

Al Mamsha





Zone 1

Al Mamsha Souq



Zone 1

Al Mamsha Souq

- **33 Buildings.**
- **3 Phases of handover.**
 - 1st Phase: Ready to move**
 - 2nd Phase: Handover is December of 2023**
 - 3rd Phase: Handover is June of 2024**





Phase 1

Ready to Move			
	Price	net size	gross size
Studio	395,000	298 sqft	414 sqft
1 Bedroom	699,000	608 sqft	858 sqft
2 Bedroom	1,099,000	937 sqft	1,287 sqft
3 Bedroom	1,499,000	1,424 sqft	1,998 sqft

Payment Plan

READY TO MOVE			
25.00%	down payment		
5.00%	5% Q1 (Month 1-3)	first year	
5.00%	5% Q2 (Month 4-6)		
5.00%	5% Q3 (Month 7-9)		
10.00%	10% Q4 (Month 10-12)		
5.00%	5% Q1 (Month 1-3)	second year	
5.00%	5% Q2 (Month 4-6)		
5.00%	5% Q3 (Month 7-9)		
10.00%	10% Q4 (Month 10-12)		
5.00%	5% Q1 (Month 1-3)	third year	
5.00%	5% Q2 (Month 4-6)		
5.00%	5% Q3 (Month 7-9)		
10.00%	10% Q4 (Month 10-12)		

Phase 2

Handover 2023

	Price	net size	gross size
Studio	Sold Out		
1 Bedroom	625,000	502 sqft	682 sqft
2 Bedroom	999,000	911 sqft	1,240 sqft
3 Bedroom	1,375,000	1,289 sqft	1,741 sqft

Phase 3

Handover 2024			
	Price	net size	gross size
Studio	Sold Out		
1 Bedroom	639,000	534 sqft	690 sqft
2 Bedroom	999,000	935 sqft	1,297 sqft
3 Bedroom	Sold Out		

Payment Plan for phase 2 and 3

HANDOVER 2023/24			
10.00%	down payment		
5.00%	5% Q1 (Month 1-3)	first year	
5.00%	5% Q2 (Month 4-6)		
5.00%	5% Q3 (Month 7-9)		
7.50%	7.5% Q4 (Month 10-12)		
5.00%	5% Q1 (Month 1-3)	second year	
5.00%	5% Q2 (Month 4-6)		
5.00%	5% Q3 (Month 7-9)		
7.50%	7.5% Q4 (Month 10-12)		
5.00%	5% Q1 (Month 1-3)	third year	
5.00%	5% Q2 (Month 4-6)		
5.00%	5% Q3 (Month 7-9)		
7.50%	7.5% Q4 (Month 10-12)		
5.00%	5% Q1 (Month 1-3)	forth year	
5.00%	5% Q2 (Month 4-6)		
5.00%	5% Q3 (Month 7-9)		

Zone 2

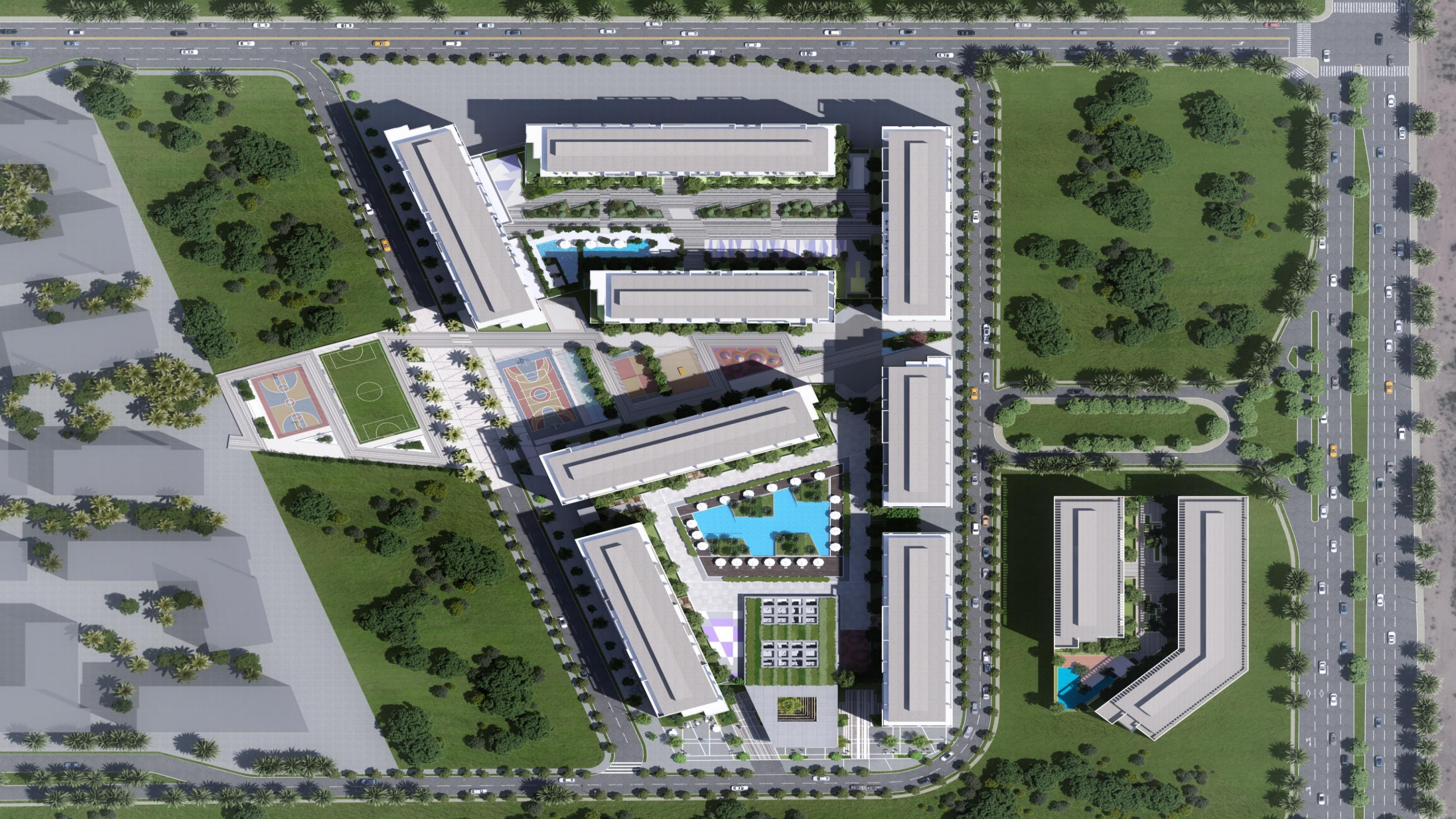
Al Mamsha seerah



Zone 2

Al Mamsha Seerah

- 8 Buildings
- Smart Homes
- Sports Zone
- Handover in June of 2025
- 2 Cluster
 - Suroor
 - Sawa



Prices and Sizes

Handover June-2025			
	Price	net size	gross size
Studio	Sold out		
1 Bedroom	639,000	531 sqft	633 sqft
2 Bedroom	999,000	948 sqft	1151 sqft
3 Bedroom	1,369,000	1,307 sqft	1,569 sqft

Payment plan for 1 Bedroom

Payment Plan		
	Instalments	
4%	4%	Down payment
1%	Monthly Instalments	first 3 years
1%	1% for 5 months	4th Year
7%	7% on the 6th month	
1%	1% for 5 months	
7%	7% on the 6th month	5th Year
1%	1% for 5 months	
7%	7% on the 6th month	
1%	1% for 5 months	6th Year
7%	7% on the 6th month	
1%	1% for 5 months	
5%	5% on the 6th month	

Payment plan

for 2 bedroom and 3 bedroom

1%

Down Payment 1%

1%

**Monthly Installments
1% on 99 months**

100%

Total

Zone 3

Al Mamsha Raseel



Zone 3

Al Mamsha Raseel

- 13 Buildings
- Smart Homes
- water Zone: it has all kind of waterfronts, water arches and waterfalls
- Handover in December of 2025
- 3 Cluster
 - Darb
 - TBC
 - TBC

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Prices and Sizes

Handover JUN-2026			
	Price	net size	gross size
Studio	No Studio		
1 Bedroom	639,000	532 sqft	646 sqft
2 Bedroom	1,199,000	1,050 sqft	1,288 sqft
3 Bedroom	1,499,000	1,460 sqft	1,790 sqft

Payment plan for 1 Bedroom

Payment Plan		
	Instalments	
4%	4%	Down payment first 3 years
1%	Monthly Instalments	
1%	1% for 5 months	4th Year
5%	5% on the 6th month	
1%	1% for 5 months	
5%	5% on the 6th month	5th Year
1%	1% for 5 months	
5%	5% on the 6th month	
1%	1% for 5 months	6th Year
5%	5% on the 6th month	
1%	1% for 5 months	
5%	5% on the 6th month	

Payment plan

for 2 bedroom and 3 bedroom

1%

Down Payment 1%

1%

**Monthly Installments
1% on 99 months**

100%

Total