,150	-
07	Jun 2027	16,150	-
08	Jul 2027	16,150	-
09	Aug 2027	16,150	-
10	Sep 2027	16,150	-
11	Oct 2027	16,150	-
12	Nov 2027	16,150	-
13	Dec 2027	16,150	-
14	Jan 2028	16,150	-
15	Feb 2028	16,150	-
16	Mar 2028	16,150	-
17	Apr 2028	16,150	-
18	May 2028	16,150	-
19	Jun 2028	16,150	-
20	Jul 2028	16,150	-
21	Aug 2028	16,150	-
22	Sep 2028	16,150	-
23	Oct 2028	16,150	-
24	Nov 2028	16,150	-
25	Dec 2028	16,150	-
26	Jan 2029	16,150	-
27	Feb 2029	16,150	-
28	Mar 2029	16,150	-
29	Apr 2029	16,150	-
30	May 2029	16,150	-
31	Jun 2029	16,150	-
32	Jul 2029	16,150	-
33	Aug 2029	16,150	-
34	Sep 2029	16,150	-
35	Oct 2029	16,150	-
36	Nov 2029	16,150	-
37	Dec 2029	16,150	-
38	Jan 2030	16,150	-
39	Feb 2030	16,150	-
40	Mar 2030	16,150	-
41	Apr 2030	16,150	-
42	May 2030	16,150	-
43	Jun 2030	16,150	-
44	Jul 2030	16,150	-
45	Aug 2030	16,150	-
46	Sep 2030	16,150	-
47	Oct 2030	16,150	-
48	Nov 2030	16,150	-
49	Dec 2030	16,150	-
50	Jan 2031	16,150	-
51	Feb 2031	16,150	-
52	Mar 2031	16,150	-
53	Apr 2031	16,150	-
54	May 2031	16,150	-
55	Jun 2031	16,150	-
56	Jul 2031	16,150	-
57	Aug 2031	16,150	-
58	Sep 2031	16,150	-
59	Oct 2031	16,150	-
60	Nov 2031	16,150	-
61	Dec 2031	16,150	-
62	Jan 2032	16,150	-
63	Feb 2032	16,150	-
64	Mar 2032	16,150	-
65	Apr 2032	16,150	-
66	May 2032	16,150	-
67	Jun 2032	16,150	-
68	Jul 2032	16,150	-
69	Aug 2032	16,150	-
70	Sep 2032	16,150	-
71	Oct 2032	16,150	-
72	Nov 2032	16,150	-
73	Dec 2032	16,150	-
74	Jan 2033	16,150	-
75	Feb 2033	16,150	-
76	Mar 2033	16,150	-
77	Apr 2033	16,150	-
78	May 2033	16,150	-
79	Jun 2033	16,150	-
80	Jul 2033	16,150	-
Section total		1,292,000	-

04 Available Payment Schemes

Alternative structures for UNIT 419

Scheme A 10% at booking date; 10% 2 months from booking date; 10% 5 months from booking date; 10% 8 months from booking date; Balance 60% at handover date (auto-computed) TOTAL PRICE AED 1,465,400	Scheme B 10% at booking date; 10% 2 months from booking date; 10% 5 months from booking date; 10% 8 months from booking date; 15% at handover date; 20 installments of 2.93% (quarterly) = 58.5%, starting 3 months from handover date TOTAL PRICE AED 1,617,100
Scheme C 10% at booking date; 10% 2 months from booking date; 10% 5 months from booking date; 10% 8 months from booking date; 15% at handover date; 39 installments of 1.50% (quarterly) = 58.5%, starting 3 months from handover date TOTAL PRICE AED 1,776,200	Original Scheme 20% at booking date; 10% 2 months from booking date; 10% 5 months from booking date; 10% 8 months from booking date; 20% at handover date; 8 installments of 3.75% (quarterly) = 30%, starting 3 months from handover date TOTAL PRICE AED 1,480,200
Scheme D SELECTED 20% at booking date; 80 installments of 1.00% (monthly) = 80%, starting 3 months from booking date TOTAL PRICE AED 1,705,200	Scheme E 30% at booking date; Balance 70% at handover date (auto-computed) TOTAL PRICE AED 1,461,700
Scheme F 30% at booking date; 70 installments of 1.00% (monthly) = 70%, starting 3 months from booking date TOTAL PRICE AED 1,680,000	