

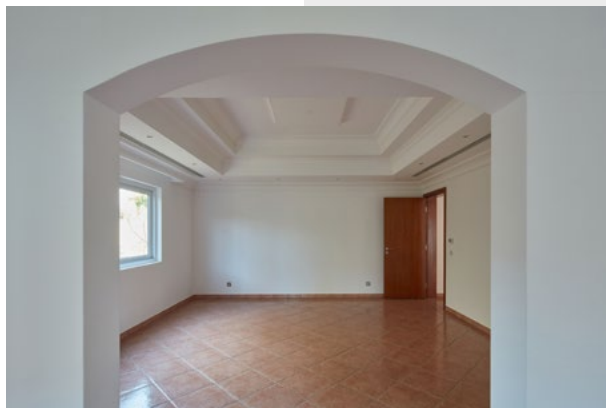


DEEM III

JUMEIRAH 3, DUBAI



صديقي للعقارات
SEDDIQI PROPERTIES



TRANQUILITY LIVING

Located in Jumeirah 3, one of Dubai's prime residential spots, Deem III brings together a collection of twelve beautiful villas that offer affordable yet luxurious living. A tranquil and family friendly community that has everything on its doorstep, the villas at Deem III boast four bedrooms upstairs, a maid's room, a driver's room and a laundry room. The spacious, part-furnished properties feature top of the range home appliances including a cooker, fridge, dishwasher, washing machine and a dryer. Each villa has a large private garden, offers ideal space for parking, as well as access to a 24-hour helpdesk and property maintenance service to ensure that the needs of residents are fully taken care of.

This prime location in Jumeirah 3 also has the advantage of sitting on the doorstep of an array of public amenities including schools such as JPS and Jumeirah College (walking distance), supermarkets, restaurants, shopping malls, healthcare clinics and parks. Some of the most popular beaches in the emirate are situated close by on Jumeirah road including Villa beach, Kite Beach and Jumeirah Beach. Deem III's prime location means that residents are connected to main transit routes located close to Al Wasl Road, Jumeirah Beach Road and Umm Al Sheif Road. Offering easy access to the most popular areas of the city, Deem III villas are an ideal option for residents with families of all ages looking for a premium standard of living.



OVERVIEW OF PROPERTY AMENITIES & LANDMARK INFO

Property Amenities

- Private garden
- Central air conditioning
- Fully fitted kitchen
- Garage parking for 2 cars
- 24/7 maintenance helpdesk support
- Pet friendly property*

*T&Cs apply

Included in the rent

- Maintenance
- Managed by Seddiqi Properties

Proximity to Landmarks

- Easy access to malls, schools, hospitals, five-star hotels, parks, beaches
- Conveniently located within proximity to Park n Shop, Safa Park, Sunset Mall, Medcare Hospital and Al Ittihad Private School



FLOOR PLANS

TYPE 4A

4 bedrooms + maid's room duplex villa in Deem III with a community view of Jumeirah 3

Floor Plan Type 4A

- 4 bedrooms + maid's room + driver's room
- Size: 4,618 sqft
- Villa: 1-5 & 7-11

Overview of unit

- 4 bedrooms
- 3.5 bathrooms

Ground Floor

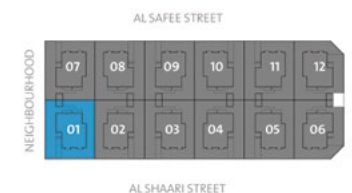
- Large living area
- Large dining area
- Large closed kitchen
- En suite maid's room with built-in wardrobe
- Guest toilet
- Laundry room
- Large private garden
- External ensuite driver's room with built-in wardrobe
- Garage parking for 2 cars

1st Floor

- Large en suite master bedroom with walk-in closet & balcony
- Large en suite 2nd bedroom with built-in wardrobe & balcony
- 3rd and 4th bedroom with built-in wardrobe
- Shared bathroom
- Large family area

Appliances

- Fridge
- Cooker and cooker hood
- Electric oven
- Dishwasher
- Washing machine
- Dryer



TYPE 4B

4 bedrooms + maid's room corner duplex villa in Deem II with a community view of Jumeirah 3

Floor Plan Type 4B

- 4 bedrooms + maid's room + driver's room
- Size: 4,618 sqft
- Villa: 6 & 12

Overview of unit

- 4 bedrooms
- 3.5 bathrooms

Ground Floor

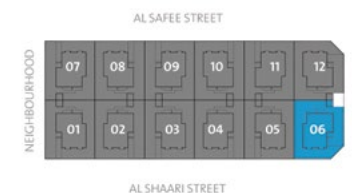
- Large living area
- Large dining area
- Large closed kitchen
- En suite maid's room with built-in wardrobe
- Guest toilet
- Laundry room
- Large private garden
- External ensuite driver's room with built-in wardrobe
- Garage parking for 2 cars

1st Floor

- Large en suite master bedroom with walk-in closet & balcony
- Large en suite 2nd bedroom with built-in wardrobe & balcony
- 3rd and 4th bedroom with built-in wardrobe
- Shared bathroom
- Large family area

Appliances

- Fridge
- Cooker and cooker hood
- Electric oven
- Dishwasher
- Washing machine
- Dryer





DOCUMENTS & PAYMENT INFORMATION

Leasing Documents and Payment Details:

- Payable up to 12 cheques*
- Booking form
- Passport, visa & EID of all occupants
- Salary certificate
- Marriage certificate (for couples)

*T&Cs apply

Fee:

- Rental amount (divided equally into number of cheques)
- Security Deposit - 5% of annual rent or minimum AED 5,000
- Ejari Fee – AED 210

Garden Services:

Not included in the rent
(Payable by tenant to preferred landlord supplier)

Contact Information:

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 seddiqproperties.com

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