

# THE COVE

## DUBAI CREEK HARBOUR





## THE COVE

A sanctuary of sophisticated living, the Island District combines upmarket residences with alluring leisure and recreational facilities to create a world-class waterfront community. Residents will soak up the spectacular views along the twinkling promenade, and share memorable moments at the district's lush central park, magnificent marina, yacht club and five-star hotels.

Surrounding The Cove, you'll discover a flourishing waterfront hotspot, where Dubai's past and future effortlessly intertwine in a fabulous feast for the senses. An endless array of stylish boutiques, quaint cafés and delightful dining concepts mingle together, creating an unmatched environment of luxe and leisure.

Human ingenuity meets natural wonder, as you set sail from the yacht club and stroll along boardwalk, through lushly landscaped pathways, parks and promenades. Watch the Horizon melt into the shore at Dubai Creek Harbour, the pulsating center of Dubai's future where your new life awaits.

Gaze out of your floor-to-ceiling windows at the dazzling Dubai skyline, step out for a stroll along the winding waterside pathway, or set sail from the marina at your doorstep – the lifestyle of your dreams is closer than you ever imagined at The Cove.



## Location Advantage

### THE COVE

Nestled at the southern tip of Dubai Creek Harbour's Island District, The Cove's prime location will take your breath away at every turn. Boasting uninterrupted views of Downtown Dubai, The Tower and the Ras Al Khor Wildlife Sanctuary, The Cove's luxurious buildings blend effortlessly into the blue seas and skies beyond. Designed and developed to the highest international standards, the contemporary residences, first-rate facilities and car-free environment ensure an exceptional standard of living in a stunning waterfront environment.

Carefully laid out to visually frame the wondrous waterside vistas, each apartment is built using stone, marble, light timber veneers and glass to create naturally beautiful environments of contemporary luxury.

- 1 Located in the heart of Dubai Creek Harbour, The Cove is surrounded by innovative recreational experiences, retail establishments, civic facilities and all other elements found in a modern metropolis.
- 2 Alongside this, The Cove anticipates all residents' needs with complimentary amenities including covered car parking, dedicated daycare facilities, a children's swimming pool, adult pool and deck and a state-of-the-art gymnasium, all providing the perfect treatment for its residents.
- 3 The Cove brings a distinctive urban lifestyle to the city, unimaginable just a few decades ago. From the marina yacht club and boardwalk, through to the lush landscaping, parks and promenades, The Cove has it all.
- 4 Sophisticated family homes, apartments and multi-storey townhouses, border the internationally recognized Ras Al Khor Nature Reserve providing picture perfect views across the bird sanctuary in the Sanctuary District.



## Payment Plan

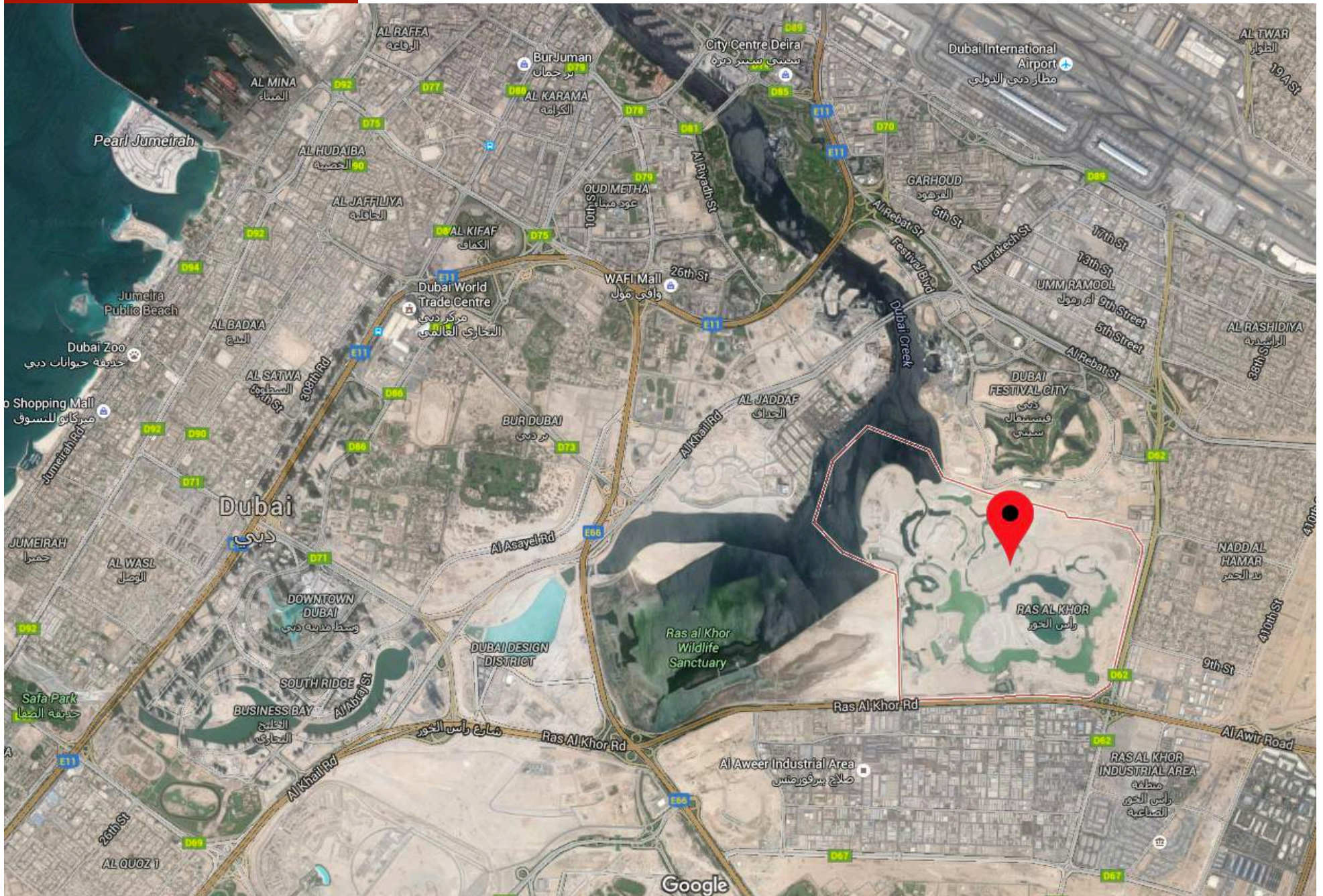
1st Installment	2nd Installment	3rd Installment	4th Installment
10%	10%	10%	10%
Purchase Date	15 Mar 2017	15 Sep 2017	15 Mar 2018
20% Construction Completion	50% Construction Completion	70% Construction Completion	100% Construction Completion
10%	10%	10%	30%
30 Jun 2018*	30 Jan 2019*	30 May 2019*	30 Mar 2020*

\* Estimated construction completion date

DUBAI CREEK  
HARBOUR  
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# GOOGLE MAP





# SITE MAP











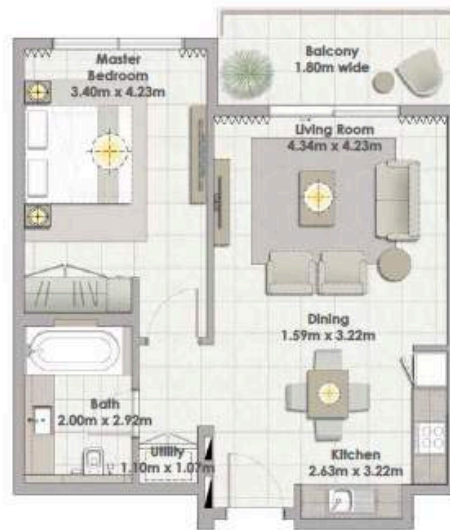




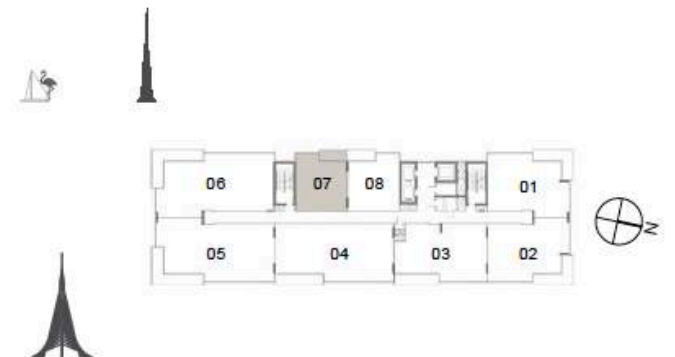


**DUBAI CREEK**  
HARBOUR  
THE COVE

**Building 03**  
**1 BEDROOM**  
**UNIT 07/ LEVELS 01-05**

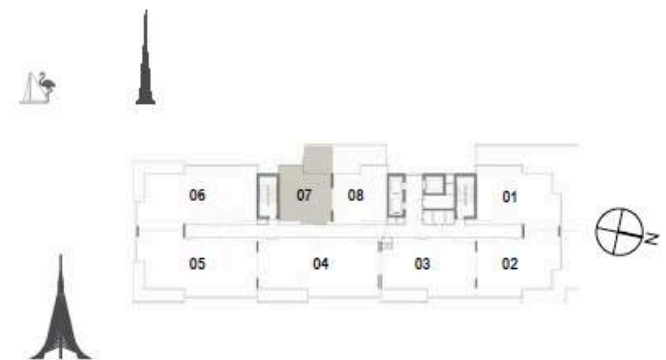


Suite Area	63.75 Sqm. / 686.20 Sqft.
Balcony Area	8.09 Sqm. / 87.08 Sqft.
Total Area	71.84 Sqm. / 773.28 Sqft.



**DUBAI CREEK**  
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**Building 03**  
**1 BEDROOM**  
**UNIT 07/ LEVEL GF**



Suite Area	63.75 Sqm. / 686.20 Sqft.
Terrace Area	19.18 Sqm. / 206.45 Sqft.
Total Area	82.93 Sqm. / 892.65 Sqft.

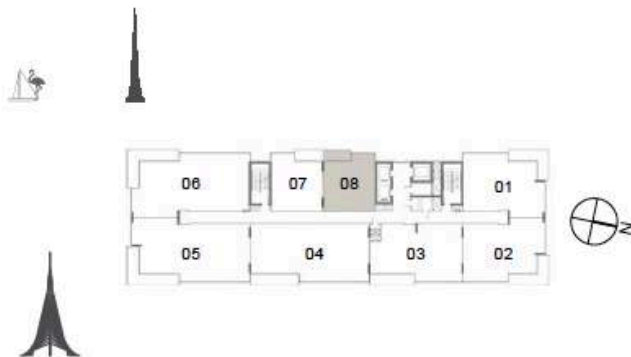


**DUBAI CREEK**  
 HARBOUR  
 THE COVE

**Building 03**  
**1 BEDROOM**  
**UNIT 08/ LEVELS 01-05**



Suite Area	64.44 Sqm. / 693.63 Sqft.
Balcony Area	8.09 Sqm. / 87.08 Sqft.
Total Area	72.53 Sqm. / 780.71 Sqft.

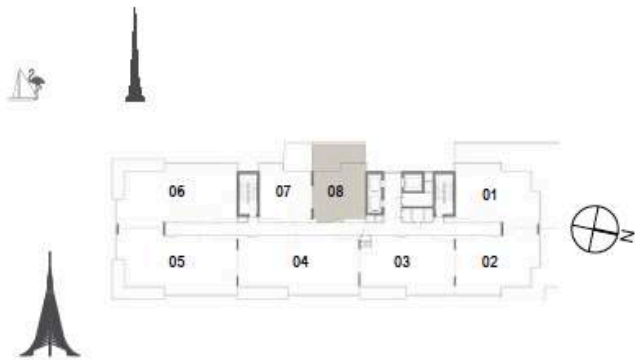


**DUBAI CREEK**  
 HARBOUR  
 THE COVE

**Building 03**  
**1 BEDROOM**  
**UNIT 08/ LEVEL GF**



Suite Area	64.44 Sqm. / 693.63 Sqft.
Terrace Area	30.66 Sqm. / 330.02 Sqft.
Total Area	95.10 Sqm. / 1023.65 Sqft.



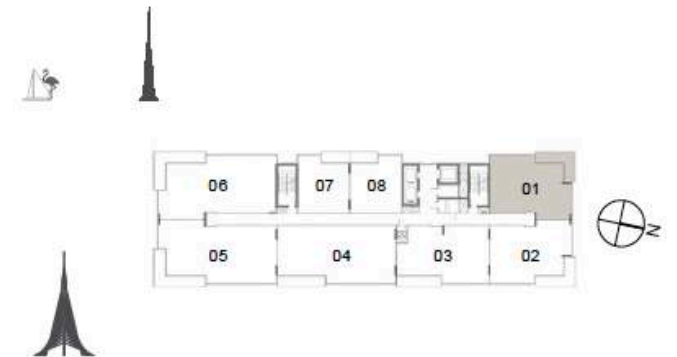


**DUBAI CREEK**  
HARBOUR  
THE COVE

**Building 03**  
**2 BEDROOM**  
**UNIT 01/ LEVELS 01-05**



Suite Area	105.33 Sqm. / 1133.76 Sqft.
Balcony Area	17.00 Sqm. / 182.99 Sqft.
Total Area	122.33 Sqm. / 1316.75 Sqft.



**DUBAI CREEK**  
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**Building 03**  
**2 BEDROOM**  
**UNIT 02/ LEVELS 01-05**



Suite Area	105.04 Sqm. / 1130.64 Sqft.
Balcony Area	17.00 Sqm. / 182.99 Sqft.
Total Area	122.04 Sqm. / 1313.63 Sqft.



**DUBAI CREEK**  
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**Building 03**  
**2 BEDROOM**  
**UNIT 02/ LEVEL GF**



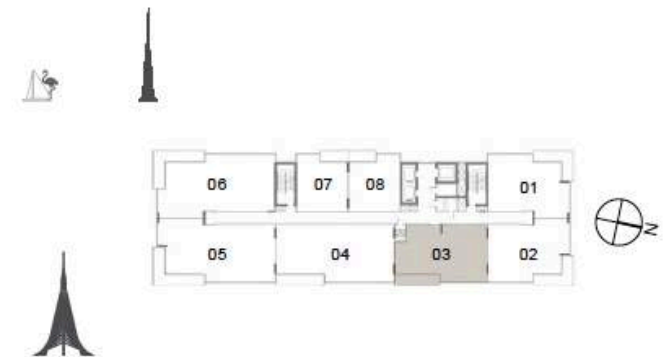
Suite Area	105.04 Sqm. / 1130.64 Sqft.
Terrace Area	38.85 Sqm. / 418.18 Sqft.
Total Area	143.89 Sqm. / 1548.82 Sqft.

**DUBAI CREEK**  
HARBOUR  
THE COVE

**Building 03**  
**2 BEDROOM**  
**UNIT 03/ LEVELS 01-05**



Suite Area	112.14 Sqm. / 1207.06 Sqft.
Balcony Area	13.04 Sqm. / 140.36 Sqft.
Total Area	125.18 Sqm. / 1347.43 Sqft.



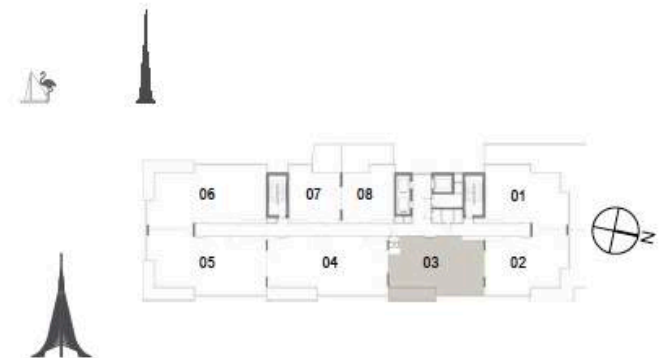


**DUBAI CREEK**  
 HARBOUR  
 THE COVE

**Building 03**  
**2 BEDROOM**  
**UNIT 03/ LEVEL GF**



Suite Area	112.14 Sqm. / 1207.06 Sqft.
Balcony Area	13.04 Sqm. / 140.36 Sqft.
Total Area	125.18 Sqm. / 1347.43 Sqft.

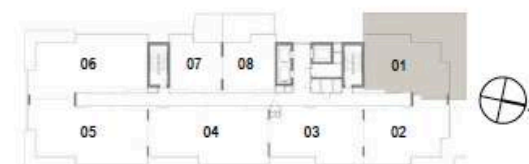


**DUBAI CREEK**  
HARBOUR  
THE COVE

**Building 03**  
**2 BEDROOM**  
**UNIT 01 / LEVEL GF**



Suite Area	105.33 Sqm. / 1133.76 Sqft.
Terrace Area	82.13 Sqm. / 884.04 Sqft.
Total Area	187.46 Sqm. / 2017.80 Sqft.





**DUBAI CREEK**  
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**Building 03**  
**3 BEDROOM**  
**UNIT 04/ LEVELS 01-05**



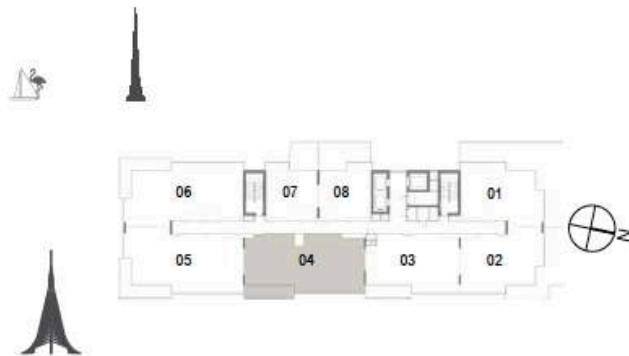
Suite Area	149.14 Sqm. / 1605.33 Sqft.
Balcony Area	14.03 Sqm. / 151.02 Sqft.
Total Area	163.17 Sqm. / 1756.35 Sqft.

**DUBAI CREEK**  
HARBOUR  
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**Building 03**  
**3 BEDROOM**  
**UNIT 04/ LEVEL GF**



Suite Area	149.14 Sqm. / 1605.33 Sqft.
Balcony Area	14.03 Sqm. / 151.02 Sqft.
Total Area	163.17 Sqm. / 1756.35 Sqft.



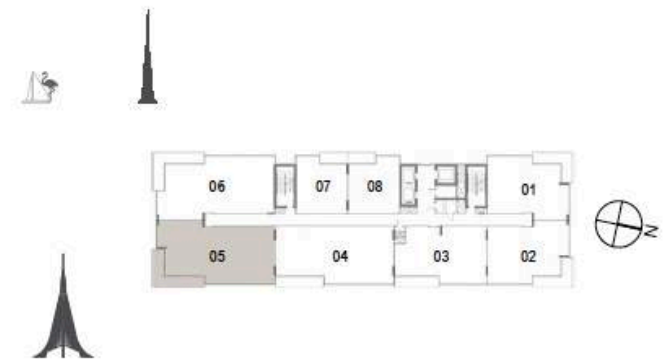


**DUBAI CREEK**  
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**Building 03**  
**3 BEDROOM**  
**UNIT 05/ LEVELS 01-05**



Suite Area	152.21 Sqm. / 1638.37 Sqft.
Balcony Area	22.33 Sqm. / 240.36 Sqft.
Total Area	174.54 Sqm. / 1878.73 Sqft.

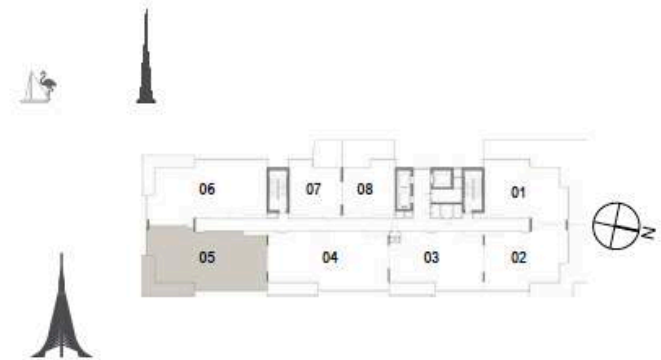


**DUBAI CREEK**  
HARBOUR  
THE COVE

**Building 03**  
**3 BEDROOM**  
**UNIT 05/ LEVEL GF**



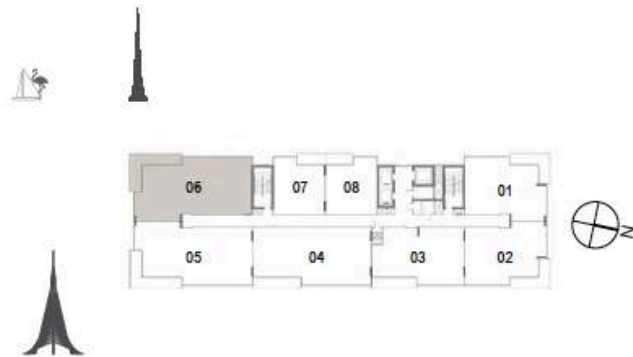
Suite Area	152.21 Sqm. / 1638.37 Sqft.
Balcony Area	22.33 Sqm. / 240.36 Sqft.
Total Area	174.54 Sqm. / 1878.73 Sqft.





**DUBAI CREEK**  
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**Building 03**  
**3 BEDROOM**  
**UNIT 06/ LEVELS 01-05**



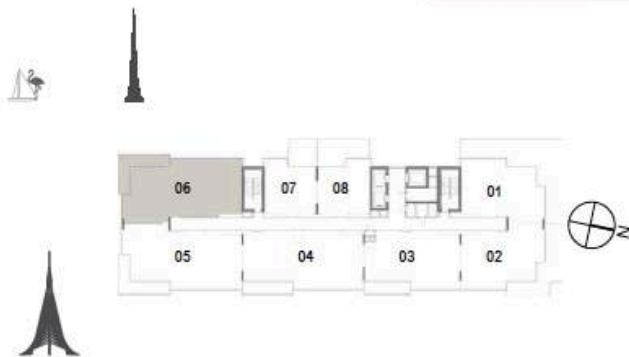
Suite Area	152.59 Sqm. / 1642.47 Sqft.
Balcony Area	22.33 Sqm. / 240.36 Sqft.
Total Area	174.92 Sqm. / 1882.82 Sqft.

**DUBAI CREEK**  
 HARBOUR  
 THE COVE

**Building 03**  
**3 BEDROOM**  
**UNIT 06/ LEVEL GF**



Suite Area	152.59 Sqm. / 1642.47 Sqft.
Balcony Area	22.33 Sqm. / 240.36 Sqft.
Total Area	174.92 Sqm. / 1882.82 Sqft.





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