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OFF PLAN

Altura 1

Location: Dubai South City, Dubai

Starting From: AED 460,000

Permit No: 2

Altura 1

DEVELOPER	PROPERTY TYPE	HANDOVER	PAYMENT PLAN	STATUS
BT Properties	**Apartments**	**Q1 2029**	**70/30**	**Off Plan**

ABOUT THE PROJECT

WAADA Altura 1 is a contemporary residential tower by **BT Properties** in Dubai South, forming part of the ambitious WAADA master-planned community. Offering studios and one- and two-bedroom apartments, the development combines modern high-rise living with landscaped surroundings, lifestyle amenities and proximity to some of Dubai South's most important long-term infrastructure and destinations.

Altura 1 introduces a distinctive vertical residential element to WAADA. Its contemporary architecture combines clean lines, extensive glazing and private terraces, creating bright residences with a modern aesthetic. The tower's elevated position is designed to provide open outlooks across the surrounding community and the wider Dubai South landscape.

The residential collection begins with studios of approximately 400 sq. ft., providing an accessible entry point for buyers considering property in Dubai South. One-bedroom apartments generally offer around 743–775 sq. ft., while larger two-bedroom residences extend to approximately 1,281 sq. ft. Recent DLD transactions confirm registrations across studios, one-bedroom and two-bedroom homes.

Interiors are designed around contemporary living, with open-plan spaces, floor-to-ceiling windows, modern kitchens and private balconies or terraces. Premium finishes and generous glazing help create a bright, sophisticated environment suited to both owner-occupiers and future tenants.

Lifestyle facilities are an important part of **Altura 1 at WAADA**. Residents are planned to have access to an infinity-style swimming pool, Jacuzzi, modern fitness facilities and dedicated wellness areas. Yoga spaces

provide a calmer environment for exercise and relaxation, while landscaped gardens and walking routes encourage residents to spend more time outdoors.

Family-oriented facilities include children's swimming and play areas, while multipurpose sports spaces broaden the recreational offering. Residents can also enjoy communal lounges, barbecue areas and rooftop outdoor spaces designed for socializing and relaxation.

The wider **WAADA community** is an important part of the proposition. Rather than operating as an isolated residential tower, Altura 1 forms part of a larger master development incorporating apartments, family homes, landscaped areas and community infrastructure. This gives buyers access to a neighbourhood designed to develop around everyday residential needs.

Location is particularly relevant to the project's long-term appeal. **Dubai South** is home to Al Maktoum International Airport and sits within the wider growth corridor surrounding Expo City Dubai. Altura 1 is approximately 9 km from Al Maktoum International Airport and around 21 km from Expo City according to published project material.

The location also provides road connectivity towards Jebel Ali, Palm Jebel Ali and Dubai Marina, while Dubai's major highway network connects residents with established employment and lifestyle destinations across the emirate.

For end-users, WAADA Altura 1 offers modern apartments within a newly developing master community, with studios and one-bedroom homes particularly suited to individual professionals and couples and two-bedroom residences providing additional space for smaller families.

For investors searching for **apartments for sale in Dubai South**, the project provides exposure to an area undergoing significant long-term infrastructure and urban development. Its proximity to Al Maktoum International Airport and Expo City, accessible entry pricing and compact apartment mix can make Altura 1 relevant to buyers targeting future residential demand within the Dubai South corridor.

Overall, **WAADA Altura 1 by BT Properties** combines contemporary apartments, resort-style amenities and a strategic Dubai South location within a larger master-planned community, creating an attractive option for buyers considering an **off-plan property in Dubai** for investment or personal use.

Why Buy WAADA Altura 1 Through A1 Properties?
With 381 registered residences and meaningful differences in layout, size, floor position and orientation, selecting the right apartment at Altura 1 requires careful comparison. A1 Properties can help buyers assess available properties according to layout, size, floor, orientation, views, price per square foot and payment structure.

With {YEARS_IN_MARKET} years in the market, A1 Properties provides experienced guidance to both investors and end-users navigating Dubai's property market. Investors can compare acquisition pricing, unit positioning, payment obligations, leasing considerations and future resale opportunities, while end-users can focus on usable space, natural light, privacy, views and long-term suitability.

Our advisors can provide end-to-end support covering property selection, negotiation, documentation, financing assistance and ownership transfer. Following completion, A1 Properties can also assist owners with leasing and future resale, providing continuity throughout the property's ownership cycle.

Whether you are buying, selling, renting, or investing, our expert advisors are ready to help you find the right opportunity.

PAYMENT PLAN

10%	**60%**	**30%**
Down Payment	During Construction	On Handover

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