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OFF PLAN

Vista Ridge

Location: Emaar South, Dubai

Starting From: AED 1,200,000

Permit No: 2

Vista Ridge

DEVELOPER	PROPERTY TYPE	HANDOVER	PAYMENT PLAN	STATUS
Emaar	**Apartments & Townhouses**	**Q3 2029**	**80/20**	**Off Plan**

ABOUT THE PROJECT

Vista Ridge is a premium golf-oriented residential development by Emaar Properties within **Emaar South**, Dubai South. Set alongside the master community's championship golf course, the project combines contemporary residences with expansive fairway views, landscaped surroundings and a quieter residential environment. Emaar describes Vista Ridge as balancing understated luxury with a world-class golfing lifestyle.

The development offers **1, 2 and 3-bedroom apartments alongside a limited collection of 3-bedroom townhouses**. This gives Vista Ridge a diverse residential mix, ranging from compact homes suitable for individual buyers and investors to larger family residences with significantly more indoor and outdoor space.

Published layouts start at approximately **788 sq. ft.** One-bedroom residences are available around 793 sq. ft., two-bedroom apartments around 1,384 sq. ft. and three-bedroom apartments around 1,748 sq. ft. The larger three-bedroom townhouses extend to approximately **2,763 sq. ft.**, representing the upper end of the project's residential offering.

Vista Ridge's architectural concept is strongly influenced by its golf-course setting. Emaar uses contemporary lines and expansive glazing to frame the surrounding landscape, while interiors incorporate **textured stone, warm timber, soft neutral tones, earthy browns and muted greens**. This creates a restrained interior palette designed to complement the surrounding fairways rather than compete with

them.

The amenity programme includes an **adult swimming pool, children's pool, splash pad, children's play area, padel court, event lawn, barbecue area, ping-pong facilities, indoor and outdoor yoga spaces, indoor and outdoor gyms and a multipurpose room**.

Residents also benefit from the wider infrastructure of **Emaar South**, which is planned with approximately **22,700 residential units, 15,360 apartments, 53,000 sq. m. of retail and dining space, 25 neighbourhood parks and an 18-hole championship golf course**.

The community's Dubai South location places Vista Ridge close to **Al Maktoum International Airport and Expo City Dubai**. Emaar highlights this connectivity as an important part of Emaar South's long-term proposition, particularly as infrastructure and economic activity continue expanding across the Dubai South corridor.

Vista Ridge is scheduled for completion in **Q3 2029**, with current project records specifying **30 September 2029**. The payment structure is **80/20**, consisting of **10% at booking, 70% during construction and 20% upon handover**.

From an investment perspective, Vista Ridge combines **Emaar branding, direct golf-course positioning and exposure to Dubai South's long-term growth**. However, Emaar South has an expanding pipeline of golf-oriented residential projects. Buyers should therefore compare Vista Ridge carefully against Golf Hills, Golf Hills 2, Golf Meadow, Golf Vale and Grove Ridge rather than relying solely on the master-community location.

Individual unit selection is especially important. **Golf-course orientation, floor, unobstructed views, layout efficiency, balcony size and acquisition price per square foot** can create meaningful differences in future rental and resale positioning.

Why Buy Vista Ridge Through A1 Properties?
Purchasing **Vista Ridge** through **A1 Properties** gives buyers access to experienced Dubai real estate advisors with knowledge of Emaar South, Dubai South and golf-oriented residential developments. With **{YEARS_IN_MARKET} years in the market**, A1 Properties can help buyers compare 1, 2 and 3-bedroom apartments and 3-bedroom townhouses according to **square footage, floor, orientation, golf views, price per square foot and payment structure**.

For investors, our advisors can benchmark Vista Ridge against other developments throughout **Emaar South and Dubai South**, assessing entry pricing, competing supply, rental positioning and potential resale opportunities. For end-users, the selection process can focus on usable living space, outdoor areas, golf views and proximity to community amenities.

From unit selection and reservation 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%	70%	20%
Down Payment	During Construction	On Handover

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