

Eleganz

BY **DANUBE**

**READY TO
MOVE-IN
HOMES IN JVC**

FULLY FURNISHED

**TOWN HOUSES
& APARTMENTS**

1%* PAYMENT PLAN

EXCLUSIVE TO

INNOVA
Real Estate

800 17 17 17

Eleganz

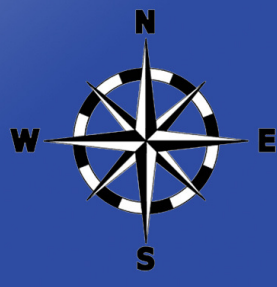
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The World Island

Dubai international Airport

Dubai Frame

Dubai Festival city

Burj Khalifa

Kite beach

Burj al Arab

The palm Jumeirah

The meydah

Dubai Marina

Emirates hills

Eleganz
DANUBE

Jebel ali
Village

Sports city

Global
Village

Emirates Road

Sheikh Mohammed Bin Zayed Road

Al Khail Road

Sheikh Zayed Road



WHY JUMEIRAH VILLAGE CIRCLE?

Jumeirah Village Circle is one of Dubai's most popular communities, offering a vibrant living experience and an elite lifestyle. This family-oriented community presents numerous advantages to its residents, including a convenient location, access to a variety of entertainment options, and a plethora of sports facilities, among other amenities.

 **20 MIN**
Dubai International Airport (DXB)

 **20 MIN**
Al Maktoum International Airport

 **15 MIN**
Dubai Mall/Burj Khalifa

 **16 MIN**
Jumeirah Beach Residence

 **15 MIN**
Burj Al Arab

 **14 MIN**
Dubai Marina

 **8 MIN**
Sheikh Zayed Road

 **2 MIN**
Al Khail Road

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Apartment Types

1BR, 2BR, 2BR Duplex +
4BR Townhouses

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WHY DUBAI?



Safest City in the World



Freehold Ownership



Highly Competitive Prices



Ranks 16th
in ease of doing business



Fastest Growing Economy



100% Tax Free Income



High Capital Appreciation



Long-Term Golden Visa



Ease of Investment



Worldwide Connectivity

WHY **DANUBE** PROPERTIES?

Danube Properties is rated among the top 5 developers in the UAE. The company's major achievements include the on-time delivery of exceptional quality assets and record sales success on the day of launch. Danube Properties is headquartered in Dubai and operates in 9 countries across the Middle East, China and Asia.



0% Interest



Best Payment Plan - 1% Monthly



Timely Delivery



High Return on Investment



Prime Location



Affordable Luxury





ELEGANZ AT JVC

Ready to move in elegantly designed and **fully-furnished** 1 & 2 bedroom **Apartments**, 2-bedroom **Duplex Apartments** and 4 - bedroom **Townhouses**.

With a wide array of world-class amenities meticulously crafted to cater to luxurious living in the heart of Dubai, Eleganz by Danube is designed for those who seek a balanced lifestyle. Indulge in an unparalleled lifestyle, surrounded by breathtaking views, and a sense of prestige that sets this project apart.

Experience the true essence of elegant living, where every moment is adorned with elegance and sophistication.

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LOBBY

LIVING ROOM





KITCHEN



BEDROOM

LIVING ROOM



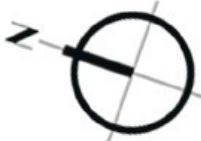


SWIMMING POOL



MASTER PLAN

Townhouse View



Community View



Townhouse View

E44 Al Khail Road

TOWNHOUSES

UNIT TYPES WITH SIZE & PRICES

Available Units	Area Sq. ft. <i>(Starting From)</i>	Starting Price <i>(In AED Mn)</i>
1-Bedroom <i>Apartment</i>	833	1,386,000
2-Bedroom <i>Apartment</i>	1,274	2,047,000
2-Bedroom <i>Duplexes</i>	1,621	2,767,000
4-Bedroom <i>Townhouses</i>	2,585	4,503,000



PAYMENT PLAN

**40 %
DOWN PAYMENT**

**1 %* PAYMENT PLAN PER MONTH
(5 YEARS POST HANDOVER PAYMENT)**

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