

## The Community

Creek Island is a waterfront development that mixes upscale residences with enticing leisure and recreational amenities to create a world-class waterfront community. The district's green central park, stunning marina, yacht club, and five-star hotels will all be popular destinations for residents to enjoy the district's breathtaking views and memorable experiences

## Why Creek Waters 2?

- An iconic apartment tower with a modern architectural style, perfectly complementing Creek Waters 2' surroundings.
- Luxurious apartments, townhouses and a state-of-the-art penthouse
- A stunning resort-style amenities podium with a wide range of state-of-the-art activities and direct access to a wide range of shopping and leisure experiences at the promenade and beyond
- A close distance to Creek Marina, Harbour Promenade and Central Park
- High-rise tower offering a wide range of 1, 2, 3 & 4-bedroom apartment layouts, 3-bedroom townhouses and 5-bedroom penthouse, all carefully designed and positioned to maximize outstanding views of the creek.
- Materials, fittings, and features meticulously finished to fit the modern lifestyle of the most discerning customers, from the design of the living spaces to the crafting of each room
- Creek Waters 2' stylish townhouses fronting the promenade provide a sense of privacy, providing residents with a layer of privacy while celebrating the alfresco outdoor communal spaces



## Location & Views

- Ideally located in Creek Island, an integral part of Dubai Creek Harbour, Creek Waters 2 benefits from a fully integrated transport system so you can get around Dubai with ease
- 15 min from Burj Khalifa, 10 min from Dubai International Airport, 40 min from Al Maktoum International Airport
- Beautiful views over Dubai Creek

## Residential Units

- Modern architectural design that blends with the surroundings of Creek Waters 2
- 1, 2, 3 and 4 bedroom apartments
- 3-bedroom townhouses
- 5-bedroom penthouse



Instalment	Payment Percentage	Due Date
Down Payment	10%	MAY 2023
1st Instalment	10%	JUL 2023
2nd Instalment	10%	JAN 2024
3rd Instalment	10%	JUL 2024
4th Instalment 20% Construction Completion*	15%	MAR 2025
5th Instalment 40% Construction Completion*	15%	NOV 2025
6th Instalment 60% Construction Completion*	10%	JUN 2026
7th Instalment 80% Construction Completion*	10%	JAN 2027
8th Instalment 100% Construction Completion*	10%	DEC 2027

\*Estimated Construction Completion Date

Apartments	Area Sq. ft.		Starting Price (in AED mn)
	Min.	Max.	
1-Bedroom	755	923	1.7
2-Bedrooms	1,120	1,494	2.3
3-Bedrooms	1,552	1,857	3.2
4-Bedrooms	2,435	2,807	6.2

  

Townhouses	Area Sq. ft.		Starting Price (in AED mn)
	Min.	Max.	
3-Bedroom	2,916	3,009	5.3

  

Penthouse	Area Sq. ft.		Starting Price (in AED mn)
	Min.	Max.	
5-Bedroom	8,195	8,195	19.3

## Facts

- 1 Bedroom Apartments: **185 Units**
- 2 Bedroom Apartments: **175 Units**
- 3 Bedroom Apartments: **59 Units**
- 4 Bedroom Apartments: **22 Units**
- 3 Bedroom Townhouses: **8 Units**
- 5 Bedroom Penthouse: **1 Unit**



## Amenities



- Infinity Pool & Sun Deck
- Kids' Pool & Play Area
- Viewing Decks
- Fully Equipped Gym with Pool View
- BBQ Area

## The Developer

EMAAR REVENUE FOR 2022 – AED 24.9 BN

With a proven track-record in delivery, Emaar has delivered 85,000 residential units in Dubai and other global markets since 2002, including notable landmarks such as Burj Khalifa, a global icon, and Dubai Mall, the world's most-visited retail and lifestyle destination.