# CREEK BEACH

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#### SURF







# Ride the Wave of Wonderful Moments

Warm golden sands. A plaza full of unique experiences. And a boutique Vida hotel.

These are just some of the discoveries that will capture your heart at SURF. A magical place where family living feels like a never-ending holiday.



1, 2 & 3 BEDROOM APARTMENTS



STEPS AWAY FROM CREEK BEACH & WATER CANAL



WALKING DISTANCE TO DUBAI CREEK TOWER



CLOSE PROXIMITY TO WILDLIFE SANCTUARY



A VIBRANT COMMUNITY PLAZA



10 MINUTES TO DOWNTOWN DUBAI

# Your Last Chance to Own a Home Steps from Creek Beach

With the surrounding clusters already launched, SURF is the last mid-rise cluster within the west edge of Creek Beach.

Don't let the sun set on the last opportunity to enjoy the true beauty of Creek Beach.



STEPS FROM DUBAI'S ONLY MAN-MADE BEACH

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NEXT DOOR TO A LICENSED VIDA HOTEL



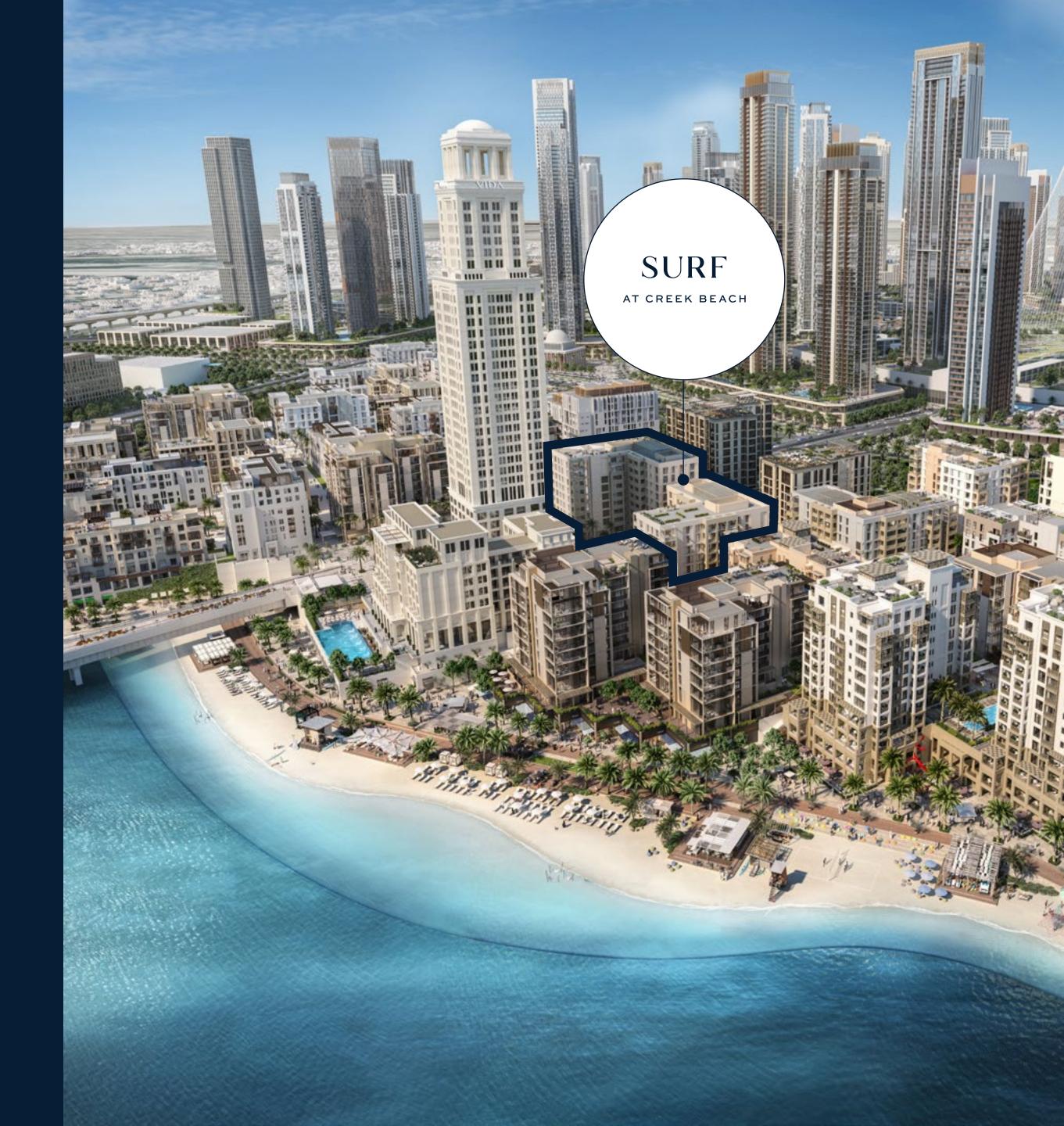
DUBAI'S RICH WATERWAY AT YOUR DOORSTEP



5 MINUTES' WALK FROM DUBAI SQUARE



5 MINUTES' WALK FROM CREEK MARINA





### Enjoy a Dazzling Plaza at your Doorstep



# The Lively Waterfront Plaza

Creek Beach is full of surprises, including a dazzling plaza.

Only a few steps from SURF, the plaza has a beautiful water feature at its heart, surrounded by promenades, farmers markets and other events that foster a sense of community.



2650 SQM PLAZA - LARGER THAN 5 BASKETBALL COURTS



40M FROM CREEK BEACH



VIEWS OF DUBAI CREEK TOWER



OPENING ONTO THE WATERFRONT PROMENADE



PEDESTRIAN BRIDGE TO CREEK ISLAND DUBAI



5 MINNUTES' WALK TO CREEK MARINA





# All at Your Doorstep

Walk through the landscaped courtyard to the licensed bars and restaurants at the Vida Hotel.

Or simply spend quality time with family among your resort-style amenities.



A SHIMMERING POOL

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FULLY EQUIPPED RESIDENTS' GYM



MULTI-PURPOSE COMMUNITY ROOM



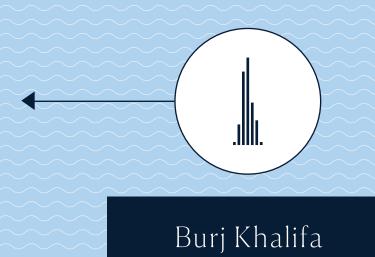
A CHILDREN'S PLAYGROUND

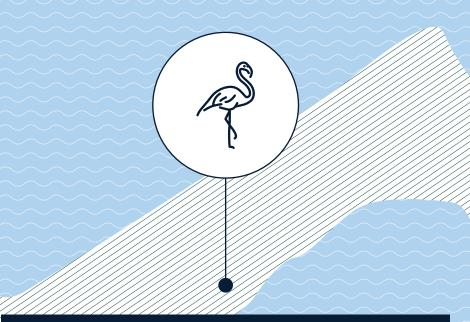
BARBECUE OUTDOOR DINING AREAS



LANDSCAPING AND GREEN SPACES

#### You Could Not Ask for a Better Location

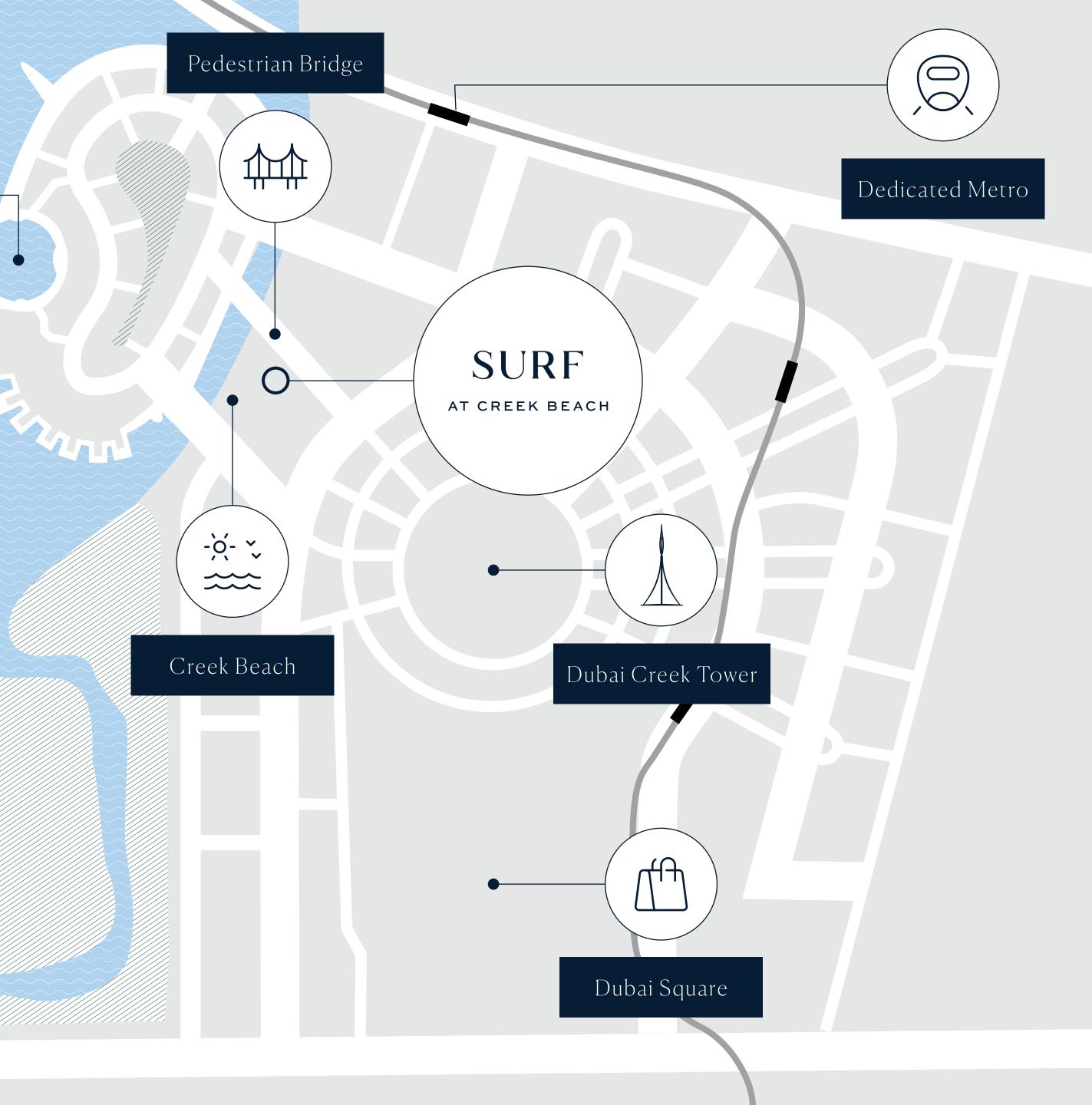


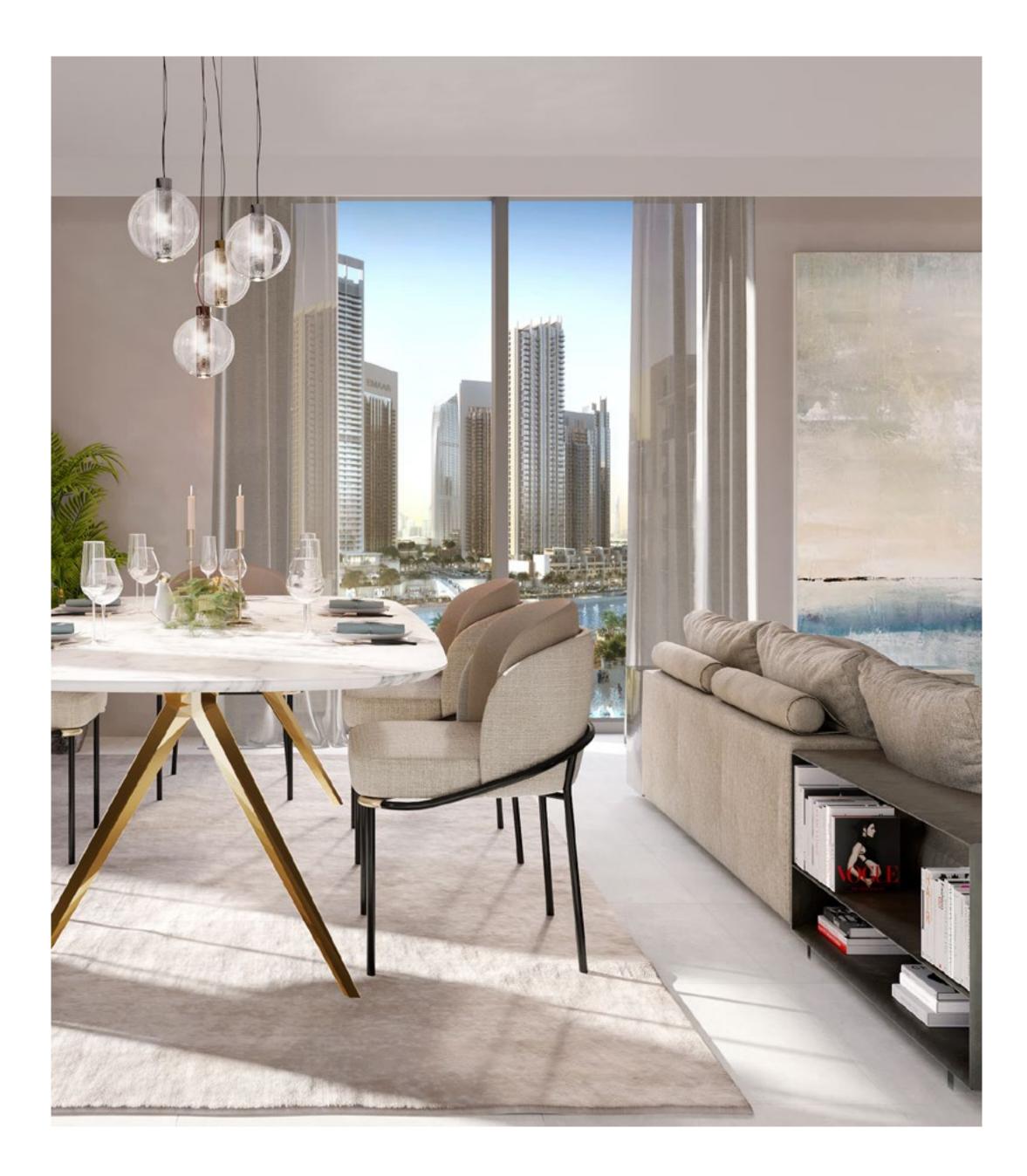


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Creek Marina

#### Ras Al Khor Wildlife Sanctuary





# Your Perfect Retreat

You will love coming home to SURF. Each building has one, two and three-bedroom apartments designed to maximise, light and views.

Imagine yourself with your loved ones, right here.



WONDERFUL FLOOR-TO-CEILING WINDOWS INTERIORS TO SUIT EVERY STYLE

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VIEWS OF THE PLAZA, POOL AND GREEN SPACES



PLUSH PRIVATE BALCONIES



SIZES RANGING FROM 64 SQM -125 SQM 2, 2, A,



#### Reasons to Believe in Dubai Creek Harbour



# DUBAI CREEK HARBOUR The World of Tomorrow

Dubai Creek Harbour is at the heart of our bold new vision for Dubai. The six square kilometre waterfront destination (2x the size of Downtown Dubai) is bound to push the frontiers of architecture, design and the quality of life.

Residents of Dubai Creek Harbour enjoy close proximity to:



DUBAI CREEK TOWER NEW GLOBAL ICON DUBAI SQUARE MEGA-RETAIL DISTRICT

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10 MINS FROM

BURJ KHALIFA



40 MINS FROM AL MAKTOUM INT'L AIRPORT



WILDLIFE SANCTUARY HOME OF PINK FLAMINGOS



15 MINS FROM DUBAI INT'L AIRPORT

## DUBAI CREEK HARBOUR Perfectly Connected

Dubai Creek Harbour features a fully-integrated transport system so you can get around Dubai with ease.

Residents and visitors will enjoy:



AN EFFICIENT ROAD & BUS NETWORK



4 METRO STATIONS

3 BRIDGES CONNECTING TO CREEK ISLAND



A CONVENIENT INTERCHANGE



WATER TAXIS TO DOWNTOWN DUBAI

The new interchange at Ras Al Khor Road, which directly connects Dubai Creek Harbour to the city, is scheduled for completion in 2019.

#### A Connectivity to Al Jaddaf

В

E

Nearest metro station

Bridge (Scheduled completion 2019)

D Pedestrian Bridge

Access from Ras Al Khor Rd (Now open)



B



# A Dedicated Metro Station

Imagine living near water and nature in remarkable surroundings, yet still be able to reach Downtown Dubai and Dubai International Airport within just 10-15 minutes.

What's more, close proximity to Dubai Metro is proven to boost the nearby property value by more than 50%.\*

\*2018 report by Knight Frank

# CREEK BEACH Where the City Meets the Beach

Creek Beach is bound to deliver excellent financial returns for our investors. Its key attraction is a fresh wave of beach activities, gourmet restaurants and world-class entertainment venues.





300-METRE BEACH DINING AT THE WATERFRONT VIDA HOTEL



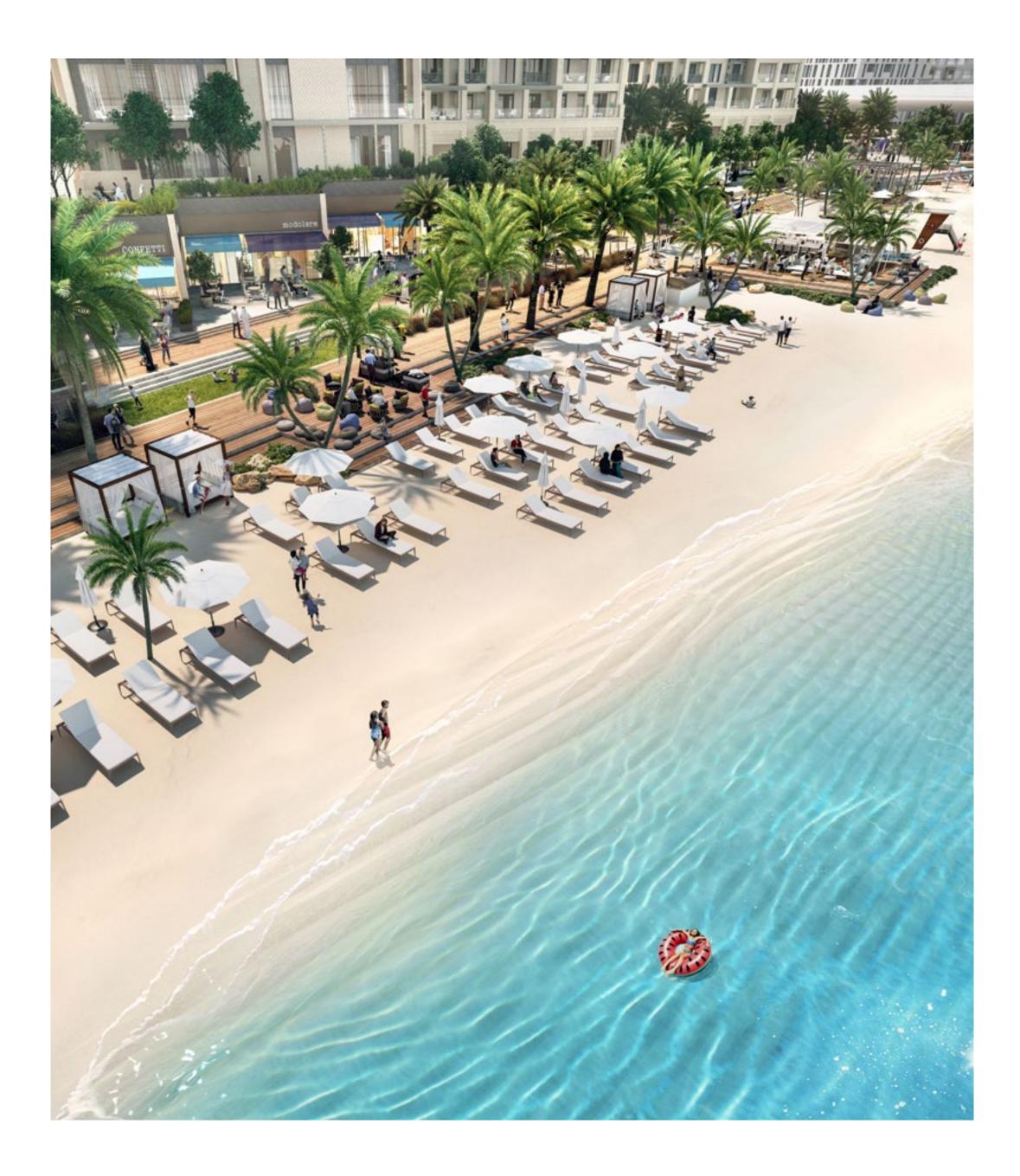
LICENSED BARS & RESTAURANTS



5 MIN FROM CREEK MARINA YACHT CLUB



BREATHTAKING SUNSET VIEWS





### A Contemporary Old Town with a Touch of Heritage

# Live Life to the Fullest

Vida means 'life' in Spanish; befitting its name, the boutique Vida hotel just steps away from SURF is set to become the beating pulse of Creek Beach.

Positioned as a lively and vibrant hub, style meets convenience here in an interactive environment.



LICENSED BARS

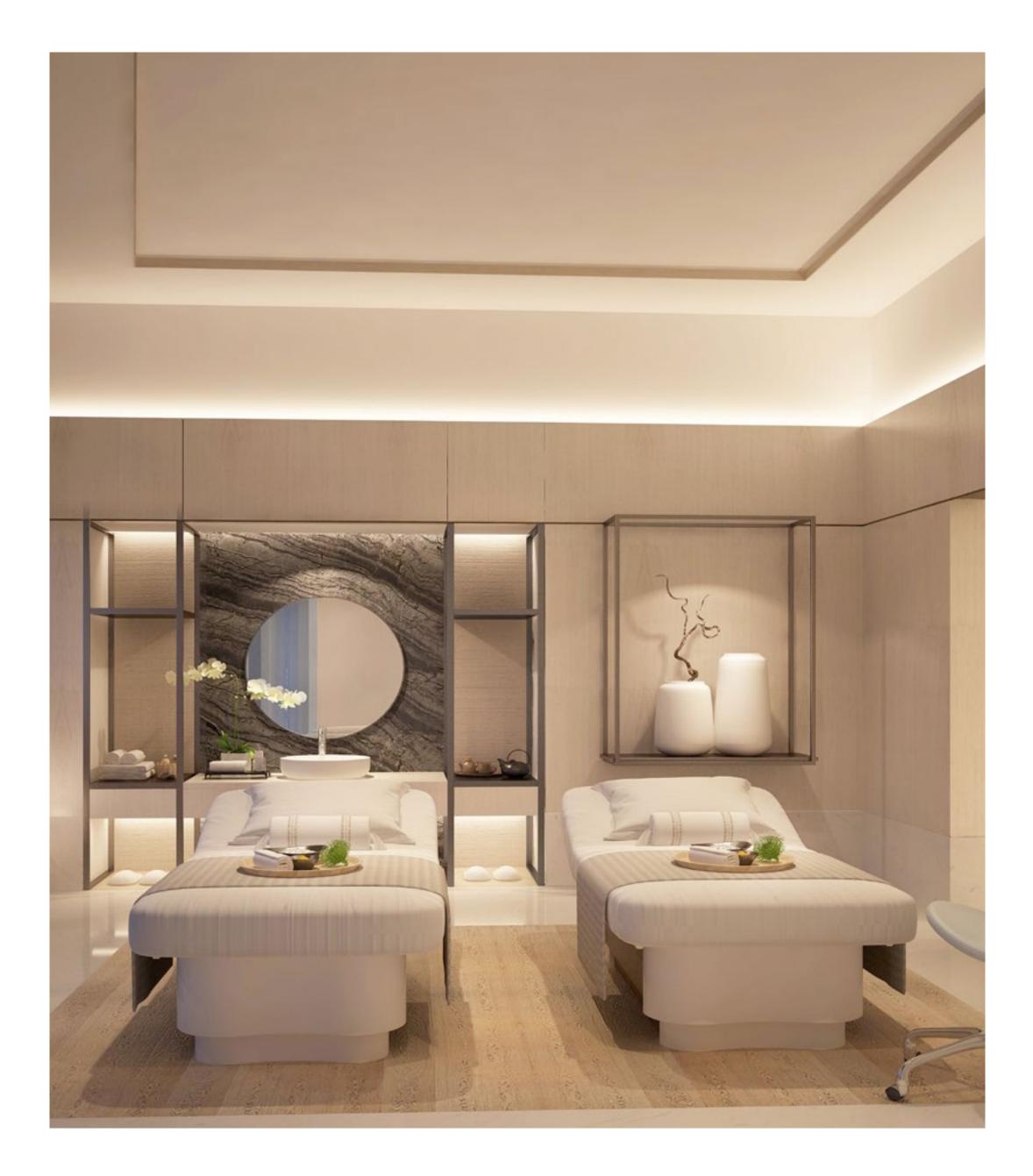


GOURMET RESTAURANTS



EXHALE SPA





## vida creek beach Exhale Spa

Discover the true meaning of wellness and comfort in one of Dubai's most luxurious spas.

With services ranging from spa treatments to anti-ageing facials and full body massages, Exhale Spa will leave you and your loved ones feeling more rested and radiant than ever.

# Welcoming Our First Residents in 2019

The first residents of Dubai Creek Harbour are all set to move into their new homes at the 6-tower Dubai Creek Residences.

They will be welcomed by a range of art installations adorning the boardwalks of Creek Marina, including a sculpture by the renowned South Korean artist Choi Jeong Hwa.

From art installations to live entertainment, there's something for everyone

2019



NUMBER OF RESIDENTS IN CREEK MARINA 2020

12,750

TOTAL NUMBER OF RESIDENTS IN DUBAI CREEK HARBOUR







## INVESTMENT OVERVIEW Why Invest in Dubai?

In line with being one of the most visited countries in the world, the Dubai Chamber of Commerce has predicted the city's tourism and travel sector to reach more than \$56Bn in 2022 an ideal investment climate for you to take advantage of.

#### As a Dubai resident you benefit from:



TAX-FREE INCOME



HIGH RETURNS ON INVESTMENT



ONE OF SAFEST NATIONS



0% PROPERTY AND INHERITANCE TAX



ICONIC LANDMARKS

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GOLD CARD PERMANENT RESIDENCY VISA\*\*

\*Source: global market research provider Euromonitor International. \*\* Terms & Conditions apply.



# The Strength of Emaar

An undisputed leader in the local real estate market, Emaar has grown over the years to become the largest global developer outside China. You will be investing with one of the most prestigious brands in the world.

MARKET CAP	REVENUE	NET PROFIT
USD	USD	USD
2.7BN	6.99BN	1.96BN
FY 2018	FY 2018	FY 2018

land bank 167MN sqm TOTAL UNITS DELIVERED FY 2017

45,900+

RESIDENTIAL UNITS DELIVERED SINCE 2002 UNITS UNDER CONSTRUCTION

43,000+



