SUQARA

Ref: MH-SH2-004

UNDER CONSTRUCTION

5BR Waterfront Estate

Dubailand · Sobha Hartland II Villas · Sobha Hartland II, Mohammed Bin Rashid Al Maktoum City, Dubai, UAE

AED 10,500,000

AED 1,180 per sqft

Golden Visa Eligible | 5.8% Annual Yield | Villa | Unfurnished



View full listing online: https://suqara.ftafat.in/property/5br-waterfront-estate

PROPERTY SPECIFICATIONS

BEDROOMS	BATHROOMS	AREA	FLOOR	VIEW	SERVICE CHARGE
5	7	8,900 sqft	1/3	Lagoon	AED 18/yr

ABOUT THIS PROPERTY

Prestigious 5-bedroom waterfront estate in Sobha Hartland II with 30 metres of lagoon frontage and a 15-metre private pool. Spanning four floors with a private elevator, rooftop entertainment deck, cinema room, wine cellar, and separate staff quarters. The estate is set within a gated enclave with 24/7 security, CCTV, and direct lagoon beach access. A rare trophy home in one of Dubai's most sought-after master communities.

INVESTMENT OVERVIEW

Annual Rental Yield	**5.8%**
Property Price	AED 10,500,000
DLD Registration (4%)	AED 420,000
Golden Visa	**Eligible**
Total Investment	**AED 10,920,000**

FLOOR PLAN



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Prices subject to change without notice.