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Property Description:



9,115 Sq. Ft. Offices

Office space is available for sale in Jumeirah Bay X3, Jumeirah Lake Towers.

Floor: 35th.

Transfer fee /all other applicable charges and commission on Buyer's account.

1 car park for each office.

Completion: Any time between February - March 2010.

Jumeirah Bay is a cluster of 3 freehold tower, all designed different, X2 being the highest with 47 commercial floors and X1 & X3 both having 41 floors.

Being higher floor as got the Ocean view.

One of few commercial properties with Finance Facility with the FGB Bank.

Top class facility management by the FGB.

- **Type** Office
- **Status** Property Unavailable
- **Bedrooms** 0
- **Price** 7,105,623 AED
- **Area** 9,115 Sq. Ft.
- **Location** UAE » Dubai » Jumeirah Lake Towers » Jumeirah Bay (X3)

Contact Details:

- **Name** Syed Ali Murtaza
- **Phone** +971 4 2869122
- **Fax**
- **Cell**
- **Address**

Property Features:

Main Features

- 24 Hours Concierge
- Central Air-Con
- Completion Year 2009
- Elevators in Building 5
- Lobby in Building
- Other Main Features Designed to allow maximum natural light, high quality fittings and fixtures, marble vanity counters in kitchen and bathroom
- Parking Spaces
- Service Elevators
- Waste Disposal

Business and Communication

- ATM Facility
- Broadband Internet
- Business Center
- Intercom
- Satellite/Cable TV

Healthcare and Recreation Facilities

- Jacuzzi
- Sauna
- Steam Room
- Swimming Pool

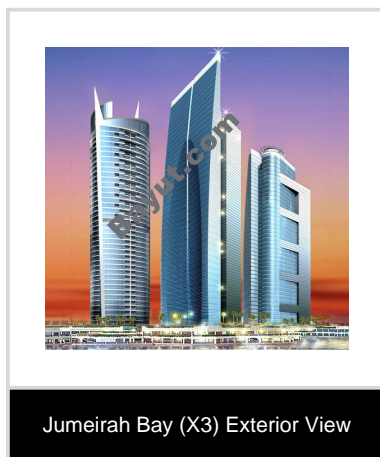
Healthcare and Recreation Facilities in Building

- Gym or Health Club
- Swimming Pool

Other Facilities

- Cafeteria or Canteen
- CCTV Security
- Cleaning Services
- Security Staff

► Image Gallery:



For larger view click link below

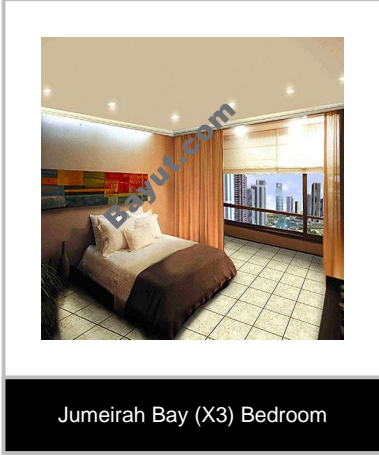
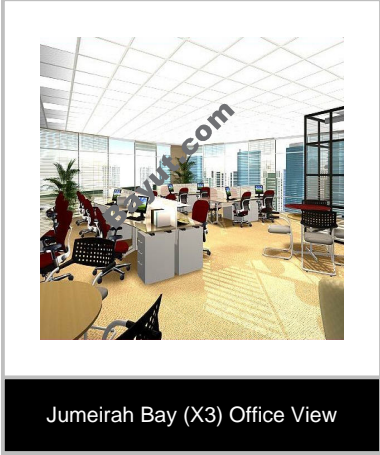
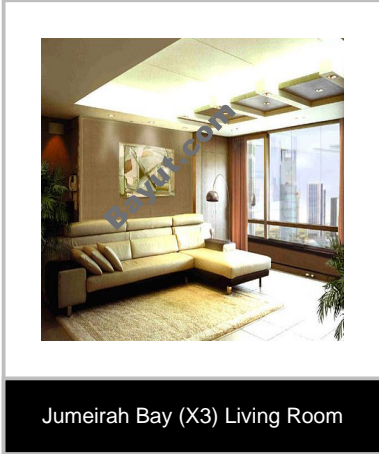
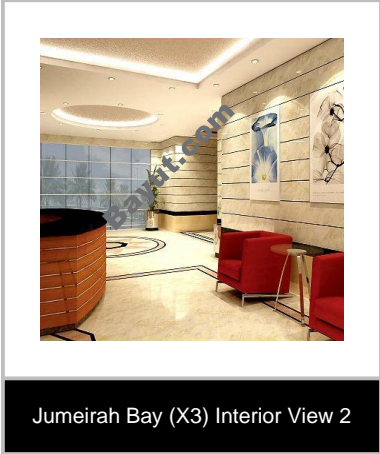
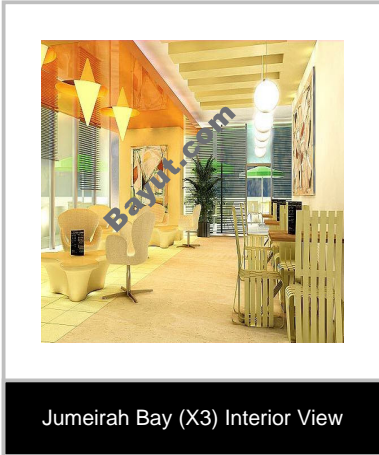
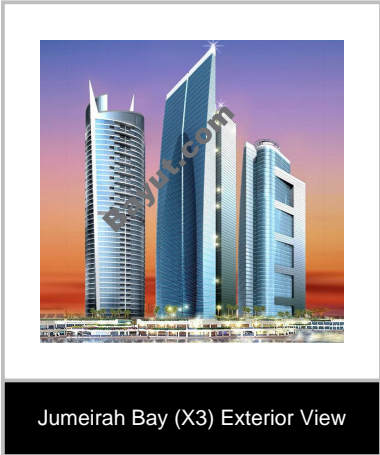
http://www.bayut.com/uae_dubai_offices/jumeirah_bay__x3__office_for_sale-466047.html

Information About Jumeirah Bay (X3):



Jumeirah Bay is a cluster of three freehold towers being built at the Jumeirah Lake Towers, which is opposite to the Dubai Marina and next to the Emirates Golf Club. The towers were designed by National Engineering Bureau and will be built in plots X1, X2 and X3. Jumeirah Bay's three towers are all designed differently, with Jumeirah Bay 2 being the highest with 47 commercial floors, and Jumeirah Bay 1 and Jumeirah Bay 3 both having 41 residential floors. The freehold residential towers will have studio, one and two bedroom apartments in addition to one and two bedroom duplex apartments ranging from 414 to 2,034 square feet (39 to 189 square meters). Conveniently located with easy access to Sheikh Zayed Road, Elegant entrance lobby, Five large lifts including one service lift, Apartment sizes ranging from 414 sq.ft to 2034 sq.ft, Designed to allow maximum natural light, High quality fittings and fixtures, Kitchens with modern breakfast bar Marble vanity counters in kitchen and bathroom, Store/laundry room in 1 and 2 bedroom apartments, Family room and maid's room in 2 bedroom duplex apartments, Separate gymnasium for ladies and gents, Large swimming pool, sauna Jacuzzi & steam room, Controlled building and parking access, Lake side promenade with retail shopping and restaurants.

➔ Jumeirah Bay (X3) Image Gallery:



For larger view click link below
http://www.bayut.com/uae_dubai_offices/jumeirah_bay__x3__office_for_sale-466047.html