

بن غاطي فينتيج
BINGHATTI VINTAGE



AREA ANALYSIS



LOCATION



CONFIGURATION



VALUE



AREA ANALYSIS



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

UNITS SUPPLY TRACKER



TOP BUYER NATIONALITIES - MAJAN

1  UAE

2  INDIA

3  EGYPT

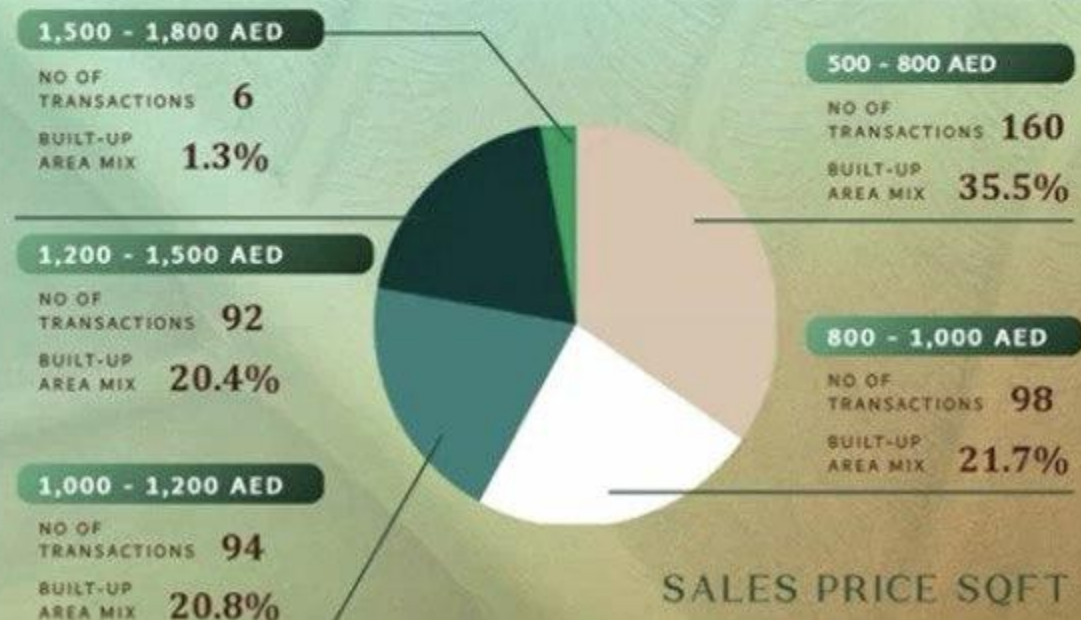
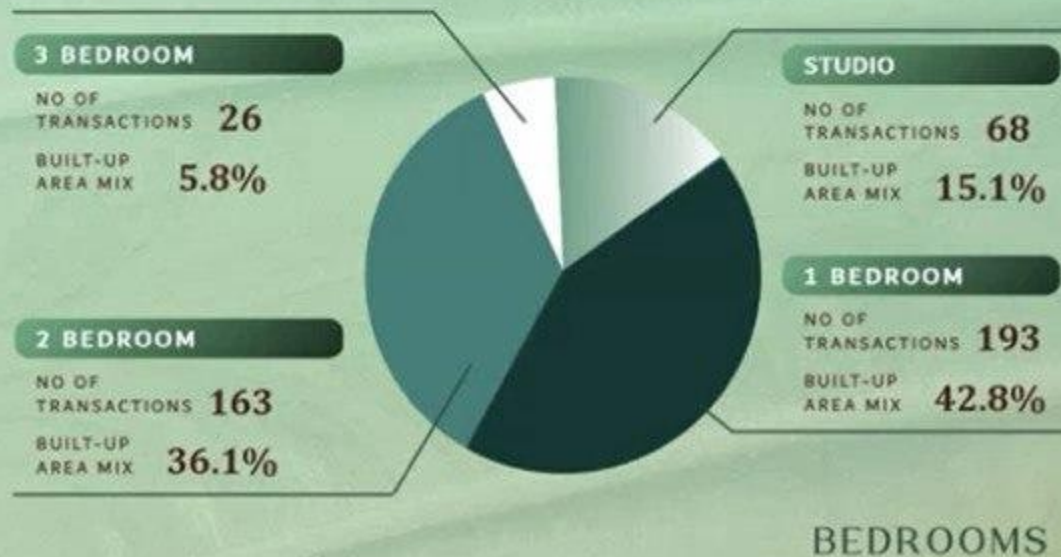
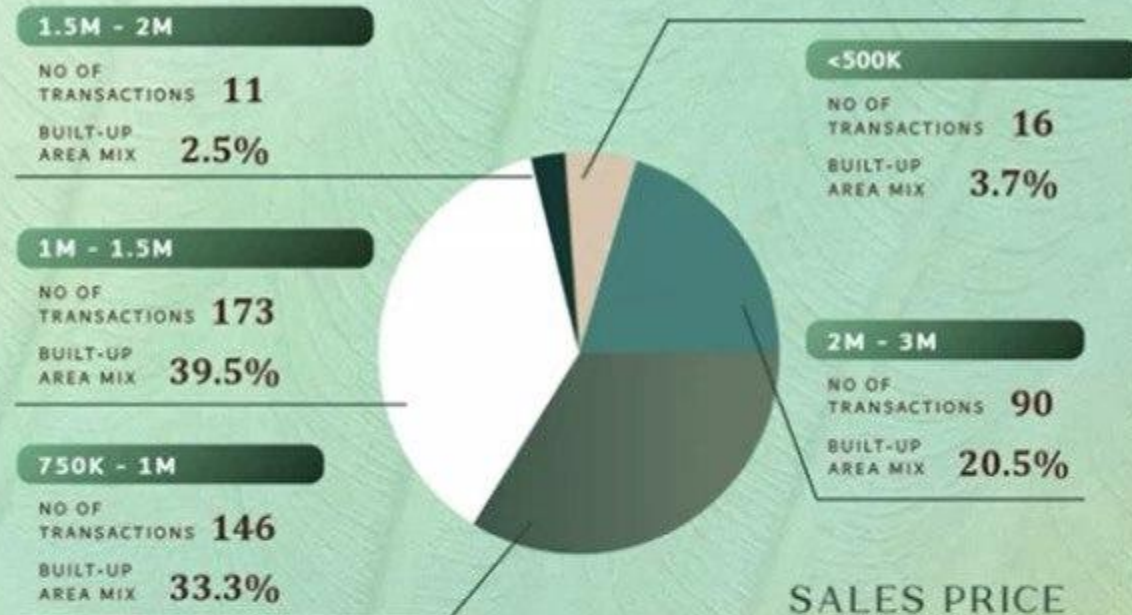
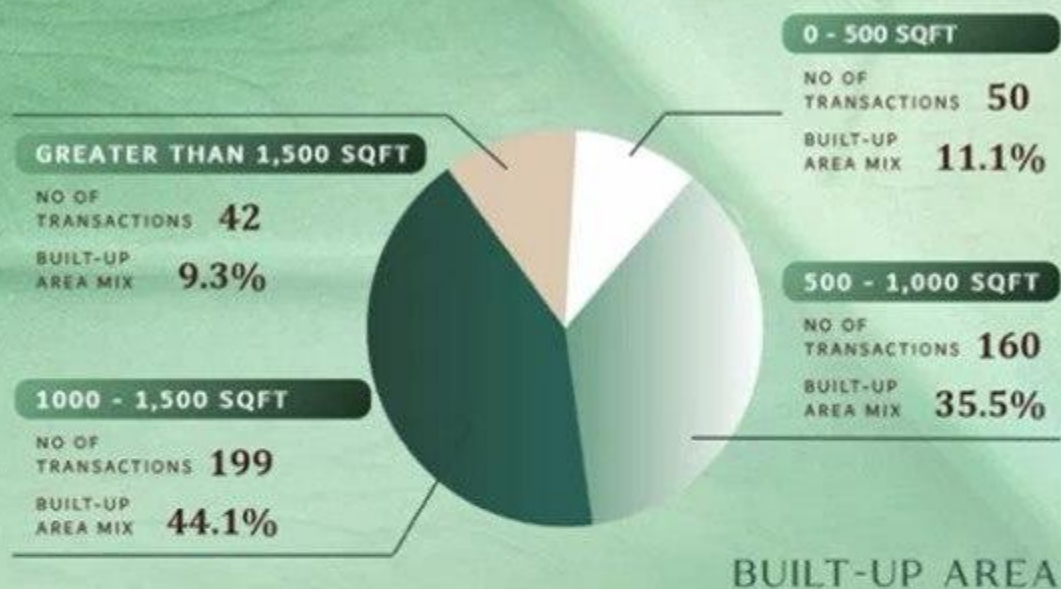
4  SYRIA

5  UK

6  PAKISTAN

7  SAUDI ARABIA

8  LEBANON



LOCATION



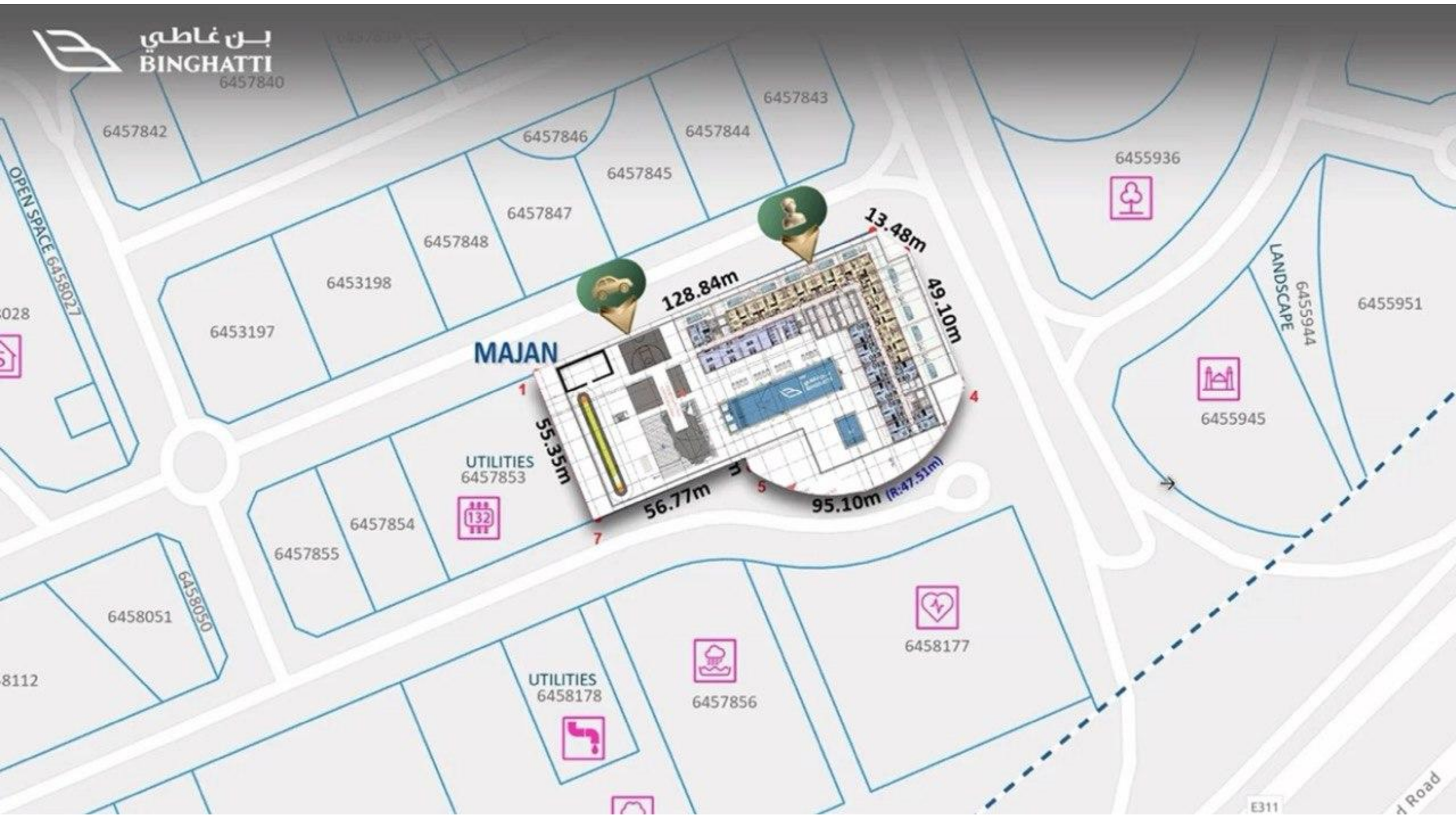
BINGHATTI VINTAGE

BINGHATTI TITANIA

MAJAN



بن غاطي
BINGHATTI
6457840



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

CONFIGURATION



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



GROUND FLOOR



FIRST FLOOR

GYM



1 BEDROOM

9



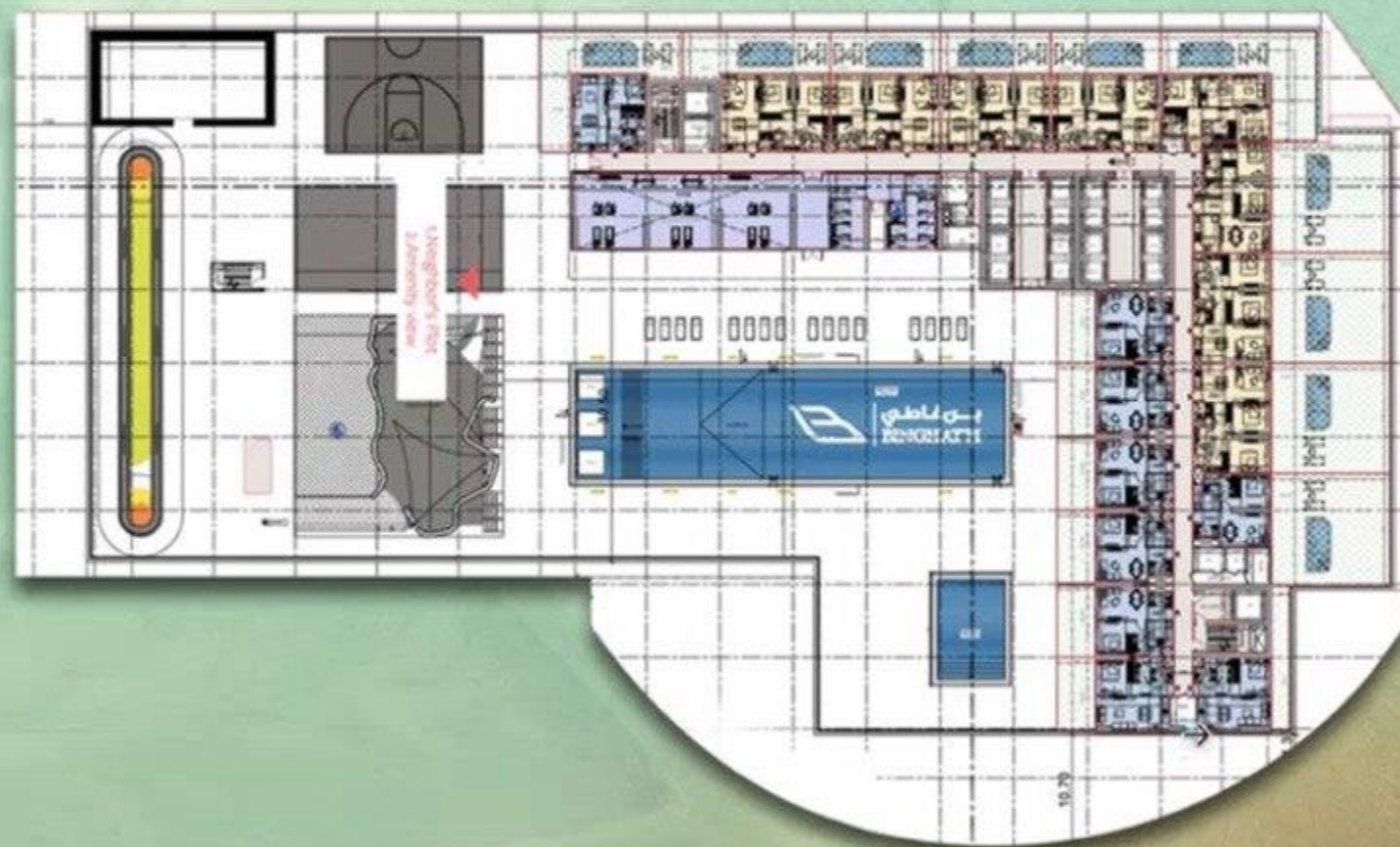
2 BEDROOM

8



TOTAL

17



NEIGHBOR'S PLOT



MAIN ROAD



SHEIKH MOHAMMED BIN ZAYED ROAD



TYPICAL FLOOR PLAN

STUDIO | 1 BEDROOM | 2 BEDROOM

37

6

1

TOTAL

44



NEIGHBOR'S PLOT

MAIN ROAD

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

SIZES

UNIT TYPE	MIN AREA SQFT	AVERAGE AREA SQFT	MAX AREA SQFT
STUDIO	372	383	563
1 BEDROOM	704	821	997
1 BEDROOM ROYAL SUITE	1.520	1.728	1.935
2 BEDROOM	1.245	1.247	1.250
2 BEDROOM ROYAL SUITE	1.354	1.765	2.271



بن غاطي
BINGHATTI

PAYMENT PLAN 60:40

بن غاطي فينتيج
BINGHATTI VINTAGE

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

بن غاطي فينتيج
BINGHATTI VINTAGE

