

INVESTMENT PROSPECTUS



Residential Complex
INTERNATIONAL CITY
DUBAI UAE



DUBAI OVERVIEW

A Western styled environment full of Arabian enchantment which is commonly referred to as “the Switzerland of the Middle East” or “the Bridge to the West”, Dubai has come to the attention of the world due to its open business policy, forward thinking rulership and its amazing man made residential islands - The Palm and The World. Also set to be completed soon, is the DubaiLand project, which will be the largest tourism complex on the planet and is expected to double the number of tourist Dubai receives at present. As one of the leading regional commercial hubs with a state-of-the-art infrastructure and a world-class business environment which is completely tax free, Dubai has seen an influx of western companies who want to benefit from all it has to offer. Dubai has a property market like no other, where property sales turnover is almost instantaneous.

BUYERS GUIDE

- ✓ Tax-free environment (no income or capital gains tax)
- ✓ 10m tourists per year
- ✓ Population of 1.5m (85% expat community)
- ✓ Year round sunshine
- ✓ Cosmopolitan community
- ✓ One of the world’s highest standards of living
- ✓ Low inflation
- ✓ One of the safest cities in the world
- ✓ Low cost of living
- ✓ Stable currency
- ✓ Peaceful co-existence of ethnic groups



PROPERTY OVERVIEW

Set in an incredible 800-hectare development, International City is a pre-designed complex that will be a hub for international investors, traders and retailers from across the globe. Situated just 8km from Dubai international Airport, International City provides excellent business opportunities, easy access to superb tourist attractions and a selection of unique residential options with a variety of architecture from around the globe. The scale and scope of the complex is matched only by its ambition and purpose to create much needed affordable residences for the B and C1 demographic within Dubai. Years of feasibility studies have resulted in the conceptual formulation of International City, which will play host to more than 60,000 residents. This is a project which promises to be an incredible melting-pot of world culture, commerce and lifestyle, which will benefit from a buoyant internal property market on both rental and re-sales.



KEY FEATURES

- ✓ Ready for occupancy
- ✓ Finance available up to 65%
- ✓ Arabic themed architecture
- ✓ On site car parking
- ✓ High-Speed Internet
- ✓ Elevator service
- ✓ Lake opposite development
- ✓ 8% rental returns achievable
- ✓ Tangible investment



LOCALITY

Just 2km away from the new Dubailand attraction world, lies International City. The city centre of Dubai can be reached by car in only 15 minutes and in 2010 you will be able to access the whole city by forthcoming monorail. Dubai international airport can be accessed in just under 10 minutes drive from the complex and 10km away you can find some of the best beaches in the Middle East. The building we have available is located in the Moroccan sector of International City and enjoys views of the Lake which is right opposite.





FLOOR PLANS

