



Prestige Immobili

AGENCY — BOLOGNA

DUBAI — DUBAI

Apartments for sale in Dubai, already in income

€ 500.000

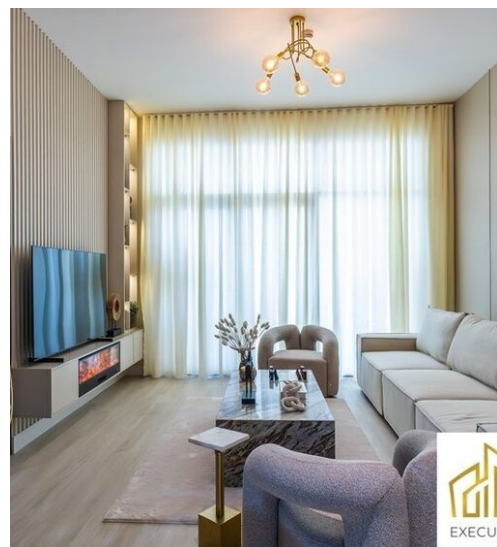
PRICE

82 m²

SQUARE METRES

2

ROOMS



DESCRIPTION

Apartments for sale in Dubai, already in income

Investment Opportunity - Prestige Residences - Majan, Dubai An exclusive opportunity to invest in a newly constructed residential building with 60 total units. The property offers spacious apartments with excellent return prospects in the real estate market. Key Investment Points ✓ Available Units: wide selection of apartments ✓ Types: One-bedroom and two-bedroom apartments ✓ Expected rents: - One-bedroom apartments: €18,305 - €19,612 per year - Three-bedroom apartments: €23,535 - €31,380 per year Sales prices ✓ - One-bedroom apartments (82 sq. m.) - €261,500 ✓ - Two-bedroom apartments (86 sq. m.) - €268,822 ✓ - Three-room apartments (164 sq. m.) - €451,087 ✓ Rental yield: 6-6.5%, with possibility of increase Growth Projections and ROI Potential The current investment offers an immediate ROI of 6-6.5% due to current rents. Based on projected growth in the Dubai real estate market, the total return could increase over the next few years. ✓ Estimated growth in property value: +5% per year ✓ Projected total appreciation over 5 years: +27.6% ✓ Potential total ROI (rents + resale): significant increase

from the current 6-6.5% These projections are based on market trends, but actual returns will depend on real estate trends and rental growth. An investment with high profitability and strong growth potential, ideal for those looking for a secure, steady-yielding asset. Overall Potential of the Transaction This transaction represents a unique opportunity for a solid, high-yielding investment. Interest in Dubai's real estate market remains high, and the opportunity to capitalize on both direct sales and increased property value through optimized management reinforces its attractiveness. With its strategic location, ample rental demand, and the absence of income taxes, this transaction presents itself as an ideal opportunity for investors looking for solidity and guaranteed returns. Majan Zone, Dubai - Report What is Majan? Majan is a fast-growing neighborhood in Dubai and with apartments, stores, and offices. It has been developed to be an affordable place to live and work. Where is it located? It is located in Dubai and, close to Global Village and IMG Worlds of Adventure....

 **82 m²**
AREA
 **2**
ROOMS
 **1**
BATHROOMS
 **€ 500.000**
PRICE

FEATURES



LUXURIOUS
FURNISHINGS



EXCLUSIVE
POSITION



TERRACE



PANORAMIC
VIEW



Prestige Immobili

CONTACTS

Book a visit

Contact us for more information
or to schedule a viewing.



PHONE

0510391603



EMAIL

ingcolombara@prestigeimmobili.com



ADDRESS

P.zza Roosevelt, 4, Bologna, Bologna