

A man and a woman are walking on a lush green golf course. The man is wearing a black polo shirt, plaid shorts, and a white cap. The woman is wearing a pink polo shirt, white shorts, and a white visor. They are both holding golf clubs. In the background, there are several large, multi-story residential buildings with a Mediterranean architectural style, featuring terracotta roofs and arched windows. The sky is blue with some light clouds.

JOURNEY INTO THE
WORLD OF EXQUISITENESS



Orange Lake



JUMEIRAH
GOLF ESTATES

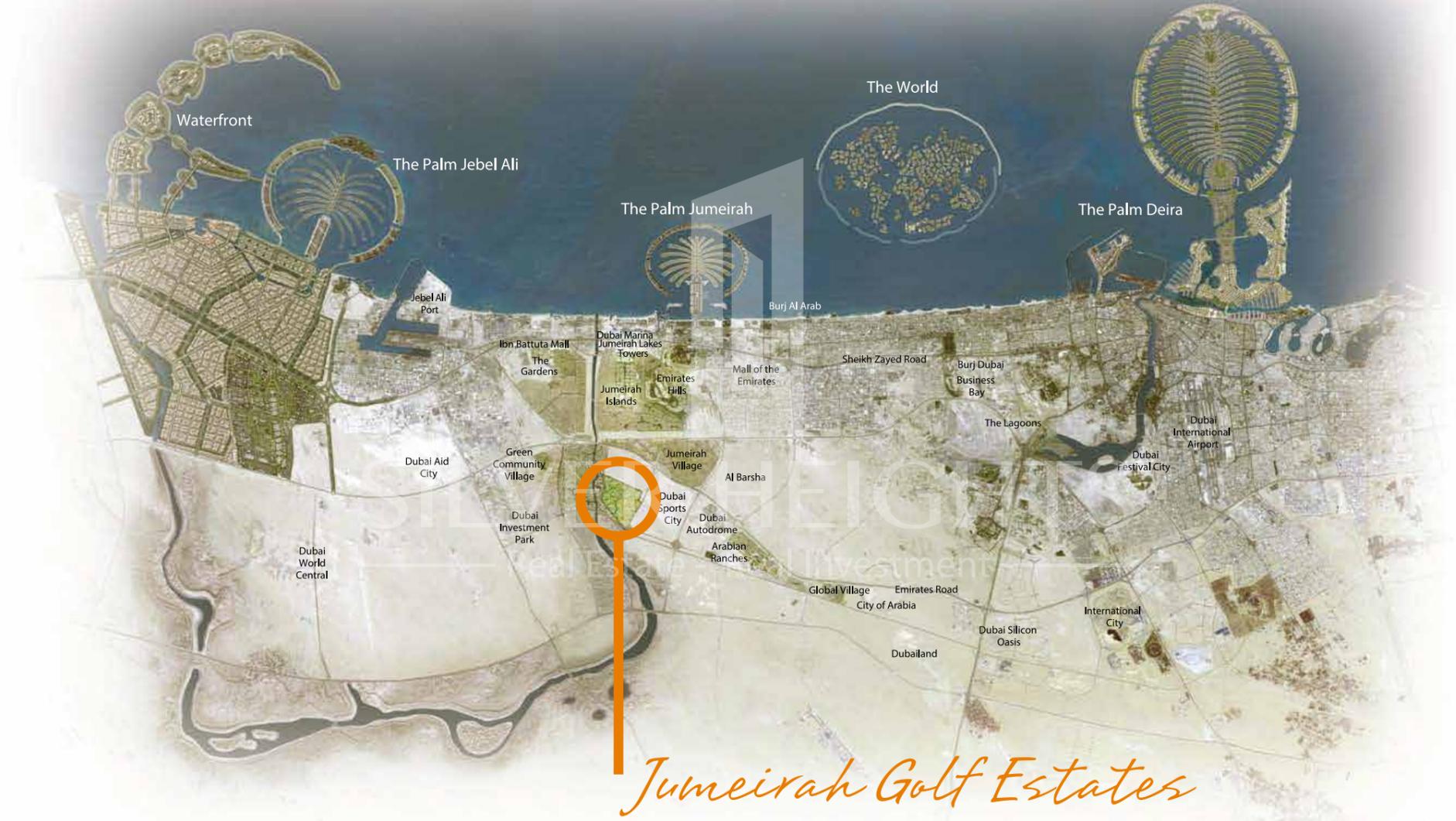
Developed by



SILVER HEIGHTS

— Real Estate - Real Investment —







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Introduction

Orange Lake overlooks the third and fourth holes to the northern end of the Fire course. Warm, citrus colors dominate the landscape, with 68 exceptional and luxuriously designed villas, capturing the essence of a true Mediterranean Style. The architectural design and elegant surroundings not only add a touch of finesse to the project but also blend harmoniously with the tranquil atmosphere of the community.

- Five Villa styles - Hacienda, Tuscan, Provencal, Riviera (sold out) and Andalucian (sold out).
- A selection of six (6) (sold out), five (5) and four (4) bedroom homes.
- Plot areas range between 6,000 to 10,000 Sq.ft
- Built up areas ranging from 4,500 to 8,300 Sq.ft





Amenities

- Each home offers uninterrupted views of golf course, lake or nature strips and of the sunrise or the sunset.
- Kitchens are fully equipped with state-of-the-art Miele appliances.
- Bedrooms are en-suites with built-in wardrobes and dressing areas.
- Interior finishes include parquet flooring, timber, special paint finishes and premium marble.
- Walled courtyards, al fresco dining areas, and landscaped exteriors with details such as stepping stones, water features and authentic Mediterranean planting.
- Individual Maid's and Driver's Rooms.
- Each Villa also has an individual Swimming Pool.
- Garage parking for two/three cars.





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Details

Building Type:	RESIDENTIAL
Property Type:	3 BED, 4 BED, 5 BED TYPES VILLA
Property Details:	VILLA
Project Location:	JUMEIRAH GOLF ESTATES
Developer:	INDIGO PROPERTIES LLC
Architect:	ARCHGROUP
Project type:	RESIDENTIAL / LUXURY VILLAS



FAQs



Other Delivered Projects:

Indigo Spectrum – Central Business District, International City

Indigo ICON – Premium Commercial Tower in JLT

Indigo Tower – Residential/Commercial Tower in JLT (Award winning design)

Indigo Central – Prime Commercial Project on Sheikh Zayed Road

Indigo Ville – Townhouses in Jumeirah Village Circle

Parking: Yes, Two Parking /Villa.

Maintenance: As confirmed by RERA on completion of the Community.

Furnished or Unfurnished: The Villa is furnished with premium quality white goods – Miele appliances.

Payment Terms: As per construction progress. Please call for further details.

Is it a Freehold or Leasehold?

Freehold.

What other costs are applicable/ hidden?

Dubai Land Department registration fees. NOC fees as applicable by the developer.



FAQs



When can I resell this property?

After registering the unit in DUBAI LAND DEPARTMENT by paying the registration fees.

Will Silver Heights help me in renting and/or re selling the apartment?

Yes, with standard brokerage fee.

Can I get a residency visa upon the purchase of an apartment in Orange Lakes?

All residence visas in Dubai are issued by the DNRD (Dubai Naturalization & Residency Department), hence does not fall under our purview.

What is the building status?

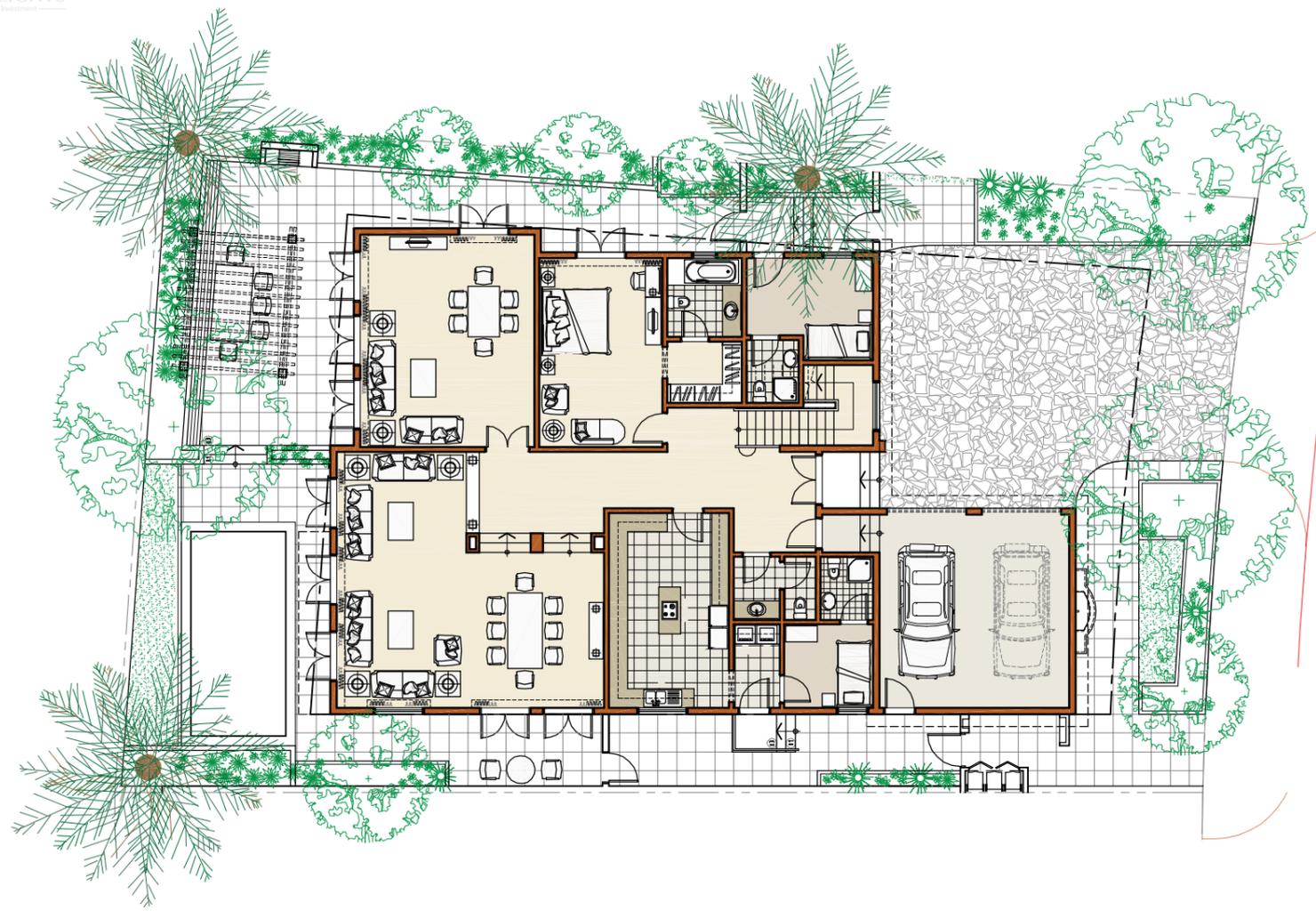
Show Villa - Ready for viewing.

Can an overseas client buy a Villa?

Yes.

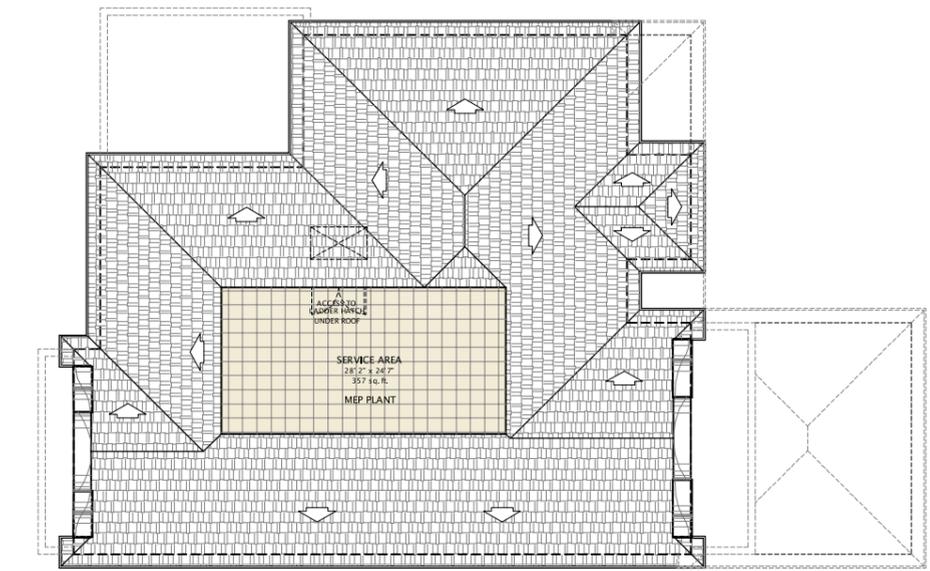
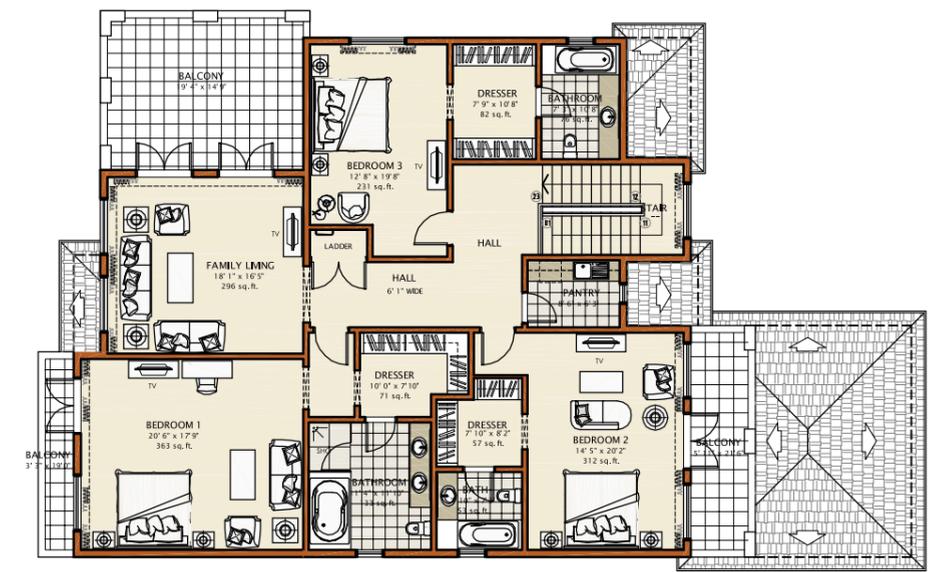


GROUND FLOOR



FIRST FLOOR

ROOF





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