



The Exclusive Address
that compliments your Business



Developed by

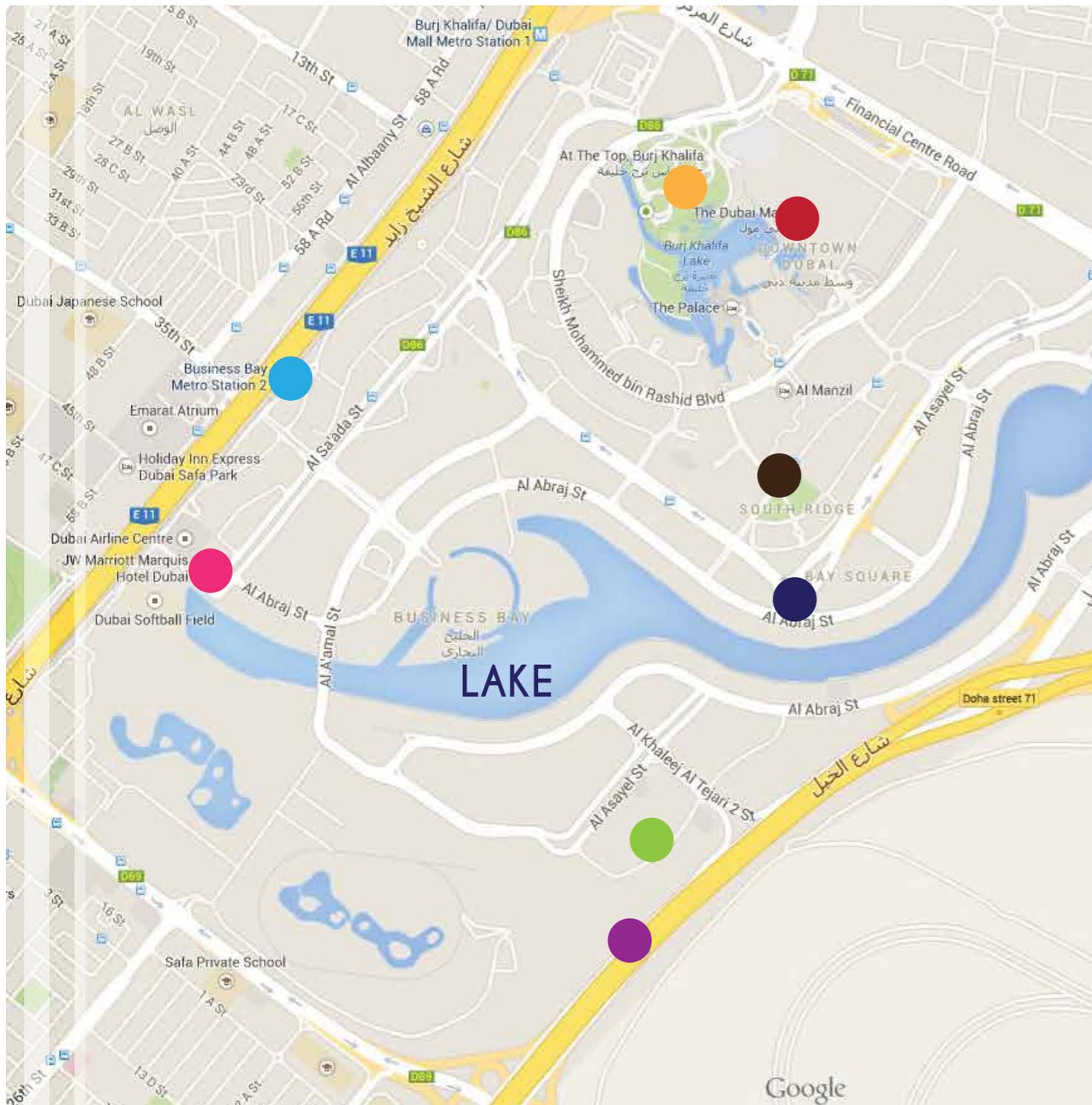


دييار
DEYAAR



SILVER HEIGHTS
— Real Estate - Real Investment —





BUSINESS BAY METRO STATION



OXFORD TOWER



JW MARRIOTT MARQUIS HOTEL



AL KHALIL ROAD



SOUTH RIDGE PARK



BAY SQUARE



BURJ KHALIFA



DUBAI MALL

INTRODUCTION

Placing you at the epicentre of this global business district of the future is Oxford Tower, another aspirational address from DEYAAR, a company with some of the most reputed projects in Business Bay.

The address your business demands...

Oxford Tower, the exclusive address that complements your business and positions it in the heart of a vibrant business district. Flaunt the stature that your business exudes and join the leading corporate names in the world.

- Close to Burj Khalifa District
- Extensive Lake Views
- Easy access to arterial roads
- View of Mohammed Bin Rashid City



AMENITIES

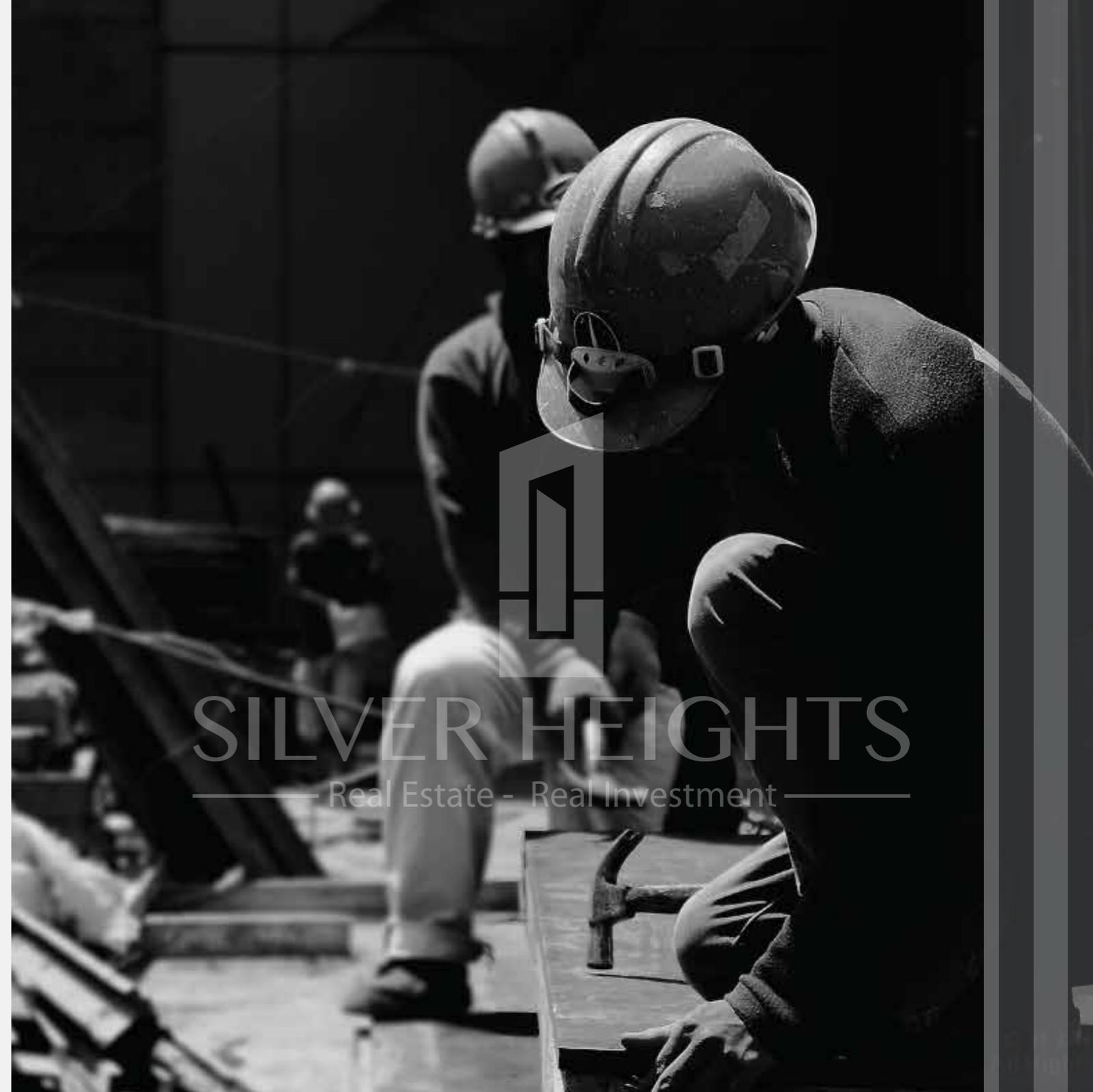
- Podium level garden with outdoor sitting area
- Basement & podium car park
- 24-hour security system
- CCTV system
- High-speed internet connectivity
- Access control system
- Fire alarm system
- Central air conditioning
- Backup power system
- Common pantry provision for own toilet & pantry
- Building management system





DETAILS

Building Type:	G + 2 B + 2 PODIUMS +12
Property Type:	COMMERCIAL
Property Details:	SHELL & CORE OFFICES, SHOPS
Project Location:	BUSINESS BAY
Developer:	DEYAAR DEVELOPMENT PJSC
Plot No:	280(345-605)
ARCHITECT:	ALEX
Contractor:	DUBAI CIVIL ENGINEERING LLC ALONG WITH CURRIE AND BROWN LTD



FAQs

Other Delivered Projects:

- The Burlington
- 51@ Business Bay
- The Metropolis
- The Citadel
- The Atria
- Fairview Residency
- Oakwood Residency
- Mayfair Tower
- Hamilton Residency
- Al Dana Tower

Parking: Yes, Parking Based on Area of the unit.

Maintenance: AED 14 per sq.ft

Type: Shell & Core.

Payment terms: Downpayment - Cash | Balance - Payment plan options available.

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.

How long it will take for the Buyer to get the oqood?

- Oqood will be issued by Dubai Land Department on transfer of the property and payment of necessary DLD registration fees.

- Title Deed is issued by Land Department only after the full payment of the property.

When can I resell this property?

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

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

Yes, with standard brokerage fee.

What is the building status?

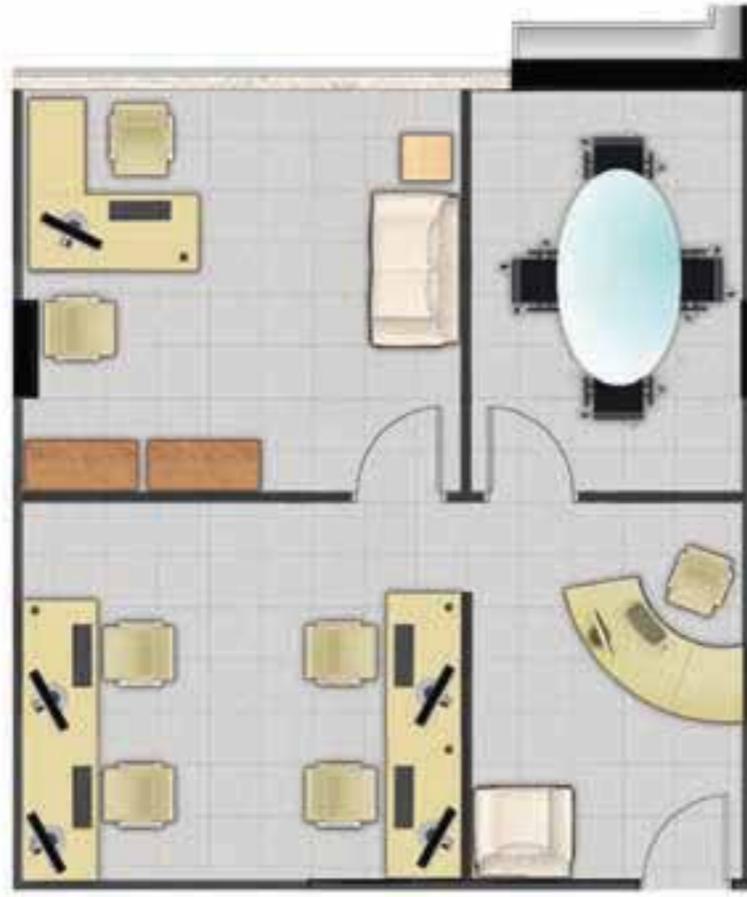
Completed - Operational – Fully functional units are set up in the premises.



1st - 12th Floor Plan

Unit No.	Unit Area (sq. ft.)	View*
01	1,445.42	Neighbour + Lake View
02	736.16	Lake View
03	1,817.97	Lake View + Neighbour
04	1,312.59	Neighbour
05	1,567.27	Neighbour + Road
06	878.90	Road
07	916.14	Road + Neighbour
08	866.20	Neighbour

* Note : Lake views are available from 3rd floor onwards.



Office 02

Total area : 736.16 sq. ft



Office 03

Total area : 1,817.97 sq. ft



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