MANGROVE
CREEK BEACH

EMAAR

THE COMMUNITY

Creek Beach is Dubai's first-of-its-kind urban beach in the middle of Dubai Creek Harbour. Located along the historic Dubai Creek, Creek Beach is conceived to afford you the ultimate family-friendly retreat. From 700 metres of pristine white sands to the infinity pool and spectacular sunset views, this is paradise reborn.

WHY MANGROVE?

- Nestled at the heart of a family-focused community.
- A vibrant array of shopping, dining and family-friendly leisure experiences on the doorstep.
- A wide array of world-class amenities.
- Elegantly designed apartments.
- Exquisite living spaces combine sophisticated yet simplistic design aesthetics with tasteful architectural touches.
- Just footsteps away from a nearby park.
- Steps away from Vida Creek Beach.



LOCATION & VIEWS

- Perfectly positioned at the heart of a picturesque community
- Minutes away from The Viewing Point
- Close proximity to a 700-metre beach
- Breath-taking sunset views
- Footsteps away from a world of dining, retail & leisure
- 10 mins from Burj Khalifa & Downtown Dubai; 15 mins from Dubai Int' Airport
- Wildlife Sanctuary: home to pink flamingos

Instalment	Payment Percentage	Due Date
Down Payment	10%	MAY 2024
1st Instalment	10%	JUL 2024
2nd Instalment	10%	DEC 2024
3rd Instalment 50% Construction Completion*	10%	APR 2025
4th Instalment 60% Construction Completion*	10%	JUN 2025
5th Instalment 80% Construction Completion*	15%	NOV 2025
6th Instalment 90% Construction Completion*	15%	FEB 2026
7th Instalment 100% Construction Completion*	20%	JUL 2026

Apartment	Area (Sq ft.) Min	Area (Sq ft.) Max	Starting Price (In AED Mn)
1-Bedroom	615	756	1.48
2-Bedroom	987	1,059	2.31
3-Bedroom	1,489	1,701	3.49

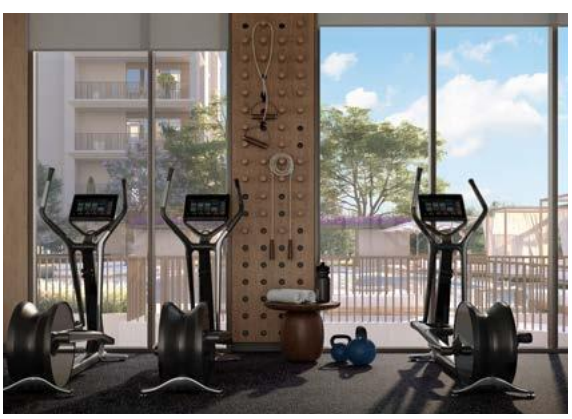
- 135 total units
- 63 units: 1-Bedroom
- 52 units: 2-bedroom
- 20 units: 3-bedroom



RESIDENTIAL UNITS

- One, two and three-bedroom apartments with park views modern design, blending elegance, comfort and practicality.
- A stylish combination of sophisticated yet simplistic interior design aesthetics with tasteful architectural touches.

AMENITIES



- Close proximity to Vida Creek Harbour and Address Grand.
- Direct access to the new park.
- Kids' play area.
- Toddlers-only play area.
- Outdoor landscaped seating area.
- Gym.
- Communal co-working space.

THE DEVELOPER

EMAAR'S REVENUE FOR 2023 - AED 26.7 billion (US$ 7.3 billion)

With a proven track-record in delivery, Emaar has delivered approximately 108,000 residential units in Dubai and other global markets since 2002, including notable landmarks such as Burj Khalifa, a global icon, and Dubai Mall, the world's most-visited retail and lifestyle destination.