

Canal Crown		Sellable Area (Sq. Ft.)			Price (AED)		
Typology	Total Units	Min	Max	Avg.	Min	Max	Avg.
<b>Luxury</b>	<b>308</b>	<b>401</b>	<b>4,389</b>	<b>887</b>	<b>1.12M</b>	<b>9.67M</b>	<b>2.48M</b>
STD	80	401	461	439	1.12M	1.43M	1.32M
1 BR	158	789	1,222	856	1.99M	2.68M	2.34M
2 BR	70	1,292	4,389	1,471	3.42M	9.67M	4.14M
<b>Super Luxury</b>	<b>3</b>	<b>4,592</b>	<b>4,761</b>	<b>4,649</b>	<b>16.05M</b>	<b>17.61M</b>	<b>16.57M</b>
3 BR - DUP	2	4,592	4,593	4,592	16.05M	16.05M	16.05M
4 BR - DUP	1	4,761	4,761	4,761	17.61M	17.61M	17.61M
<b>Grand Total</b>	<b>311</b>	<b>401</b>	<b>4,761</b>	<b>924</b>	<b>1.12M</b>	<b>17.61M</b>	<b>2.62M</b>

### 1. Rebate Structure (applicable on retail units as well)

**Full floor:** 2% discount

**DP 34%:** 1% Rebate – additional DP over 24% must come from last instalments (applicable for retail & full floors)

**Full floor + DP 34%:** 2% discount & 1% Rebate.

### 2. EOI

Type	EOI
Studio	60K
1 BR	100K
2 BR	175K
3 BR – Dup	800K
4 BR – Dup	900K
Full Floor	1.2M

### 3. Payment plan - ACD: Jun-2027

Milestone Event	Value (%)
Immediate	24
Within 3 Month(s) Of Sale Date	5
Within 6 Month(s) Of Sale Date	5
Within 9 Month(s) Of Sale Date	5
Within 12 Month(s) Of Sale Date	5
Within 15 Month(s) Of Sale Date	4
Within 18 Month(s) Of Sale Date	4
Within 21 Month(s) Of Sale Date	4
Within 24 Month(s) Of Sale Date	4
Within 27 Month(s) Of Sale Date	3
Within 30 Month(s) Of Sale Date	3
Within 33 Month(s) Of Sale Date	3
Within 36 Month(s) Of Sale Date	3
Within 39 Month(s) Of Sale Date	4
Within 42 Month(s) Of Sale Date	4
Within 45 Month(s) Of Sale Date	4
<b>On Completion</b>	<b>20</b>
	<b>104</b>

#### 4. Sample Full floor pricing

There are 5 types of floors in Canal Crown:

##### Type 1: 14 units (8x Studio, 2x 1BR & 4x 2BR)

Sample Floor	Unit Number	No. of Rooms	Saleable Area	Price
2	201	2 BR	1,376	3.42M
	202	STD	409	1.14M
	203	STD	437	1.28M
	204	1 BR	812	2.14M
	205	STD	433	1.27M
	206	STD	433	1.27M
	207	2 BR	1,309	3.51M
	208	2 BR	1,513	3.76M
	209	STD	409	1.14M
	210	STD	437	1.28M
	211	1 BR	811	2.14M
	212	STD	433	1.27M
	213	STD	433	1.27M
	214	2 BR	1,292	3.47M
<b>14 Total</b>			<b>10,535</b>	<b>28.37M</b>

##### Type 2: 12 units (8x Studio, 2x 1BR & 2x 2BR)

Sample Floor	Unit Number	No. of Rooms	Saleable Area	Price
4	401	STD	401	1.13M
	402	STD	437	1.23M
	403	1 BR	812	2.16M
	404	STD	433	1.28M
	405	STD	433	1.28M
	406	2 BR	1,300	3.52M
	407	STD	401	1.13M
	408	STD	437	1.23M
	409	1 BR	811	2.16M
	410	STD	433	1.28M
	411	STD	433	1.28M
	412	2 BR	1,301	3.52M
<b>12 Total</b>			<b>7,630</b>	<b>21.17M</b>

**Type 3: 12 units (4x Studio, 4x 1BR & 2x 2BR)**

Sample Floor	Unit Number	No. of Rooms	Saleable Area	Price
10	1001	1 BR	807	2.07M
	1002	1 BR	839	2.15M
	1003	STD	439	1.33M
	1004	STD	442	1.33M
	1005	2 BR	1,340	3.70M
	1006	1 BR	807	2.07M
	1007	1 BR	839	2.15M
	1008	STD	439	1.33M
	1009	STD	442	1.33M
	1010	2 BR	1,305	3.61M
<b>10 Total</b>			<b>7,700</b>	<b>21.08M</b>

**Type 4: 8 units (6x 1BR & 2x 2BR)**

Sample Floor	Unit Number	No. of Rooms	Saleable Area	Price
20	2001	1 BR	826	2.21M
	2002	1 BR	887	2.37M
	2003	1 BR	846	2.39M
	2004	2 BR	1,475	4.24M
	2005	1 BR	826	2.21M
	2006	1 BR	887	2.37M
	2007	1 BR	846	2.39M
	2008	2 BR	1,428	4.11M
<b>20 Total</b>			<b>8,022</b>	<b>22.30M</b>

**Type 5: (Super Luxury) 3 units (2x 3BR - Dup & 1x 4BR - Dup)**

Sample Floor	Unit Number	No. of Rooms	Saleable Area	Price
36	3601	3 BR - DUP	4,592	16.05M
	3602	4 BR - DUP	4,761	17.61M
	3603	3 BR - DUP	4,593	16.05M
<b>3 Total</b>			<b>13,946</b>	<b>49.71M</b>

**5. Floor Configuration**

Floor	STD	1 BR	2 BR	3 BR - DUP	4 BR - DUP	Total Units
2	8	2	4			14
3	8	2	4			14
4	8	2	2			12
5	4	4	2			10
6	4	4	2			10
7	4	4	2			10
8	4	4	2			10
9	4	4	2			10
10	4	4	2			10
11	4	4	2			10
12	4	4	2			10
13	4	4	2			10
14	4	4	2			10
15	4	4	2			10
16	4	4	2			10
17	4	4	2			10
18	4	4	2			10
20		6	2			8
21		6	2			8
22		6	2			8
23		6	2			8
24		6	2			8
25		6	2			8
26		6	2			8
27		6	2			8
28		6	2			8
29		6	2			8
30		6	2			8
31		6	2			8
32		6	2			8
33		6	2			8
34		6	2			8
35		6	2			8
36				2	1	3
<b>Grand Total</b>	<b>80</b>	<b>158</b>	<b>70</b>	<b>2</b>	<b>1</b>	<b>311</b>