

2BR Apartment — Dubai Marina & Sea View

Dubai Creek Harbour · Marina Vista Residences · Marina Vista Residences, Marina Walk, Dubai Marina, UAE

AED 2,100,000

AED 1,694 per sqft

- Golden Visa Eligible
- 6.8% Annual Yield
- Apartment
- Furnished



View full listing online: <https://suqara.ftafat.in/property/2br-apartment-dubai-marina-sea-view>

PROPERTY SPECIFICATIONS

| BEDROOMS | BATHROOMS | AREA       | FLOOR | VIEW   | SERVICE CHARGE |
|----------|-----------|------------|-------|--------|----------------|
| 2        | 3         | 1,240 sqft | 22/42 | Marina | AED 18/yr      |

ABOUT THIS PROPERTY

Spacious fully-furnished 2-bedroom apartment on the 22nd floor of Marina Vista Residences offering sweeping views of Dubai Marina and the Arabian Gulf. Features an open-plan living area, Bosch kitchen appliances, en-suite master bedroom, and a large wrap-around balcony. Access to infinity pool, gym, sauna, and 24/7 concierge. Steps from Marina Walk, JBR Beach, and the Dubai Tram.

INVESTMENT OVERVIEW

|                       |               |
|-----------------------|---------------|
| Annual Rental Yield   | 6.8%          |
| Property Price        | AED 2,100,000 |
| DLD Registration (4%) | AED 84,000    |
| Golden Visa           | Eligible      |
| Total Investment      | AED 2,184,000 |

FLOOR PLAN

