

# CREEK BEACH

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SURF

EMAAR





# Ride the Wave of Wonderful Moments

Warm golden sands.  
A plaza full of unique experiences.  
And a boutique Vida hotel.

These are just some of the discoveries that will capture your heart at SURF. A magical place where family living feels like a never-ending holiday.



1, 2 & 3 BEDROOM  
APARTMENTS



STEPS AWAY FROM CREEK  
BEACH & WATER CANAL



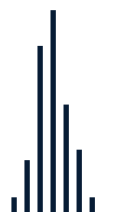
WALKING DISTANCE TO  
DUBAI CREEK TOWER



CLOSE PROXIMITY TO  
WILDLIFE SANCTUARY



A VIBRANT  
COMMUNITY PLAZA



10 MINUTES TO  
DOWNTOWN DUBAI



# Your Last Chance to Own a Home Steps from Creek Beach

With the surrounding clusters already launched, SURF is the last mid-rise cluster within the west edge of Creek Beach.

Don't let the sun set on the last opportunity  
to enjoy the true beauty of Creek Beach.



STEPS FROM DUBAI'S  
ONLY MAN-MADE BEACH



NEXT DOOR TO A  
LICENSED VIDA HOTEL



DUBAI'S RICH WATERWAY  
AT YOUR DOORSTEP



5 MINUTES' WALK  
FROM DUBAI SQUARE



5 MINUTES' WALK  
FROM CREEK MARINA







Enjoy a Dazzling Plaza at your Doorstep



# The Lively Waterfront Plaza

Creek Beach is full of surprises, including a dazzling plaza.

Only a few steps from SURF, the plaza has a beautiful water feature at its heart, surrounded by promenades, farmers markets and other events that foster a sense of community.



2650 SQM PLAZA - LARGER  
THAN 5 BASKETBALL COURTS



40M FROM  
CREEK BEACH



VIEWS OF  
DUBAI CREEK TOWER



OPENING ONTO  
THE WATERFRONT  
PROMENADE



PEDESTRIAN BRIDGE  
TO CREEK ISLAND  
DUBAI



5 MINNUTES' WALK  
TO CREEK MARINA







# All at Your Doorstep

Walk through the landscaped courtyard to the licensed bars and restaurants at the Vida Hotel.

Or simply spend quality time with family among your resort-style amenities.



A SHIMMERING  
POOL



FULLY EQUIPPED  
RESIDENTS' GYM



MULTI-PURPOSE  
COMMUNITY ROOM



A CHILDREN'S  
PLAYGROUND



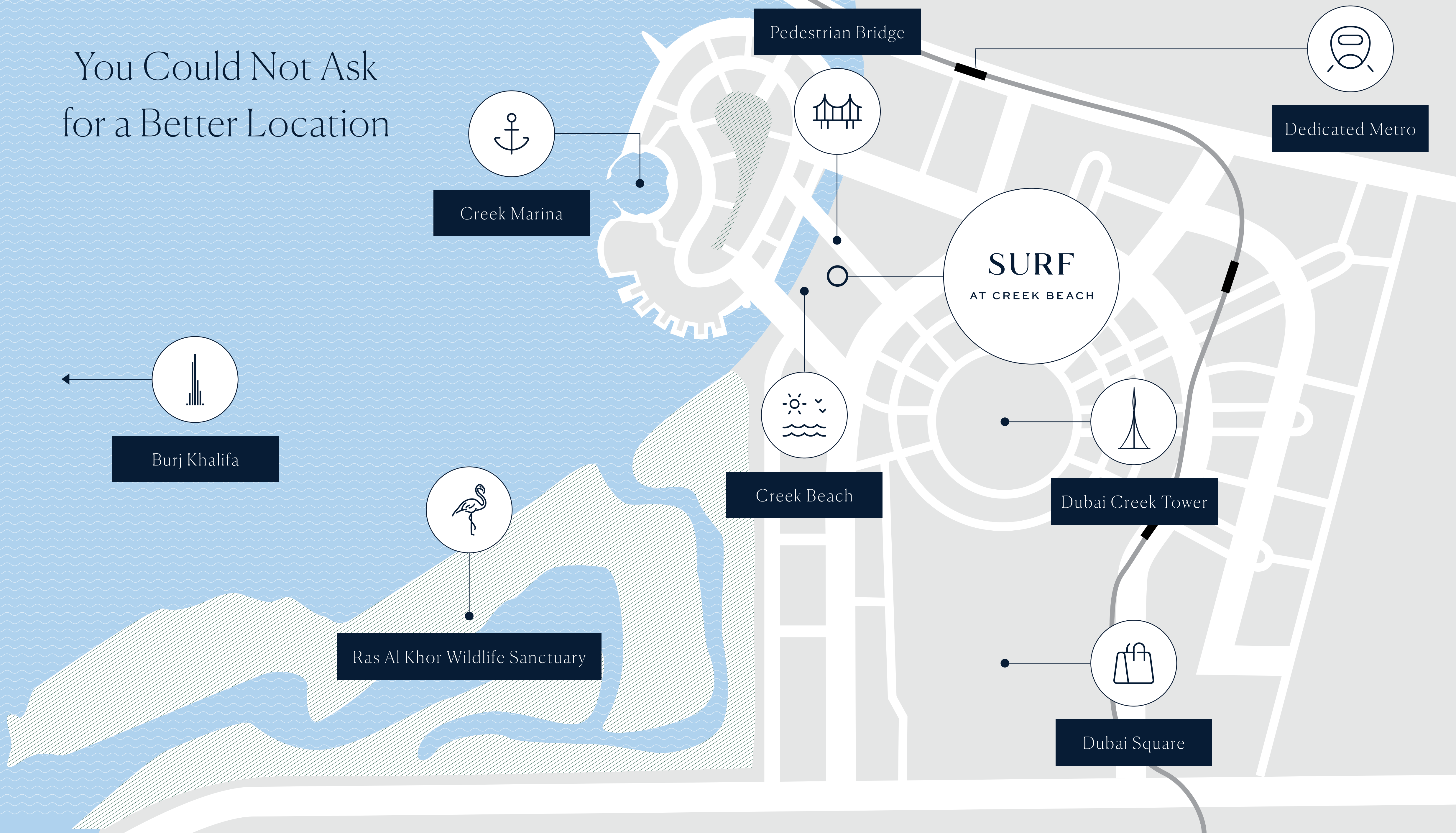
BARBECUE OUTDOOR  
DINING AREAS



LANDSCAPING AND  
GREEN SPACES



You Could Not Ask  
for a Better Location







# Your Perfect Retreat

You will love coming home to SURF. Each building has one, two and three-bedroom apartments designed to maximise, light and views.

Imagine yourself with your loved ones, right here.



WONDERFUL FLOOR-  
TO-CEILING WINDOWS



INTERIORS TO SUIT  
EVERY STYLE



VIEWS OF THE PLAZA,  
POOL AND GREEN SPACES



PLUSH PRIVATE  
BALCONIES



SIZES RANGING FROM  
64 SQM -125 SQM





Reasons to Believe in Dubai Creek Harbour





DUBAI CREEK HARBOUR

The World  
of Tomorrow

Dubai Creek Harbour is at the heart of our bold new vision for Dubai. The six square kilometre waterfront destination (2x the size of Downtown Dubai) is bound to push the frontiers of architecture, design and the quality of life.

Residents of Dubai Creek Harbour enjoy close proximity to:



DUBAI CREEK TOWER  
NEW GLOBAL ICON



DUBAI SQUARE  
MEGA-RETAIL DISTRICT



10 MINS FROM  
BURJ KHALIFA



WILDLIFE SANCTUARY  
HOME OF PINK  
FLAMINGOS



15 MINS FROM  
DUBAI INT'L AIRPORT



40 MINS FROM  
AL MAKTOUM INT'L  
AIRPORT



## DUBAI CREEK HARBOUR

# Perfectly Connected

Dubai Creek Harbour features a fully-integrated transport system so you can get around Dubai with ease.

Residents and visitors will enjoy:



AN EFFICIENT ROAD  
& BUS NETWORK



4 METRO  
STATIONS



3 BRIDGES CONNECTING  
TO CREEK ISLAND



A CONVENIENT  
INTERCHANGE



WATER TAXIS TO  
DOWNTOWN DUBAI

The new interchange at Ras Al Khor Road, which directly connects Dubai Creek Harbour to the city, is scheduled for completion in 2019.



- A Connectivity to Al Jaddaf
- B Nearest metro station
- C Bridge (Scheduled completion 2019)
- D Pedestrian Bridge
- E Access from Ras Al Khor Rd (Now open)





DUBAI CREEK HARBOUR

# A Dedicated Metro Station

Imagine living near water and nature in remarkable surroundings, yet still be able to reach Downtown Dubai and Dubai International Airport within just 10-15 minutes.

What's more, close proximity to Dubai Metro is proven to boost the nearby property value by more than 50%.\*

\*2018 report by Knight Frank



## CREEK BEACH

# Where the City Meets the Beach

Creek Beach is bound to deliver excellent financial returns for our investors. Its key attraction is a fresh wave of beach activities, gourmet restaurants and world-class entertainment venues.



300-METRE  
BEACH



DINING AT THE  
WATERFRONT VIDA HOTEL



LICENSED BARS  
& RESTAURANTS



5 MIN FROM CREEK  
MARINA YACHT CLUB



BREATHTAKING  
SUNSET VIEWS







A Contemporary Old Town with a Touch of Heritage



## VIDA CREEK BEACH

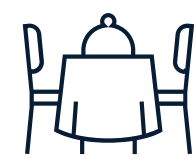
# Live Life to the Fullest

Vida means 'life' in Spanish; befitting its name, the boutique Vida hotel just steps away from SURF is set to become the beating pulse of Creek Beach.

Positioned as a lively and vibrant hub, style meets convenience here in an interactive environment.



LICENSED  
BARS



GOURMET  
RESTAURANTS



EXHALE  
SPA







VIDA CREEK BEACH

# Exhale Spa

Discover the true meaning of wellness and comfort in one of Dubai's most luxurious spas.

With services ranging from spa treatments to anti-ageing facials and full body massages, Exhale Spa will leave you and your loved ones feeling more rested and radiant than ever.



# Welcoming Our First Residents in 2019

The first residents of Dubai Creek Harbour are all set to move into their new homes at the 6-tower Dubai Creek Residences.

They will be welcomed by a range of art installations adorning the boardwalks of Creek Marina, including a sculpture by the renowned South Korean artist Choi Jeong Hwa.

From art installations to live entertainment,  
there's something for everyone

2019

5,335

NUMBER OF  
RESIDENTS IN  
CREEK MARINA

2020

12,750

TOTAL NUMBER OF  
RESIDENTS IN  
DUBAI CREEK HARBOUR







## INVESTMENT OVERVIEW

# Why Invest in Dubai?

In line with being one of the most visited countries in the world, the Dubai Chamber of Commerce has predicted the city's tourism and travel sector to reach more than \$56Bn in 2022 - an ideal investment climate for you to take advantage of.

As a Dubai resident you benefit from:



TAX-FREE  
INCOME



HIGH RETURNS  
ON INVESTMENT



ONE OF  
SAFEST NATIONS



0% PROPERTY AND  
INHERITANCE TAX



ICONIC  
LANDMARKS



GOLD CARD PERMANENT  
RESIDENCY VISA\*\*

\*Source: global market research provider Euromonitor International.

\*\* Terms & Conditions apply.



# The Strength of Emaar

An undisputed leader in the local real estate market, Emaar has grown over the years to become the largest global developer outside China. You will be investing with one of the most prestigious brands in the world.

MARKET CAP

USD

2.7BN

FY 2018

REVENUE

USD

6.99BN

FY 2018

NET PROFIT

USD

1.96BN

FY 2018

LAND BANK

167MN

SQM

TOTAL UNITS  
DELIVERED FY 2017

45,900+

RESIDENTIAL UNITS  
DELIVERED SINCE 2002

UNITS UNDER  
CONSTRUCTION

43,000+

FY 2017

