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OFF PLAN

Azizi Lina

Location: Downtown Jebel Ali, Dubai

Starting From: AED 590,000

Permit No: 2

Azizi Lina

DEVELOPER	PROPERTY TYPE	HANDOVER	PAYMENT PLAN	STATUS
Azizi	**Apartments**	**Q4 2027**	**50/50**	**Off Plan**

ABOUT THE PROJECT

Azizi Lina at Downtown Jebel Ali is a modern apartment development designed to benefit from the continued transformation of the Jebel Ali corridor. The project combines relatively accessible entry pricing with proximity to Dubai Metro, Sheikh Zayed Road and major employment districts in southern Dubai.

The residential collection ranges from **studios to three-bedroom apartments**. This diversified unit mix gives Lina a wider potential buyer and tenant base, from individual professionals seeking compact residences to families requiring larger multi-bedroom accommodation.

Contemporary architecture, balconies and extensive glazing define the building's exterior, while the apartments are planned around efficient modern layouts. Larger residences provide more substantial living and dining spaces, bedrooms and outdoor areas suitable for longer-term family occupation.

Residents are planned to benefit from a selection of lifestyle amenities including **swimming facilities, a gymnasium, children's play areas, landscaped spaces and communal recreational facilities**.

One of Azizi Lina's strongest attributes is its **Downtown Jebel Ali location**. The district runs alongside Sheikh Zayed Road and benefits from Dubai Metro connectivity, providing convenient access to **Jebel Ali Free Zone, Jebel Ali Port, Expo City Dubai, Dubai Marina and Ibn Battuta Mall**.

The proximity to **JAFZA** is particularly relevant from an investment perspective. Jebel Ali remains one of Dubai's largest employment and logistics hubs, potentially supporting rental demand from professionals seeking accommodation with convenient access to their workplace.

The project also benefits from the broader long-term development of southern Dubai. Expansion around Expo City, Dubai South and Al Maktoum International Airport is increasing the strategic importance of the corridor connecting Jebel Ali with Dubai's emerging southern districts.

Azizi Lina's entry pricing starts at approximately **AED 590,000**, although current prices vary according to unit type, floor, size, orientation and inventory availability. Larger two and three-bedroom residences command significantly higher prices than the project's headline studio entry point.

The development is currently marketed for completion in **Q4 2027**. Buyers should use the completion date contained in the SPA and current DLD project record as the definitive reference where it differs from marketing material.

The commonly published payment structure is **50/50**, allowing buyers to pay part of the purchase price through the construction period and the remaining balance at completion. The exact instalment schedule should be confirmed against the current Azizi price list or SPA.

From an investment perspective, Lina combines **accessible entry pricing, Metro connectivity, proximity to JAFZA and exposure to the longer-term development of the Jebel Ali and Dubai South corridor**.

Individual apartments should be compared according to **unit type, floor, exact square footage, orientation, balcony configuration, Metro proximity and acquisition price per square foot**. Larger three-bedroom residences should also be evaluated separately from studios and one-bedroom units because they target a different tenant and end-user segment.

Why Buy Azizi Lina Through A1 Properties?
Purchasing **Azizi Lina at Downtown Jebel Ali** through **A1 Properties** gives buyers access to experienced Dubai real estate advisors who can compare studios and 1, 2 and 3-bedroom apartments according to square footage, floor, layout, orientation, price per square foot and payment structure. With **{YEARS_IN_MARKET} years in the market**, A1 Properties can also help buyers compare Lina with other Azizi developments and competing projects throughout the Jebel Ali corridor.

For investors, our advisors can assess **entry pricing, Metro proximity, JAFZA accessibility, future residential supply and potential rental and resale positioning**. For end-users, the selection process can focus on usable space, transport connectivity, amenities and access to Dubai's major southern employment and lifestyle destinations.

From property selection and negotiation through documentation, financing, ownership transfer, leasing and future resale, A1 Properties provides comprehensive support throughout the property journey. **Whether you are buying, selling, renting, or investing, our expert advisors are ready to help you find the right opportunity.**

PAYMENT PLAN

10% Down Payment	**40%** During Construction	**50%** On Handover