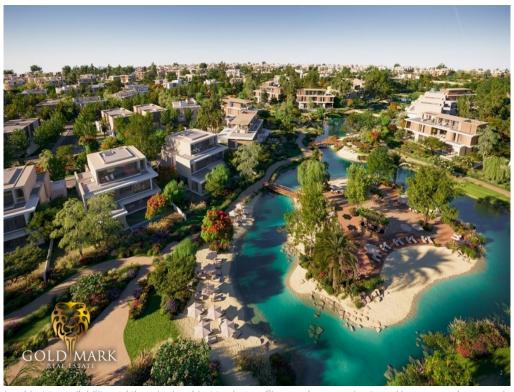


SELLING @ AED8.83M

No Commission | Direct Sale | HO Q4 2027



^{*}This property is subject to availability and the price is subject to change. Size may be approximate and images may be genereic.

RESIDENTIAL FOR SALE

Туре	Villa	Built-up Area	4,963 sqft
Location	Dubai Land	Bedrooms	5 Bed
Property	The Acres	Bathrooms	6 Bath
RERA Permit	0201911340	Parking	-
Agency Fee	-	Transfer Fee	-
Entered Date	Aug 23, 2024 12:34 pm	Updated Date	Aug 23, 2024 01:38 pm

Ref#:GMR-17343



RAJESH GUPTA Senior Client Manager BRN 44749





Gold Mark Real Estate is delighted to present an exceptional opportunity to own a luxury villa in the exclusive **The ACRES** community, developed by Meraas.

Villa Features:

- High-End Interiors: Elegant and luxurious finishes throughout.
- Private Garden: Ideal for relaxation and entertaining.
- Provision for Elevator: Added convenience and accessibility.
- Additional Room Upstairs: Flexible space for various uses.
- Service Quarters: Includes Maids Room and Drivers Room.
- Kitchen Options: Features a show kitchen and a closed preparation kitchen.
- Spacious Layout: Designed for ultimate comfort and luxury.

Community Features:

- Parks and Play Areas: Multiple options for recreation.
- 24/7 Security: Ensuring safety and peace of mind.
- Gyms: Both outdoor and indoor facilities.
- Cycling Tracks and Pedestrian Walkways: Promoting an active lifestyle.
- Skate Park: For leisure and fun.
- Clubhouse: A central gathering place for residents.
- BBQ Areas: Perfect for outdoor dining and social gatherings.
- Retail Outlets: A variety of shops within the community.

Location Access:

- 2 minutes to Al Ain Road
- 5 minutes to Meydan Racecourse
- 10 minutes to Downtown Dubai
- 10 minutes to Dubai Hills Mall
- 15 minutes to Dubai International Airport

The ACRES offers a unique living experience with its nostalgic design, blending narrow lanes and open lawns within a gated community. It's an ideal choice for families seeking privacy, style, and a distinctive lifestyle.

For more information or to schedule a viewing, please contact Rajesh Gupta at +971 56 403 0338 or email gr@goldmark.ae.

With extensive experience in Dubai's real estate market, Gold Mark Real Estate is your trusted partner in buying, selling, and renting properties across the city



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Senior Client Manager
BRN 44749







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