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OFF PLAN

Rosso Bay Residences

Location: Al Marjan Island, Dubai

Starting From: AED 1,500,000

Permit No: 1123456789

Rosso Bay Residences

DEVELOPER	PROPERTY TYPE	HANDOVER	PAYMENT PLAN	STATUS
Aldar	**Apartments & Penthouses**	**Q4 2028**	**60/40**	**Off Plan**

ABOUT THE PROJECT

Rosso Bay Residences is an ultra-premium beachfront development by **Aldar Properties**, located on the iconic **Al Marjan Island** in Ras Al Khaimah. Designed as a resort-inspired residential community, the development blends elegant contemporary architecture with world-class hospitality and breathtaking natural surroundings. Positioned directly along the pristine shoreline of the Arabian Gulf, Rosso Bay Residences offers residents uninterrupted sea views, private beach access, and an exclusive island lifestyle within one of the UAE's fastest-growing luxury destinations. The project combines sophisticated design with Aldar's renowned quality, creating an exceptional address for both homeowners and investors.

The development features an exclusive collection of **1, 2, 3, and 4-bedroom apartments**, together with a limited number of **4-bedroom penthouses**. Residences range from approximately **1,011 sq. ft. to 3,272 sq. ft.**, offering spacious layouts, floor-to-ceiling glazing, premium kitchens with integrated appliances, elegant bathrooms, expansive balconies, and spectacular views of the Arabian Gulf and Al Marjan Island. Every residence has been carefully designed to maximise natural light while delivering seamless indoor-outdoor living and refined contemporary interiors that reflect the tranquillity of the surrounding beachfront environment.

Residents enjoy an exceptional collection of resort-style amenities including a **private beach club**, infinity swimming pools, luxury wellness spa, fitness centre, yoga studio, landscaped gardens, cinema room, ballroom, residents' lounge, children's splash pad and play area, concierge services, valet parking, premium

dining venues, and direct beach access. Every facility has been thoughtfully curated to deliver a five-star lifestyle where wellness, leisure, and relaxation are at the heart of everyday living.

Strategically located on **Al Marjan Island**, Rosso Bay Residences enjoys excellent connectivity to **Al Hamra Village**, **Al Hamra Golf Club**, **Sheikh Mohammed Bin Salem Road (E11)**, **Ras Al Khaimah International Airport**, and Dubai. The development also benefits from its close proximity to the highly anticipated **Wynn Al Marjan Island integrated resort**, a landmark destination expected to transform the emirate into one of the region's leading tourism and entertainment hubs. Supported by Aldar's reputation for premium developments, limited beachfront supply, and the rapid growth of Ras Al Khaimah's luxury real estate market, Rosso Bay Residences presents a compelling investment opportunity with strong prospects for capital appreciation and premium rental demand.

Why Buy Rosso Bay Residences Through A1 Properties?
Purchasing **Rosso Bay Residences** through **A1 Properties** gives you access to experienced UAE real estate professionals with extensive expertise in Ras Al Khaimah's luxury beachfront market and Aldar's premium developments. Our consultants provide personalised guidance to help you select the ideal residence based on your lifestyle aspirations or investment objectives while ensuring access to the latest inventory, competitive pricing, and exclusive developer opportunities whenever available. From payment plan consultation and mortgage assistance to legal documentation, registration, and ownership transfer, A1 Properties delivers comprehensive end-to-end support throughout your property journey. **Whether you are buying, selling, renting, or investing, our expert advisors are ready to help you find the right opportunity.** With our in-depth understanding of Al Marjan Island's rapidly evolving property market, we ensure a seamless purchasing experience while helping you maximise the long-term value of your investment.

PAYMENT PLAN

10%	**50%**	**40%**
Down Payment	During Construction	On Handover

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