

Immerse in pure luxury

A sanctuary of opulence, The Oasis sets new standards for luxury living with a resolute focus on majestic mansions and sprawling villas that grace expansive plots, revealing panoramic vistas of tranquil water canals, shimmering lakes, and verdant parks.

Blending harmonious architecture and outstanding design brought to you by the world’s most famous architects and designers, this unique development offers a beautiful selection of villas and mansions ranging in size from three to six bedrooms, all of which have been exquisitely designed and built to the finest standards.

Why Palmiera?

- A unique residential development that offers a tranquil haven nestled amidst Dubai’s vibrant landscape.
- Residential units masterfully designed for seamless integration with the natural environment, emphasizing comfort and a deep connection to stunning surroundings.
- World-class amenities, enhancing residential luxury and convenience, and ensuring residents have access to the finest comforts and services.
- Villas comprising 4- and 5-bedrooms feature exteriors designed to maximize views of water canals and public spaces, immersing residents in the beauty around.
- Each unit meets comprehensive service requirements, including a dedicated driver’s room annex, encapsulating all aspects of convenience and functionality.



Location & Views

- Palmiera at The Oasis is ideally located thanks to its proximity to major transportation routes like D54 and E44.
- A short 18-minute drive to Al Maktoum International Airport.
- Mesmerizing views, with each residence offering sweeping vistas of open green spaces, the expansive sky, serene lagoons, and tranquil water canals.
- A 28-minute drive away from Dubai Marina and Dubai Marina Mall.
- Downtown Dubai and Dubai Mall, the heart of the city, are just 35 minutes away.
- Dubai Hills Estate, Dubai Hills Mall, and Dubai Hills Golf Course are just 20 minutes away.

Instalment	Payment Percentage	Due Date
Down Payment	10%	August 2023
1st Instalment	10%	October 2023
2nd Instalment	10%	April 2024
3rd Instalment	5%	October 2024
4th Instalment 10% Construction Completion	5%	July 2025
5th Instalment 20% Construction Completion	10%	December 2025
6th Instalment 30% Construction Completion	15%	March 2026
7th Instalment 50% Construction Completion	10%	August 2026
8th Instalment 70% Construction Completion	10%	January 2027
9th Instalment 100% Construction Completion	15%	December 2027

Available Units	AVG BUA (Sq.ft.)	AVG Plot (Sq.ft.)	Starting Price (In AED Mn)
4-Bedroom Villas	6,142	8,966	8.5 M
5-Bedroom Villas	8,321	8,571	12.9 M

Facts

- 265 total units.
- 216 units of 4- bedroom villas.
- 49 units of 5-bedroom villas.
- Covered parking.



Residential Units

- Luxurious 4 & 5-bedroom luxury villas.
- Designed with aesthetic elegance and luxurious practicality in mind.
- Exceptional finishes and exquisite design nuances.

Amenities



- Community parks
- Pocket parks
- Playgrounds
- Sports and fitness facilities
- Wellness and spa facilities
- Outdoor tracks for jogging & cycling
- Pools
- Beaches
- Mosques
- Schools

The Developer

EMAAR REVENUE FOR 2022 – AED 28.27

With a proven track-record in delivery, Emaar has delivered over 81,600 residential units in Dubai and other key global markets since 2002, including notable landmarks such as Burj Khalifa, a global icon, and The Dubai Mall, the world’s most-visited retail and lifestyle destination.