

Hot Areas In Dubai For New Off-Plan Projects In 2024

Dubai's real estate market always impresses in innovation, excellence, and progression. It has been recognized at the international level for its futuristic skyline, iconic landmark, and luxury lifestyle. Dubai has become a global real estate hub for investment, it gives opportunities to both local and international investors.



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Dubai's real estate market offers a wide range of properties including commercial, residential, and hospitality developments. One area of Dubai's real estate market is [off-plan projects](#), recently it has become more popular, and prospective investors are interested in investing in off-plan projects due to benefits including low investment, potential returns, and flexible payment plans.

In 2024, Dubai's real estate market seems to be more powerful as it is going to be redefined and launch luxury new off-plan projects that will attract potential buyers from across the world. This article will explore hot areas in Dubai for new off-plan projects in 2024.

Introduction To Off-Plan Projects In Dubai

Off-plan properties are pre-construction or properties that are under development and are not completed. Investment in off-plan projects is more trending over the past few years. Potential investors are showing more interest in these types of properties due to innumerable advantages.

The developers in off-plan projects offer flexible payment plans in which investors have to pay the total amount in different steps. Initially, the investor has to pay 10 to 15% of the total amount so a mega off-plan project is accessible with low investment in hand.

Top 7 Areas For New Off-Plan Projects In Dubai 2024

Dubai is a prime location for real estate investment. It ranks among the top cities in the world because of its ultra-luxurious properties where you can experience high standards of living with state-of-the-art amenities. As a real estate hub, Dubai is continuously evolving and launching several new projects, and these luxury off-plan projects are located in different hot areas in Dubai.

Business Bay

The business hub of Dubai is Business Bay. It is a renowned community at the international level among potential investors or business tycoons. Due to innovation and progress in different developments in that specific community, the demand for real estate property increases as it is a favorite destination of professional people who prefer to live near their workplace. This area features 240 high-rise buildings

that consist of both residential and commercial properties.

The latest off-plan projects in Business Bay are given below:

- Peninsula
- Nobles Tower
- Bugatti Residences By Binghatti

Downtown Dubai

Downtown Dubai is a popular community for the amazing landmarks of Dubai. It is the home of the tallest building, Burj Khalifa. The largest shopping mall, Dubai Mall, and Dubai Fountain are also there. This esteemed community of Dubai is a favorite destination for rental properties, it gives plenty of options to foreigners or expats and even to the residents of the Emirates who shifted there from other states of the United Arab Emirates. You can enjoy a delicious meal in the best dining options available in Downtown Dubai.

Downtown Dubai's 2024 off-plan projects are listed below:

- Mercedes-Benz Places
- 25 House Heimat
- Society House
- St. Regis The Residences
- City Center Residences

Al Furjan

The word Al Furjan means "cluster of home". A vibrant and popular residential community developed by Nakheel Properties is the home to various types of properties. The luxurious spacious villas, townhouses, and apartments are the properties available for sale and on rent. It also became a renowned community for luxury new off-plan projects in Dubai and offers a variety of residential developments. A family-friendly

community is located on Sheikh Muhammad Bin Zayed Road near Jebel Ali Village and gives easy access to the rest of the city.

The following are upcoming residential developments in Al Furjan:

- Murooj Al Furjan West
- Millennium Talia Residences
- Pearlz By Danube Properties
- Azizi Amber
- Gemz By Danube

Arjan

Arjan is known as a favorite tourist destination because it is the home of attractions such as Dubai Miracle Garden and Dubai Butterfly Garden. Arjan is a newly launched Dubailand, it was started in 2006 as a part of Dubailand, and in September 2020 it was completed with 48 buildings, and 37 buildings are still under construction, so for off-plan projects, you have the best opportunity to invest in Arjan. It is one of the fastest-growing developments in Dubai.

Arjan's off-plan projects are given below:

- Vincitore Dolce Vita by Vincitore Reality
- Vincitore Volare by Vincitore Reality
- Opalz by Danube Properties
- Kyoto by OR024 Developments
- Arbor View by Ellington Development

Tilal Al Ghaf

Tilal Ghaf is a mixed community developed by Majid Al Futtaim. It is not only a home to residential units but retail centers and recreational spots are also there. This newly developed

project is not yet completed, it is still under construction, some of its parts are completed and are expected to be fully developed in 2026. Investors who are interested in investing in off-plan spacious villas and townhouses can avail this opportunity to invest in off-plan projects in Tilal Al Ghaf. The properties offered by this unique development include three to six villas, townhouses, and duplexes.

Some under-construction projects in Tilal Al Ghaf are:

- Serenity Mansions
- Tilal Al Ghaf Lanai Island
- Elysian Mansions
- Alaya Gardens
- Aura Gardens

Jumeirah Village Circle

Jumeirah Village Circle is one of the fastest-growing communities in Dubai. It is a family-friendly area that offers various types of properties to the residents including villas, apartments, and townhouses. The master community was developed by Nakheel Developers and it is an ideal destination for off-plan projects. You may find plenty of options to invest in off-plan projects in Jumeirah Village Circle.

Here is the list of off-plan projects in Jumeirah Village Circle:

- Stonehenge Residences by Segrex
- Levanto by OR024
- Westwood Grand by Imtiaz
- Elitz by Danube Properties
- Maimoon Gardens by Fakhruddin Properties

Dubai Creek Harbour

Dubai Creek Harbour by Emaar Properties is a commercial as well as residential off-plan project in Dubai. It is located at the edge of the Dubai Creek and has easy access to the rest of the city through major highways Ras Al Khor Road and Nad Al Hamar Road. Dubai Creek Harbour is a mega project that is further divided into nine districts. The private swimming pool, fully equipped gym, and sports facilities are the high-end amenities of the community. The waterfront community is renowned for the luxurious apartments available for rent and sale.

Here are some of the off-plan projects at Dubai Creek Harbour:

- Rosewater Creek Beach
- Creek Edge
- Palace Residences North
- Lotus Creek Beach
- Creek Waters

The Final Verdict

The above-mentioned areas for off-plan projects in Dubai are top luxurious communities in Dubai, that have gained international recognition due to high standards of living with top-notch facilities and for giving new opportunities for investment in the real estate market, these developments have some special importance in the area of off-plan projects. Some of these areas like Al Furjan, Arjan, and Tilal Al Ghaf offer affordable properties with flexible payment plans, and some of these areas including Jumeirah Village Circle, Dubai Creek Harbour, Downtown Dubai, and Business Bay are famous for luxurious properties. For more information please visit erehomes.ae