



## ESCAPE TO THE CENTRE OF IT ALL

On Al Marjan Island, a new horizon is coming into view. It's a place to connect, thrive, celebrate the spirit of lively beachfront life. This is where dreams take new form, where the next chapter of the regions' story is being written. This future, our future, your future. At The Beach Vista, residents are invited to experience a lively difference- a commitment to bringing to life exceptional living space that inspire and delight.

This is the last residential beachfront project in Al Marjan Island directly facing opposite The Wynn Casino.

## TYPES OF UNIT

APARTMENT	AREA SQ FT	STARTING PRICE	VIEW
Studios	479 - 533	From AED 1,140,000	Island View
1 Bedroom	651 - 790	From AED 1,490,000	Island View
1 Bedroom	667 - 880	From AED 1,980,000	Casino & Sea View
2 Bedroom	1,589 - 1,709	From AED 4,520,000	Casino & Sea View

## KEY HIGHLIGHTS OF THE BEACH VISTA

**Prime Location:** Situated directly opposite the Wynn Casino, offering unparalleled views and a prestigious address.

**Limited Availability with Direct Beach Access:** Only 151 exclusive units, designed with immediate beach access for the ultimate beachfront living experience.

**Luxury Amenities:** Enjoy a range of world-class facilities, including a pristine swimming pool, a state-of-the-art gym, and a sophisticated co-working space designed to complement your lifestyle.

## ABOUT THE DEVELOPER

Range Developments is an award-winning beachfront developer with more than a decade of experience, completing the Park Hyatt St. Kitts (CNN named it 'Best New Hotel in the Caribbean' in 2017) and the InterContinental Dominica Cabrits Resort & Spa (Forbes magazine claimed it was the most anticipated hotel opening in the Caribbean in 2019). Range Developments has recently opened the Six Senses La Sagesse in Grenada and is finishing the InterContinental Grenada Resort, due to open in 2026. Range Developments has also created a number of ultra luxury properties in some of Dubai's most prestigious neighbourhoods.

In 2023, Range Developments acquired a number of beachfront land parcels on Al Marjan Island and is developing 600 apartments across 3 projects, where visionary design meets the boundless energy of coastal living.

## AMENITIES



State of the Art Gym



Pool with Direct Beach Access



Co-working Space



## PAYMENT PLAN

5% on Reservation Contract Signing

15% on SPA Signing

6.25% x 8 Payments

30% Upon Construction Completion