

بن غاطي فينتيج
BINGHATTI VINTAGE



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BINGHATTI VINTAGE

THE FUTURE OF MAJAN

32%

RESIDENTIAL

44%

RETAIL ENTERTAINMENT

24%

COMMERCIAL

THE DOWNTOWN OF DUBAILAND

85

BUILDINGS IN TOTAL

46

READY

39

OFF-PLAN

READY UNITS

1,811

UNDER CONSTRUCTION UNITS

6,609

TOP BUYER NATIONALITIES - MAJAN

1  UAE

5  UK

2  INDIA

6  PAKISTAN

3  EGYPT

7  SAUDI ARABIA

4  SYRIA

8  LEBANON

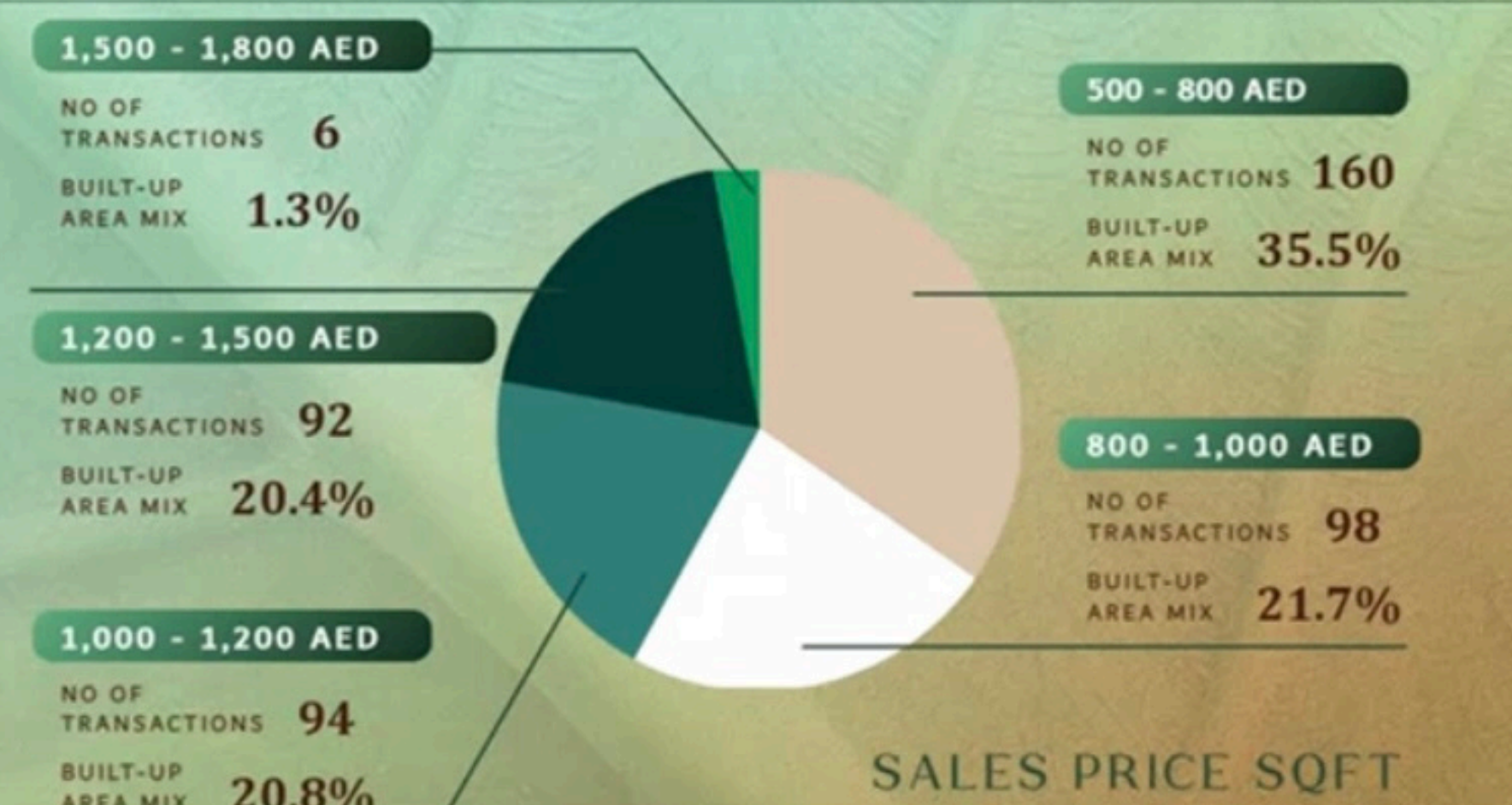
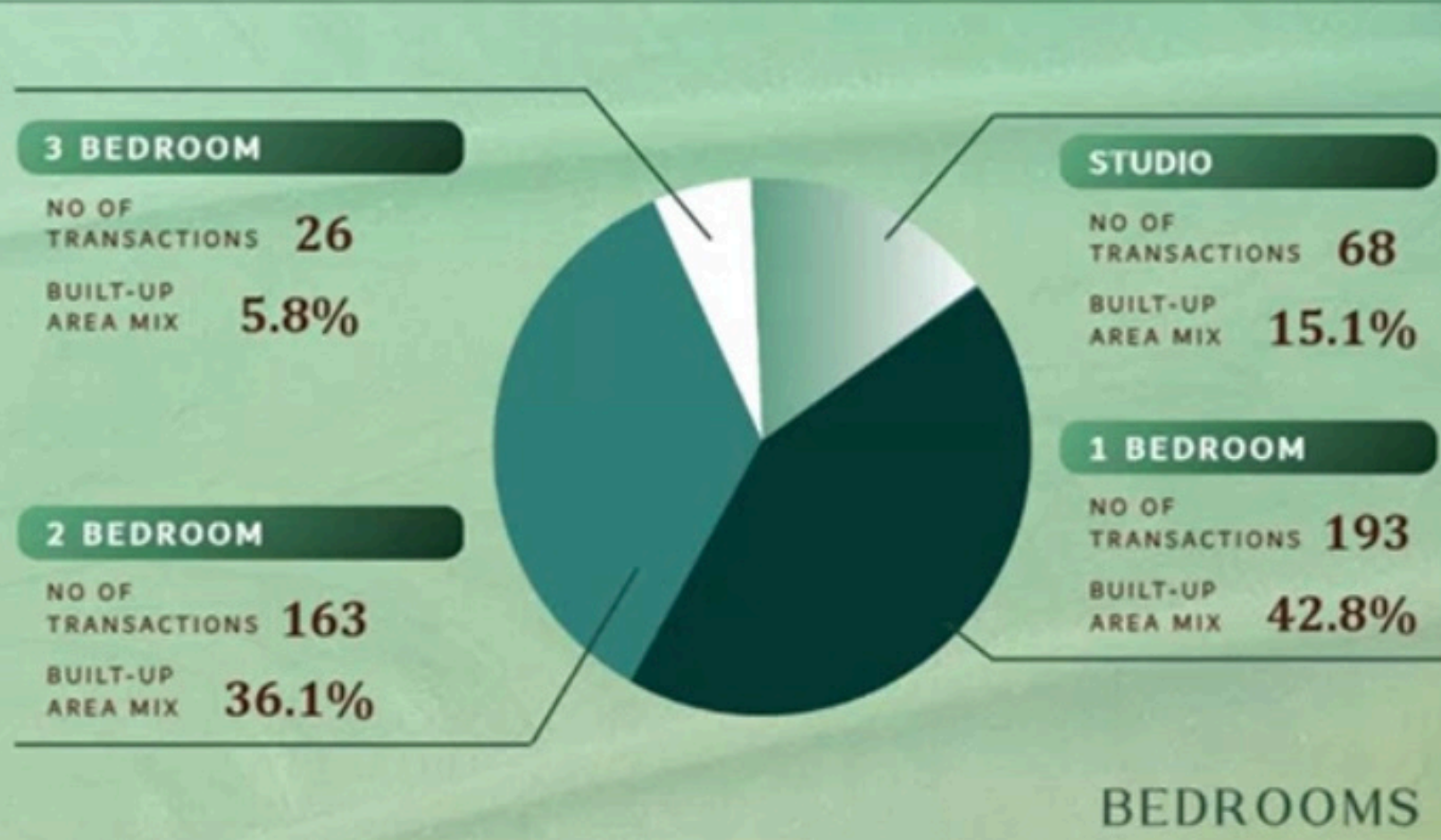
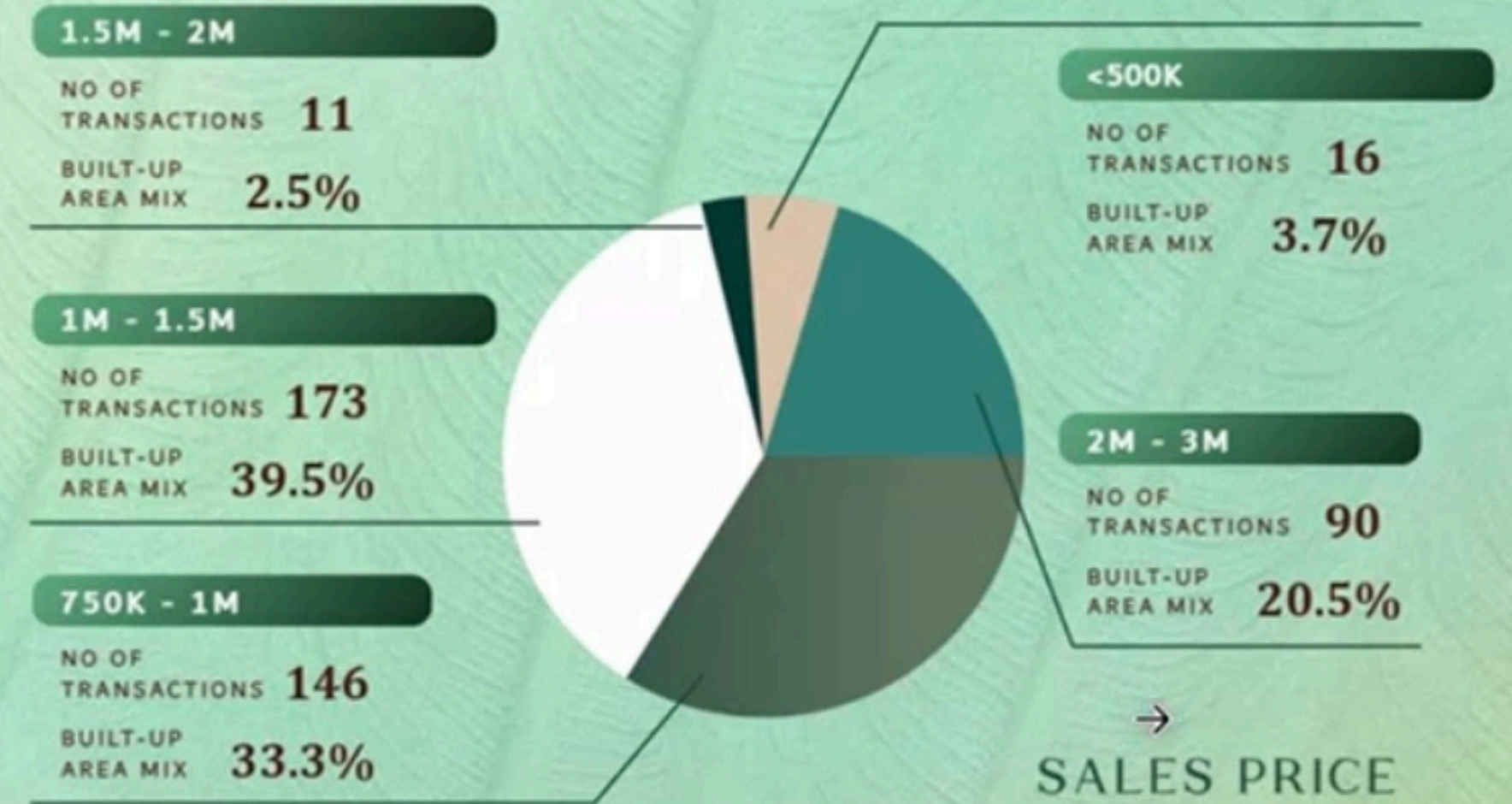
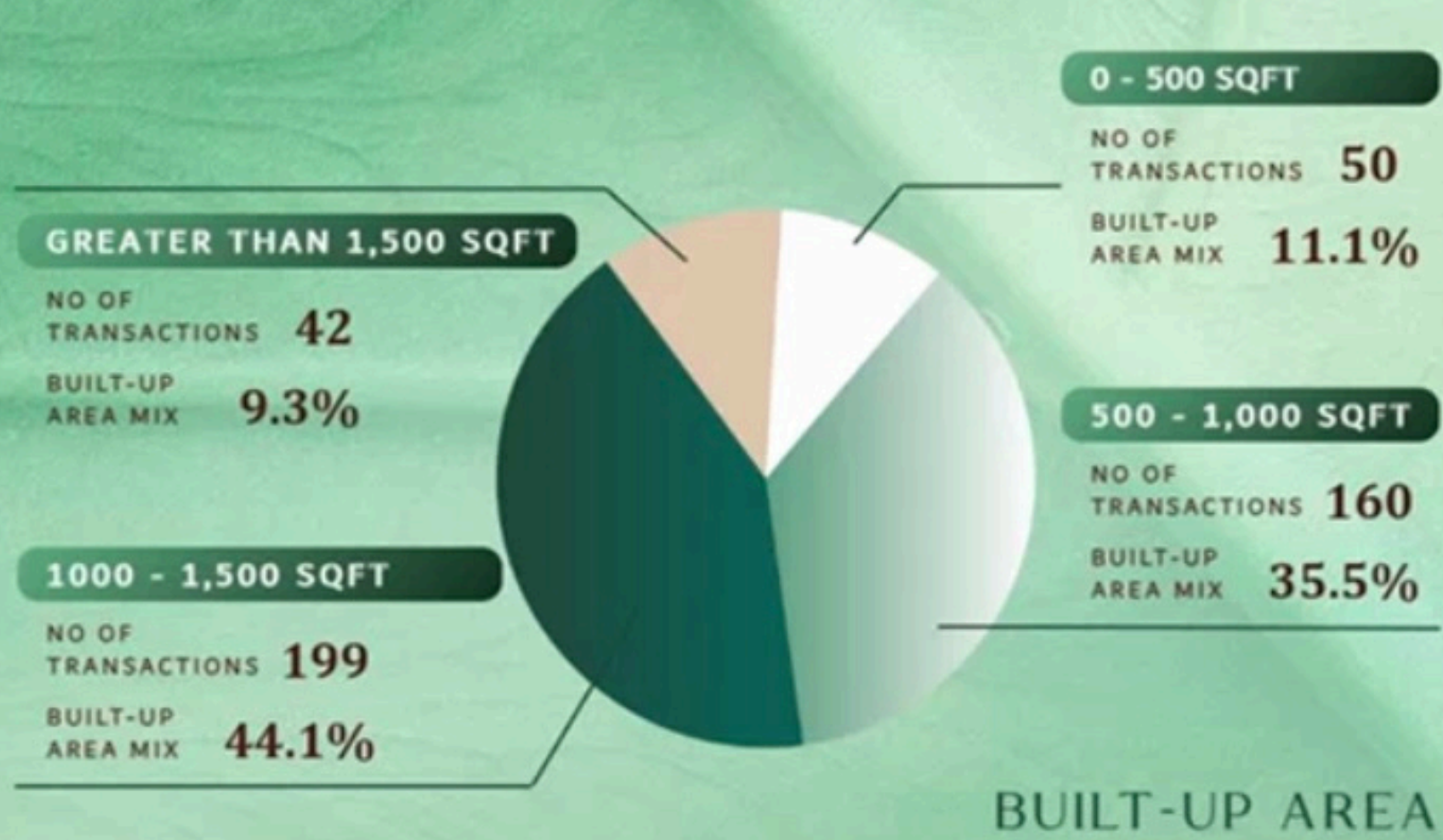
UNITS SUPPLY TRACKER



LOCATION



MAJAN - OFF-PLAN ANALYSIS 2025 YTD





بن غاطي
BINGHATTI

6457840

6457842

6457839

6457843

6457846

6457844

6457845

6457847

6457848

6455936



6453198

13.48m

128.84m

49.10m

6453197

MAJAN

LANDSCAPE
6455944

6455951

55.35m

UTILITIES
6457853



6455945

6457854

56.77m

95.10m (R:47.51m)

6457855



6458177

6458051

6458050

UTILITIES
6458178



6457856



8112

E311

Road

BINGHATTI VINTAGE

BINGHATTI TITANIA

MAJLAN

CONFIGURATION



PROXIMITY



Global Village

GLOBAL VILLAGE

5 MIN



IMG WORLDS OF ADVENTURE

5 MIN

THE
DUBAI MALL

DUBAI MALL / BURJ KHALIFA

15 MIN



DUBAI INTERNATIONAL AIRPORT

20 MIN



AL MAKTOUM INTERNATIONAL AIRPORT

20 MIN

PROJECT FACTS

PROPERTY TYPE

RESIDENTIAL
PLOT AREA = 98,302.60SQFT

CONFIGURATION

3B+G+MEZ+4P+36RES+1 MECH+ROOF

NUMBER OF UNITS

STUDIO	1291
1 BEDROOM	236
1 BEDROOM ROYAL SUITE	2
2 BEDROOM	35
2 BEDROOM ROYAL SUITE	8
TOTAL RESIDENTIAL UNITS	1572

TOTAL RESIDENTIAL LIFTS	16
FIRE LIFT	1

FLOOR
TO CEILING
HEIGHT
3.5M

LOBBY
HEIGHT
5.6M

BUILDING HEIGHT 158.6 M

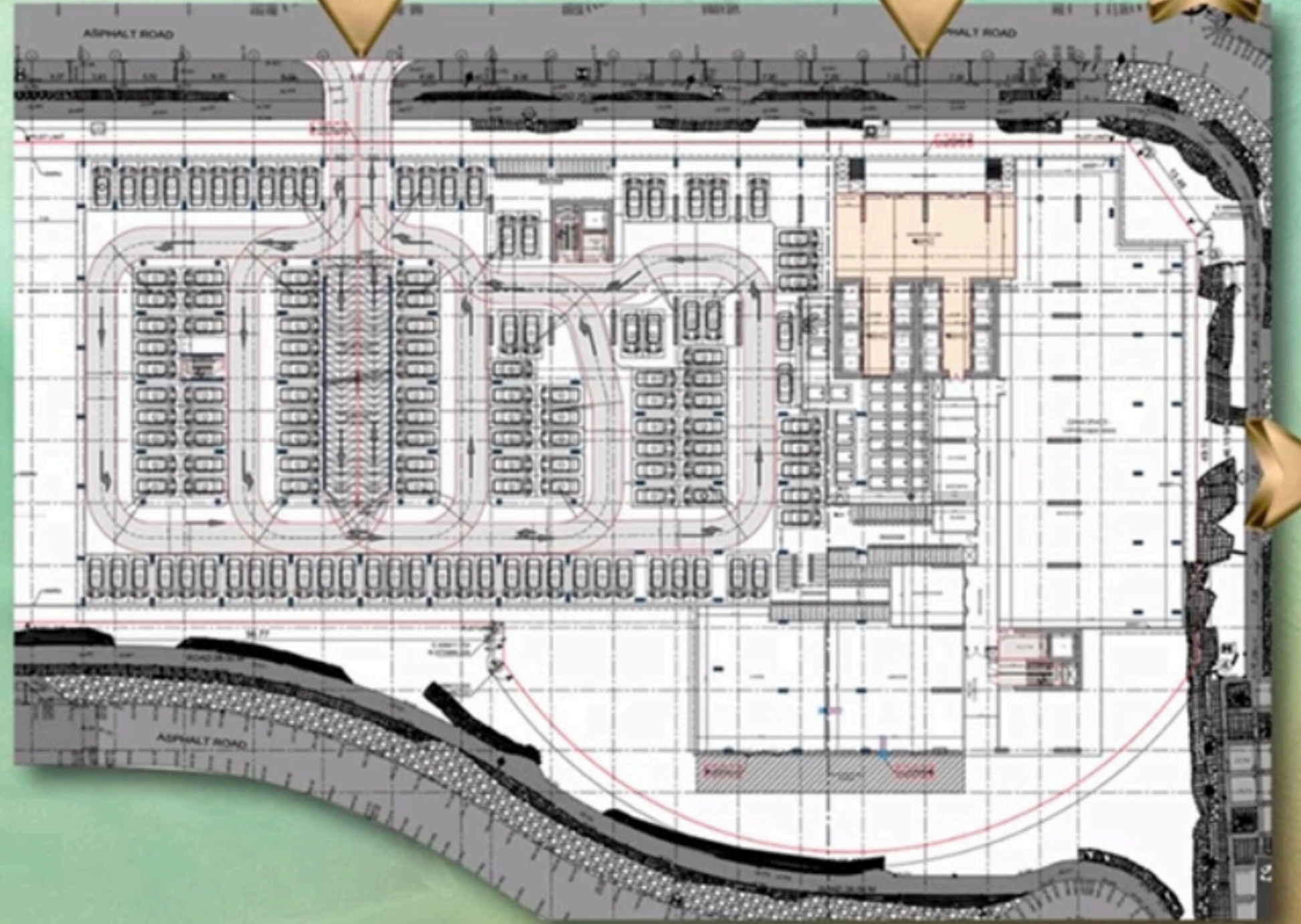


ENTRANCE & EXIT



NEIGHBOR'S PLOT

GROUND FLOOR



MAIN ROAD

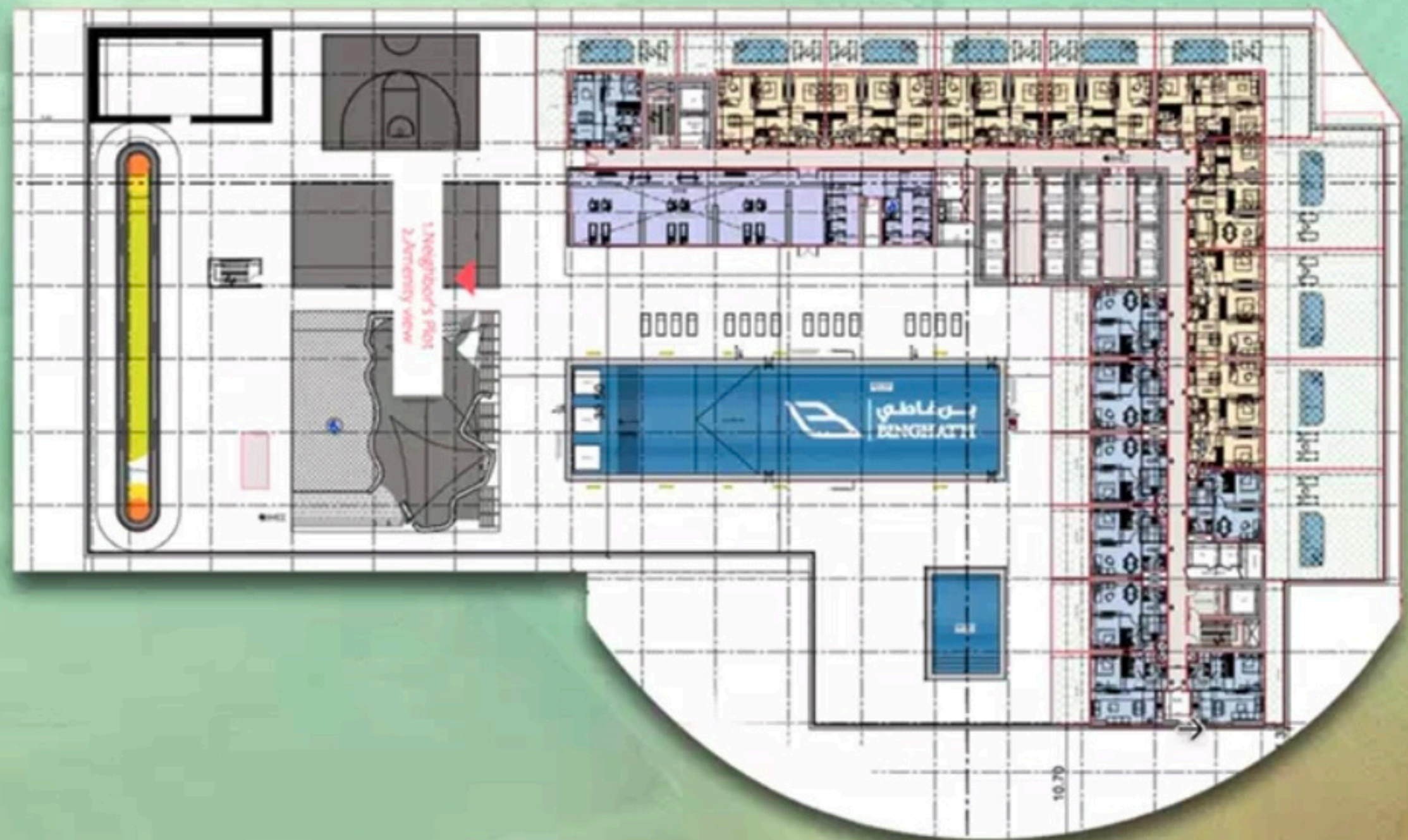
SHEIKH MOHAMMED BIN ZAYED ROAD

NEIGHBOR'S PLOT



FIRST FLOOR

GYM	1 BEDROOM	2 BEDROOM
	9	8
TOTAL	17	



MAIN ROAD



SHEIKH MOHAMMED BIN ZAYED ROAD

TYPICAL FLOOR PLAN

STUDIO	1 BEDROOM	2 BEDROOM
37	6	1
		
TOTAL	44	



SHEIKH MOHAMMED BIN ZAYED ROAD

VALUE



PRICES

UNIT TYPE	NUMBER OF UNITS	STARTING PRICE	STARTING PSF
STUDIO	1291	674,999 AED	1,285
1 BEDROOM	236	1,074,999 AED	1,204
1 BEDROOM ROYAL SUITE	2	1,299,999 AED	711
2 BEDROOM	35	1,499,999 AED	1,200
2 BEDROOM ROYAL SUITE	8	1,594,999 AED	843

60-40/10% DP + MONTHLY
WAVE + 30% OC

1.	10.00%	DP
2.	10.00%	30.11.2025
3.	0.25%	31.12.2025
4.	0.25%	31.01.2026
5.	0.25%	28.02.2026
6.	12.00%	31.03.2026
7.	0.25%	30.04.2026
8.	0.25%	31.05.2026
9.	0.25%	30.06.2026
10.	12.00%	31.07.2026
11.	0.25%	31.08.2026
12.	0.25%	30.09.2026
13.	0.25%	31.10.2026
14.	12.00%	30.11.2026
15.	0.25%	31.12.2026
16.	0.25%	31.01.2027
17.	1.25%	28.02.2027
18.	40.00%	31.03.2027

100.00%

PAYMENT PLAN
THE BOOKING AMOUNT IS
14%
OF THE TOTAL AMOUNT

60-40 WITH 50% DP + MONTHLY
WAVE + 30% OC

1.	50.00%	DP
2.	0.25%	30.11.2025
3.	0.25%	31.12.2025
4.	0.25%	31.01.2026
5.	2.25%	28.02.2026
6.	0.25%	31.03.2026
7.	0.25%	30.04.2026
8.	0.25%	31.05.2026
9.	2.25%	30.06.2026
10.	0.25%	31.07.2026
11.	0.25%	31.08.2026
12.	0.25%	30.09.2026
13.	2.25%	31.10.2026
14.	0.25%	30.11.2026
15.	0.25%	31.12.2026
16.	0.50%	31.01.2027
17.	40.00%	31.03.2027

100.00%

LIMITED TIME PROMOTIONAL OFFER

FULL CASH

STUDIO	600.000 AED
1 BR	1.000.000 AED
2 BR	1.450. 000 AED

50 DP - 10 - 40

STUDIO	625.000 AED
1 BR	1.050.000 AED
2 BR	1.475. 000 AED



COMPLETION DATE
31 MARCH 2027

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