



76 m<sup>2</sup>

Dubaj, United Arab Emirates

10 544 000 CZK



WITH THIS PROPERTY, YOU'LL BE ASSISTED BY

Aneta Větrovská

ASSISTANT

info@luxent.cz

+420 731 300 400

|                                    |                             |             |                   |
|------------------------------------|-----------------------------|-------------|-------------------|
| Order number                       | IAR-1                       | Price       | 10 544 000 CZK    |
| Address                            | Dubaj, United Arab Emirates | Type        | Apartments        |
| Disposition                        | 2 + kitchenette             | Usable area | 76 m <sup>2</sup> |
| Energy performance of the building | G - Extremely uneconomical  | Floor       | 1st floor         |
| Device                             | Yes                         | Parking     | Yes               |
| Terrace                            | Yes                         |             |                   |

## About real estate

We are offering for sale an apartment in the Avida Residences project on Dubai Islands – a boutique residence that combines modern architecture with a wellness concept. The building is designed with an emphasis on maximum connection between the interior and exterior thanks to floor-to-ceiling windows that provide plenty of daylight and sea views. High-quality materials such as wood, stone, and fine fabrics are used to contribute to a harmonious atmosphere.

The apartment has a spacious living room with large windows and a minimalist and functional design, which includes a fully equipped kitchen with premium Siemens appliances in a modern design. The bedrooms are designed for comfort and regeneration, with high ceilings and sophisticated lighting.

The residence includes extensive wellness facilities, including a fitness center, yoga studio, contrast therapy, rooftop pool with ice bath, and infrared sauna. Residents have access to the Hydration Bar. The Wellness Concierge provides individual care and organizes community and wellness activities. Each new owner receives an initial health consultation with Avida Longevity experts to create a personal wellness plan. Security and comfort are ensured by 24-hour security and reception services, which guarantee residents' privacy. The exterior features an outdoor fitness zone suitable for running or meditation in a natural environment.

The Dubai Islands location offers a peaceful environment with quick access to downtown Dubai and key locations – 3 minutes from Dubai Islands Beach, 7 minutes from Waterfront Market, 10 minutes from Dubai Airport, 12 minutes from Downtown Dubai, 14 minutes from Dubai Mall, 15 minutes from City Walk, 16 minutes from DIFC, and 20 minutes from Jumeirah Beach.

An apartment at Avida Residences is an investment in quality living connected to nature and a healthy lifestyle. For detailed information on layouts, prices, and reservations, please contact us. The number of units is limited.