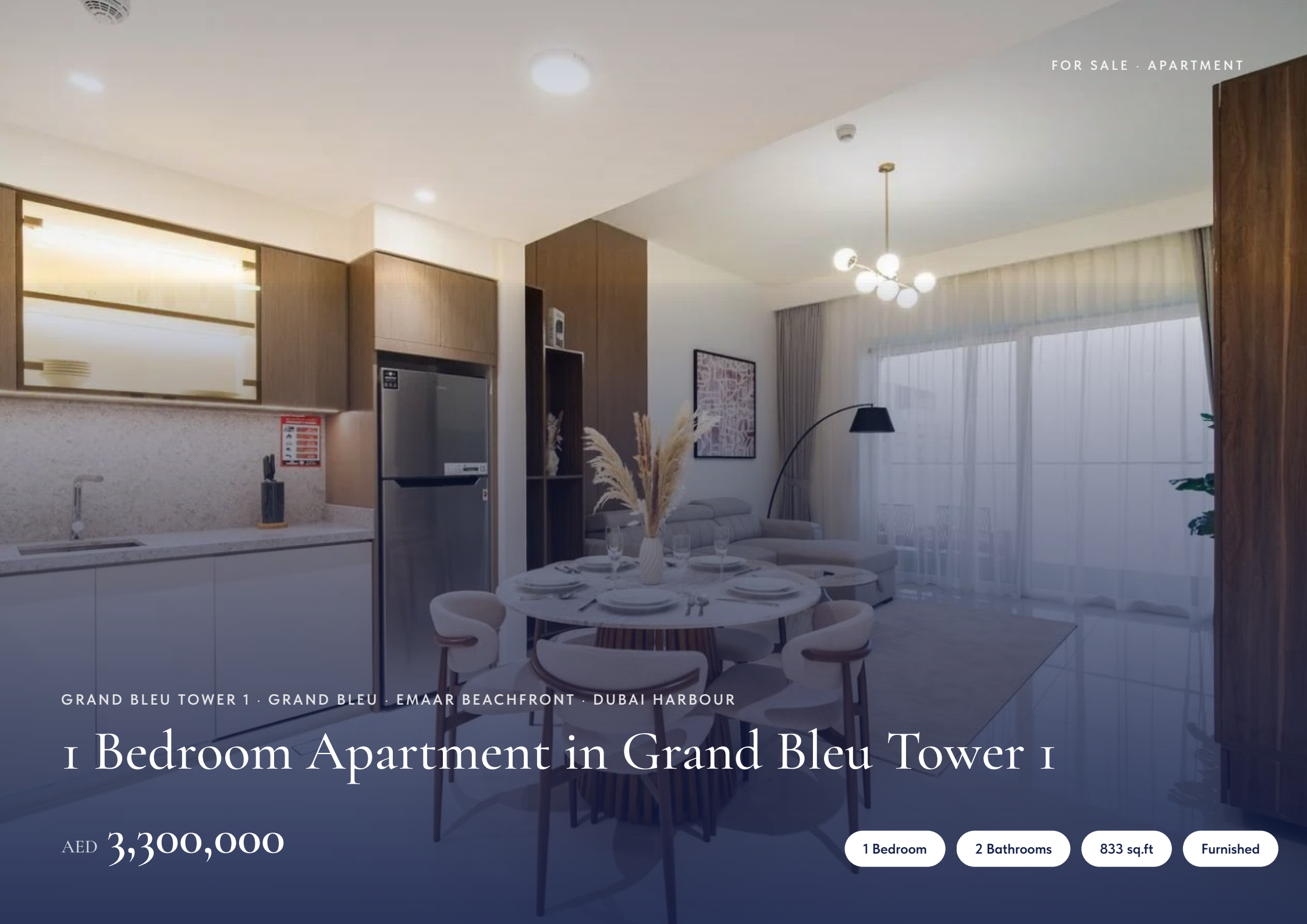


FOR SALE · APARTMENT

GRAND BLEU TOWER 1 · GRAND BLEU · EMAAR BEACHFRONT · DUBAI HARBOUR

1 Bedroom Apartment in Grand Bleu Tower 1

AED 3,300,000

1 Bedroom | 2 Bathrooms | 833 sq.ft | Furnished

At a glance

PRICE

AED 3,300,000

BEDROOMS	BATHROOMS
1	2

AREA	PRICE / SQ.FT
833 sq.ft	3,962 AED

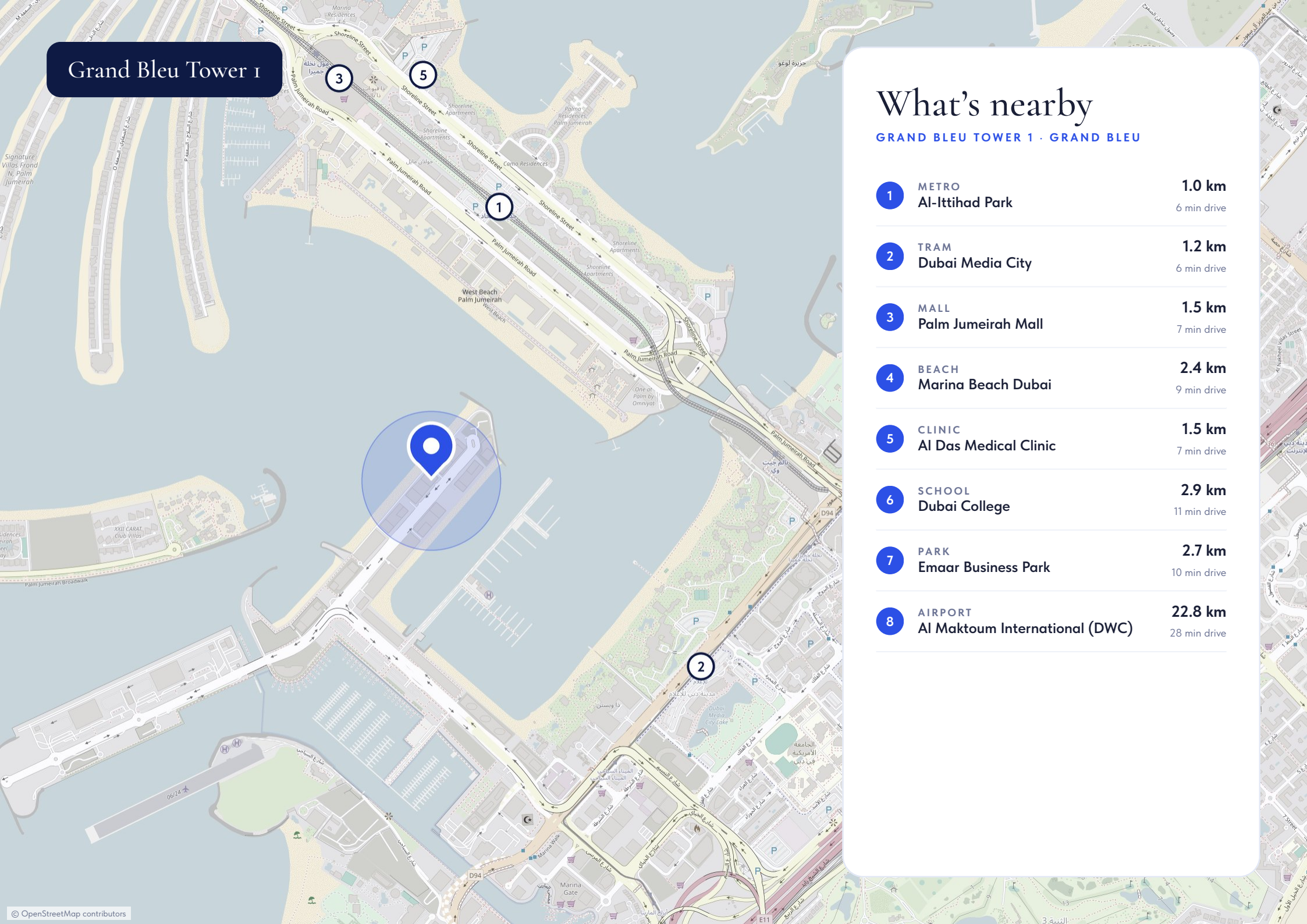
- 1 Bedroom
- High Floor with Bluewaters Island View
- Fully Furnished
- Floor-to-Ceiling Windows and Private Balcony
- Bright and Contemporary Interior
- Premium Finishes
- Ready Property
- Prime Emaar Beachfront Location

About the property

This exceptional 1-bedroom residence at Grand Bleu Tower, Emaar Beachfront. Located on a high floor, the apartment enjoys a spectacular open view towards Bluewaters Island, with floor-to-ceiling windows filling the space with natural light. Offered fully furnished with sophisticated interiors and premium finishes.

Property Highlights

Exclusive Beachfront Lifestyle Grand Bleu Tower offers a resort-style lifestyle with direct access to a private beach, swimming pools, modern fitness facilities, and beautifully designed leisure areas. Positioned between Dubai Marina and Palm Jumeirah, with easy access to JBR, Bluewaters Island, and Sheikh Zayed Road. Whether you are looking for a sophisticated residence, holiday home, or premium investment, this apartment represents an outstanding opportunity in one of Dubai's most desirable waterfront destinations.



What's nearby

GRAND BLEU TOWER 1 · GRAND BLEU

1	METRO	Al-Ittihad Park	1.0 km · 6 min drive
2	TRAM	Dubai Media City	1.2 km · 6 min drive
3	MALL	Palm Jumeirah Mall	1.5 km · 7 min drive
4	BEACH	Marina Beach Dubai	2.4 km · 9 min drive
5	CLINIC	Al Das Medical Clinic	1.5 km · 7 min drive
6	SCHOOL	Dubai College	2.9 km · 11 min drive
7	PARK	Emaar Business Park	2.7 km · 10 min drive
8	AIRPORT	Al Maktoum International (DWC)	22.8 km · 28 min drive



THE PROJECT

Grand Bleu Tower

Dubai Harbour

DEVELOPER
Emaar Properties

HANDOVER
Q2 2023

STATUS
Ready

AMENITIES

- Balcony
- Shared pool
- Security
- Concierge
- Shared gym
- Lobby in building
- Central A/C
- Covered parking
- Built-in wardrobes
- Kitchen appliances
- Landmark view

DRIVING TIME

Dubai Marina	**~7 min**
JBR Beach	**~7 min**
Palm Jumeirah	**~16 min**
Dubai Hills Mall	**~19 min**
Downtown / Dubai Mall	**~23 min**
Expo City	**~27 min**

Without traffic




Achieve








STRANGER THINGS





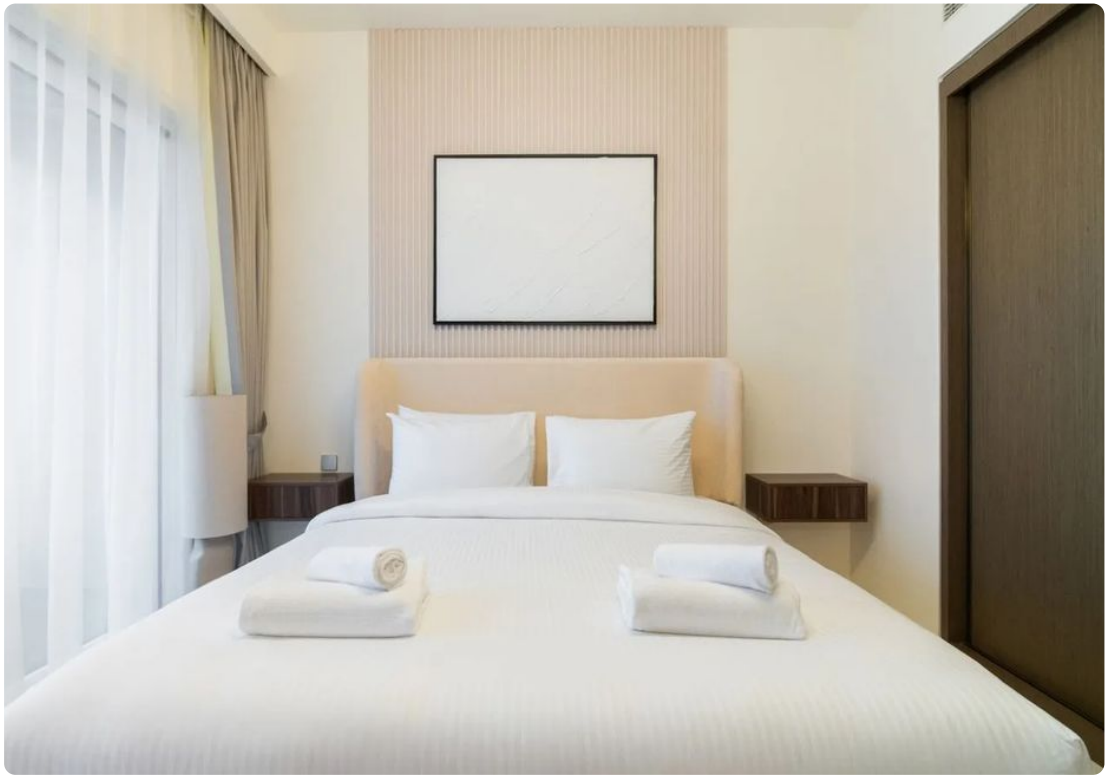



STRANGER THINGS


STRANGER THINGS
When a young boy vanishes, a small town uncovers a mystery involving secret experiments, terrifying supernatural forces and a strange little girl.
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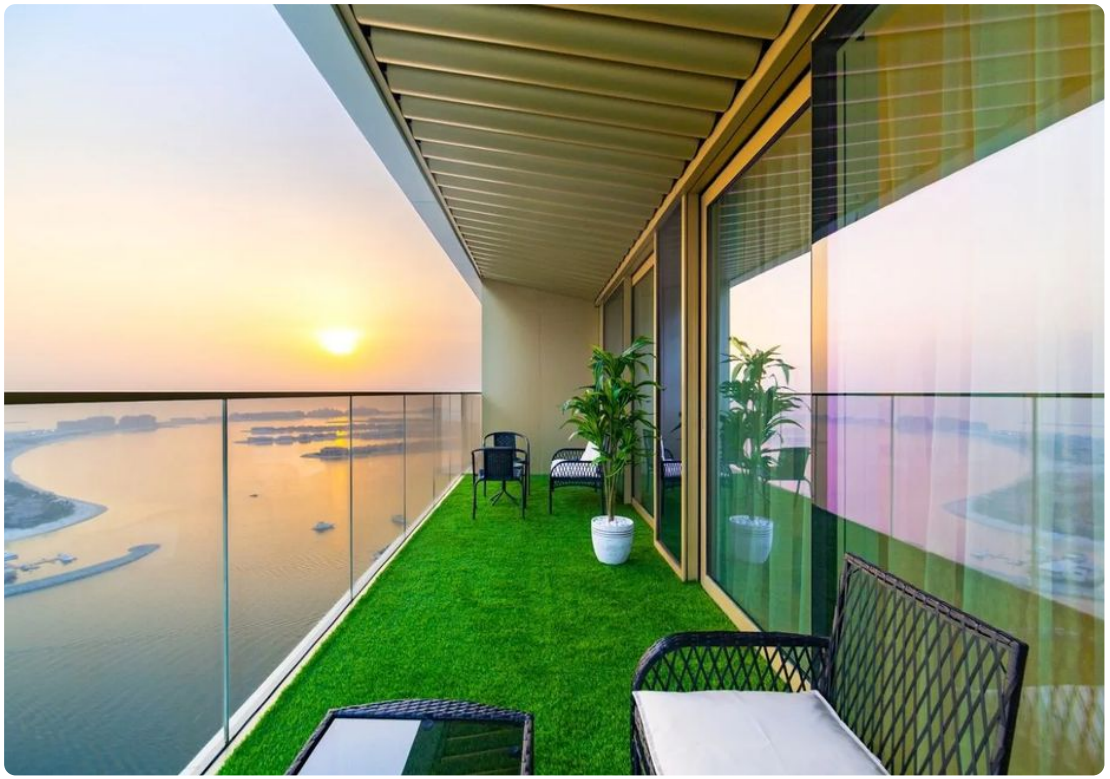




















DLD PERMIT