

WAVES
OPULENCE

Waves Opulence

by Sobha

📍 Dubai • Al Merkadh • Meydan • Sobha Hartland • Mohammed Bin Rashid City (MBR)

2BR, 3BR available
**from 3,4 M
AED**

Down Payment
from
**808 800
AED**

Completion
2026

Footage
**from
1614.59 ft²**

2BR

3 370 000 — 3 370 000
AED

1614.59—1614.59 ft²

3BR

3 526 438 — 4 276 571
AED

1856.02—2311.66 ft²



 WAVES
OPULENCE

Waves Opulence

project

Project Description

Welcome to Waves Opulence-the definition of tranquil waterfront homes in Dubai.

Located in the coveted waterfront district of Sobha Hartland, Waves Opulence allows for awe-inspiring views of the canal and surrounding areas. This luxurious development of 32 floors is surrounded by Dubai's sublime destinations, including the Dubai Creek, Ras Al Khor Wildlife Sanctuary, Downtown Dubai, Meydan Racecourse and the upcoming Meydan One mall.

Project Amenities



Shared Pool



Concierge Service



Covered Parking



Security



Pets Allowed



Kids Play Area



Lobby

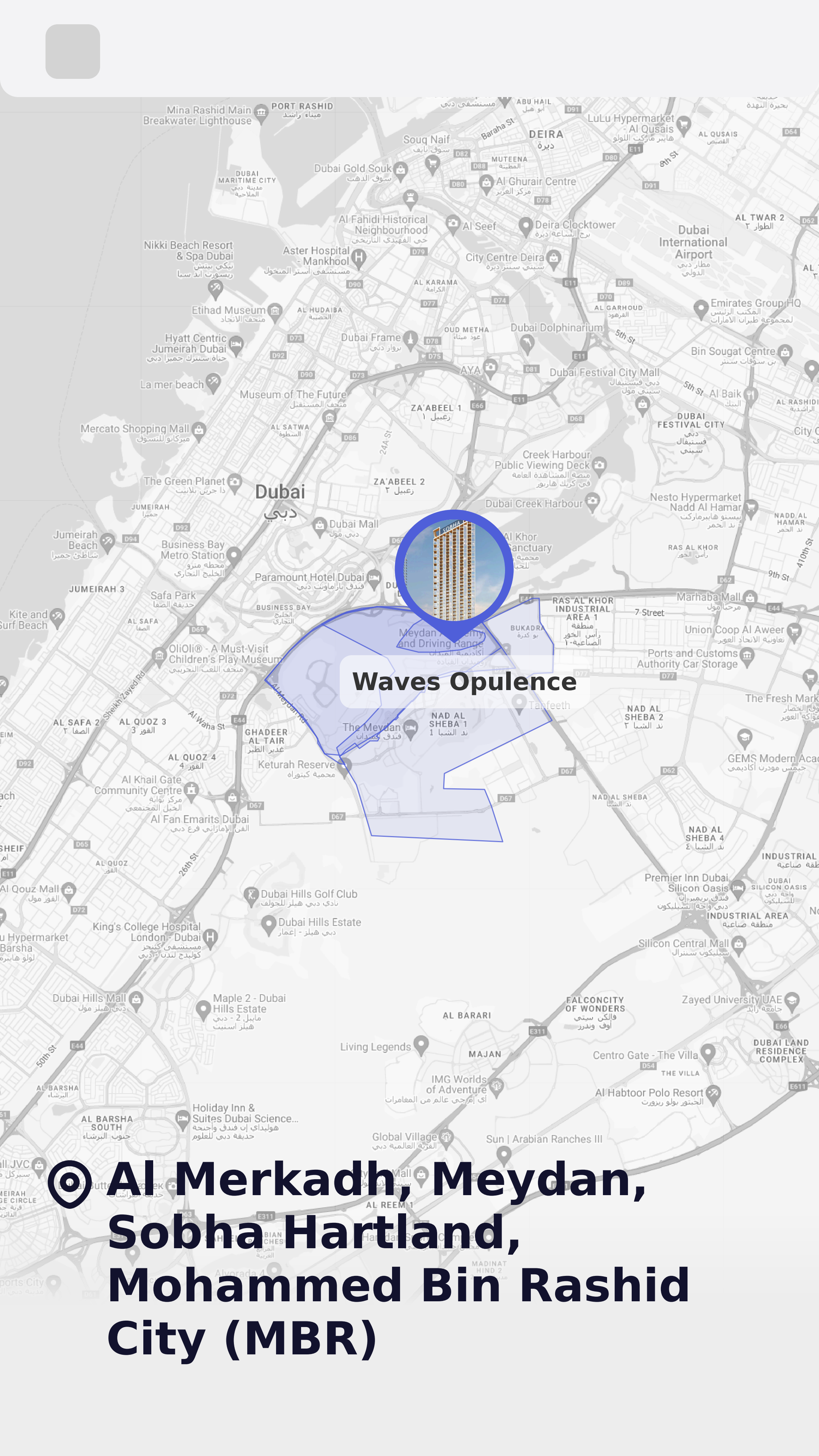


Central A/C & Heating



Sobha

Developer



Waves Opulence

© Al Merkadh, Meydan,
Sobha Hartland,
Mohammed Bin Rashid
City (MBR)



Building 1

3 BEDROOM APARTMENT TYPE B (with maid room and powder room + balcony)

Apartment • 1 unit

3 526 438 AED



Total S
1856.23 ft²



Bedrooms
3 BR



Finishing
Designer finishing



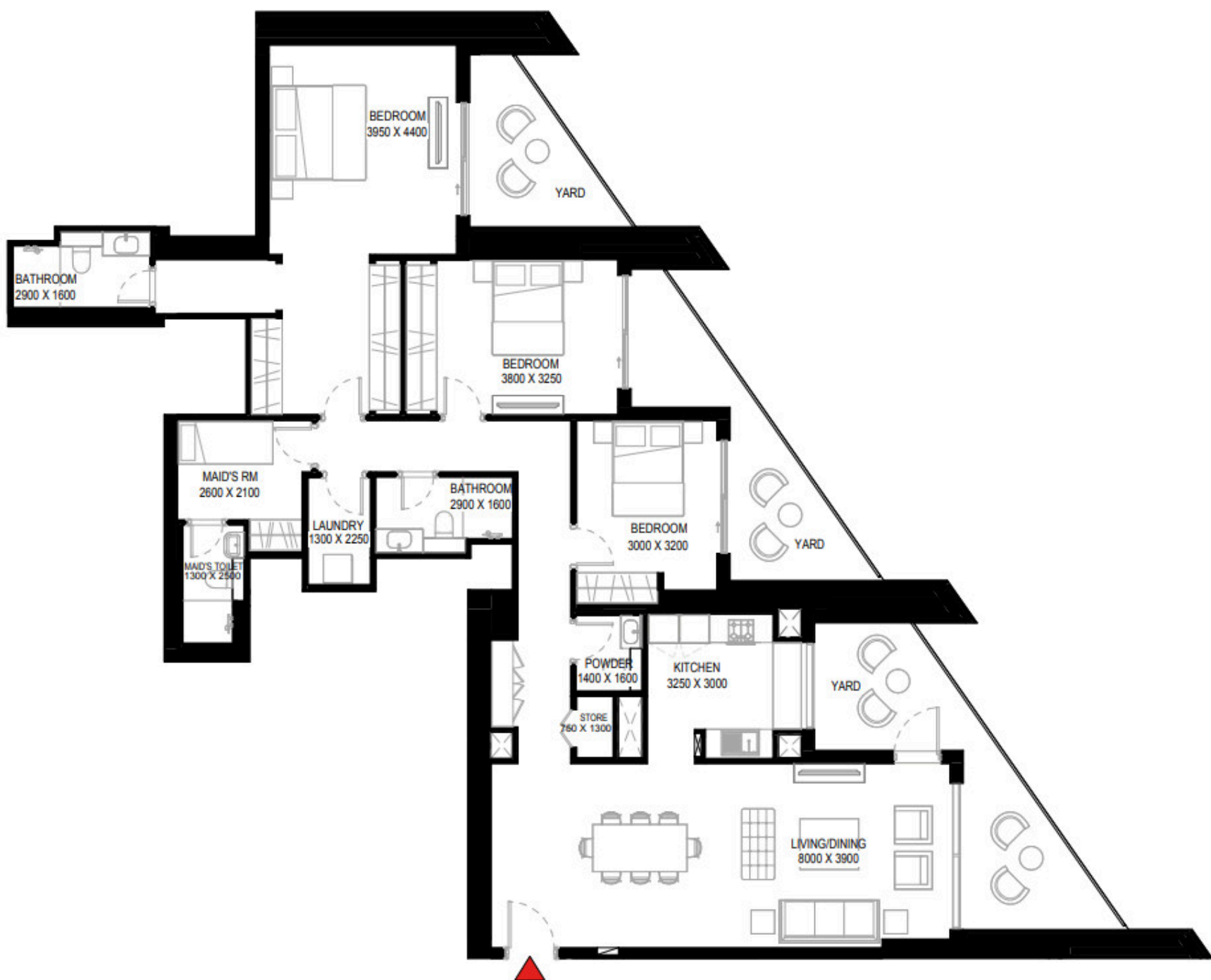
Living S
1660.55 ft²



Balconies
3



Furnishing
Furnished



Building 1

3 BEDROOM APARTMENT TYPE F (with maid room and powder room + yard)

Apartment • 2 units

4 276 571 AED



Total S

2311.66 ft²



Bedrooms

3 BR



Furnishing

Furnished



Living S

1820.07 ft²



Finishing

Designer finishing

Payment plan 60/40



Example

Lets take a look how this payment plan will work with the cheapest unit in this project

3 BR • Apartment • 1856.02 ft² • 3 526 438 AED

| | |
|--------------------------------------------------|----------------------|
| DOWN PAYMENT 142 208 AED fees included | 847 495 AED |
| DURING CONSTRUCTION in 4 payments | 1 410 575 AED |
| ON HANDOVER in 1 payment | 1 410 575 AED |
| TOTAL SUM | 3 810 853 AED |