

# CHELSEA GARDENS

ALAIA  
DEVELOPMENTS







## Built On A Legacy

With over two decades of investment expertise in the region, Alaia Developments is focused on expanding its portfolio of luxury real estate, setting new benchmarks in design, craftsmanship, service, and elegance.





CHELSEA GARDENS

ALAIA DEVELOPMENTS

# CHELSEA GARDENS

EMBRACE • FLOURISH • BELONG





Chelsea Gardens is an exclusive development by Alaia Developments offering 56 luxury boutique apartments that seamlessly blend contemporary design with premium finishes. Located just steps from the financial district and downtown, it provides residents with unrivaled access to Dubai's vibrant lifestyle.







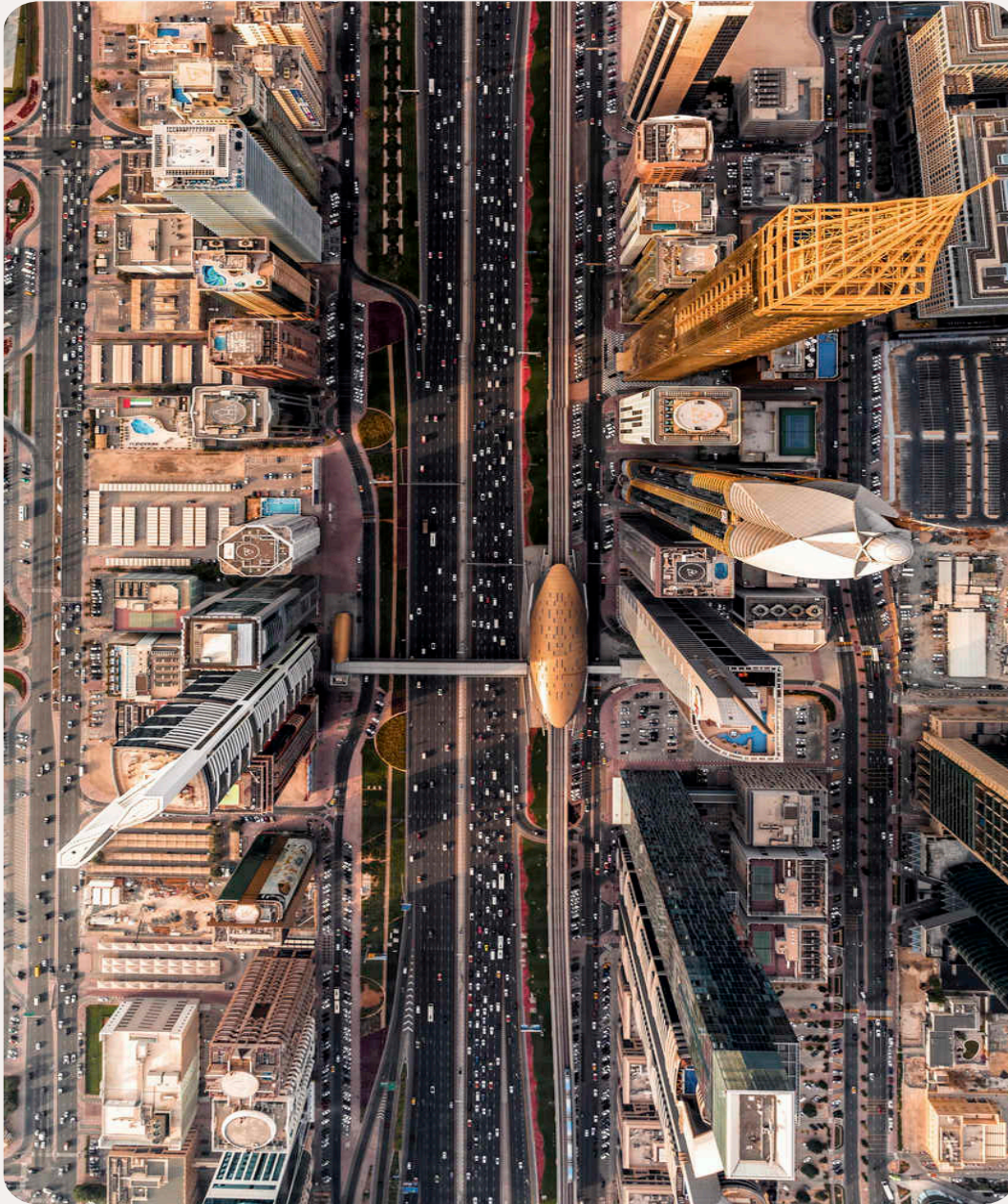
CHELSEA GARDENS

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# Contemporary Living Surrounded By Nature







# Situated In The Heart Of Dubai

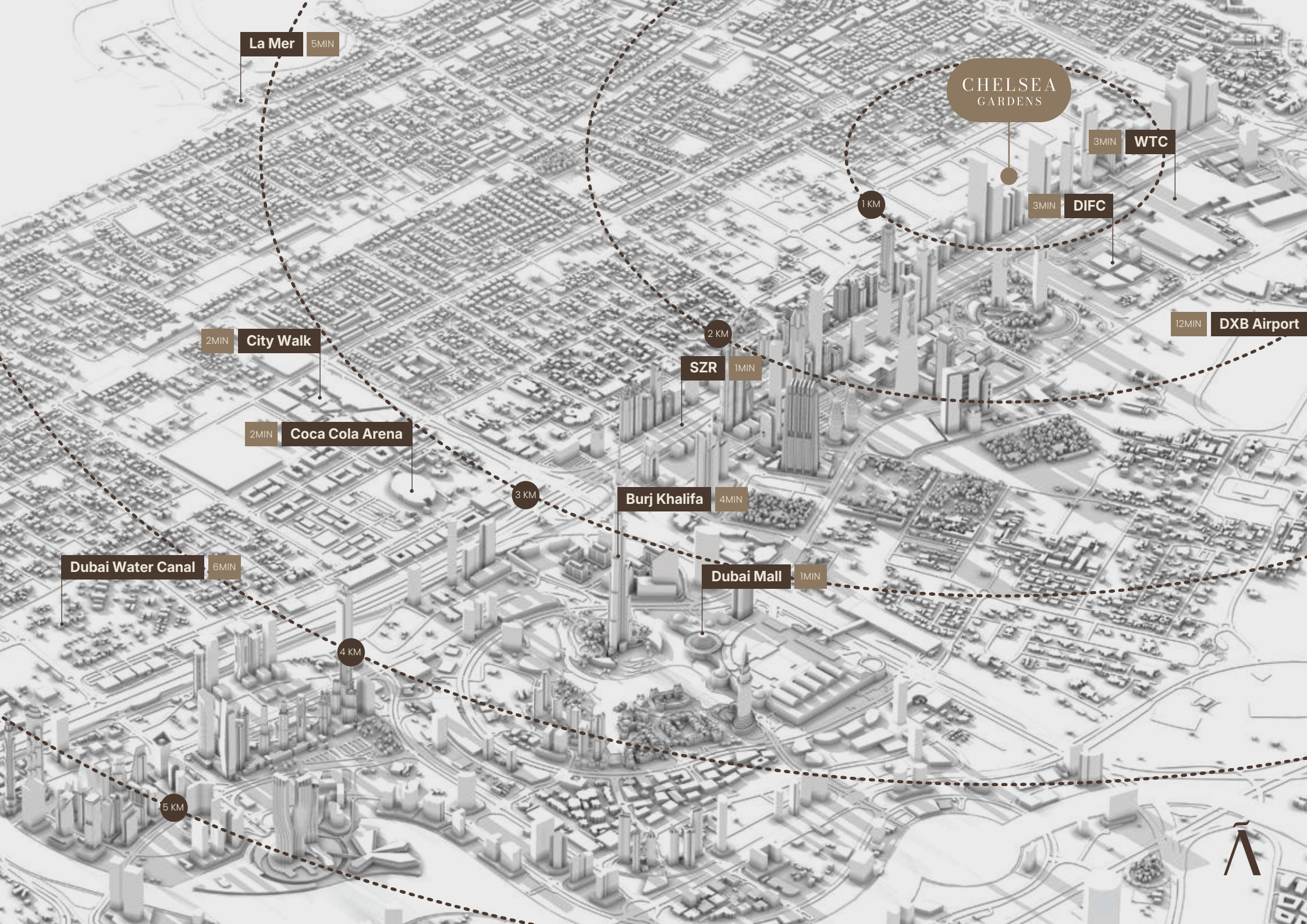


JUMEIRAH  
GARDEN CITY

Chelsea Gardens boasts a prime location in Dubai, offering seamless connectivity to the city's most iconic destinations. With close proximity to landmarks like the Burj Khalifa, Dubai Mall, and DIFC, residents can enjoy the best of urban living just moments away.







La Mer 5MIN

2MIN City Walk

2MIN Coca Cola Arena

Dubai Water Canal 6MIN

Burj Khalifa 4MIN

Dubai Mall 1MIN

SZR 1MIN

CHelsea GARDENS

3MIN WTC

3MIN DIFC

12MIN DXB Airport





CHELSEA GARDENS

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# LIFE AT JUMEIRAH GARDEN CITY







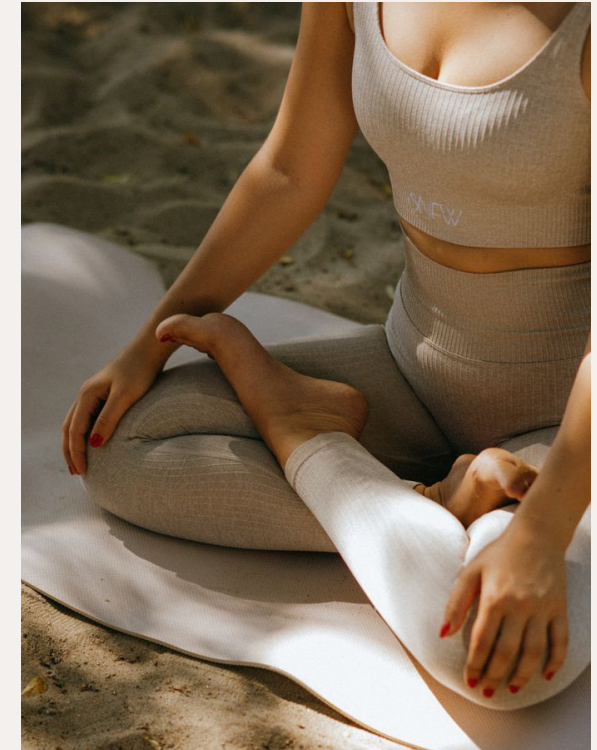
## Educational Facilities

Innovative and inspiring spaces designed to nurture learning and growth for future generations.



## Healthcare Facilities

Compassionately designed spaces that prioritize healing, care, and well-being.



## Sports and Fitness

Dynamic environments tailored to encourage active lifestyles and promote health and well-being.





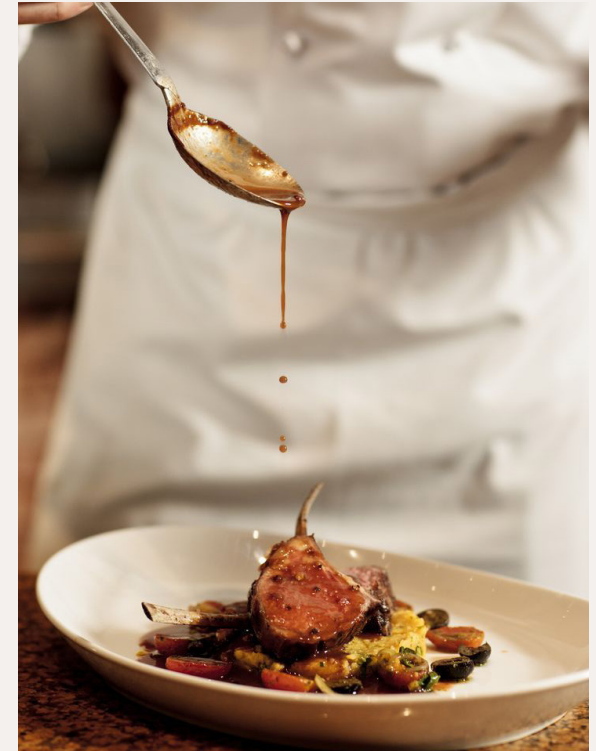
## Recreational Spaces

Thoughtfully crafted areas for relaxation, leisure, and community connection.



## Shopping Centers and Malls

Vibrant destinations that combine style, convenience, and memorable retail experiences.



## Dining Experience

Inviting spaces that harmonize exceptional flavors with ambiance and comfort.



# A Place To Call Home

At Chelsea Gardens, our promise is simple,  
to deliver a lifestyle that exceeds expectations.



Relax

Tranquility

Unwind







# Distinctive Premium Living



56 Units



Studios



1 Bedroom  
Units



2 Bedroom  
Units



Resort Style  
Amenities



Fitted  
Appliances



CHELSEA GARDENS

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# The City's Front Door



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# THE RESIDENCES

























EQUIPPED WITH:  
 **BOSCH**

Kitchen















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# AMENITIES



Indulge

Immerse

Rejuvenate

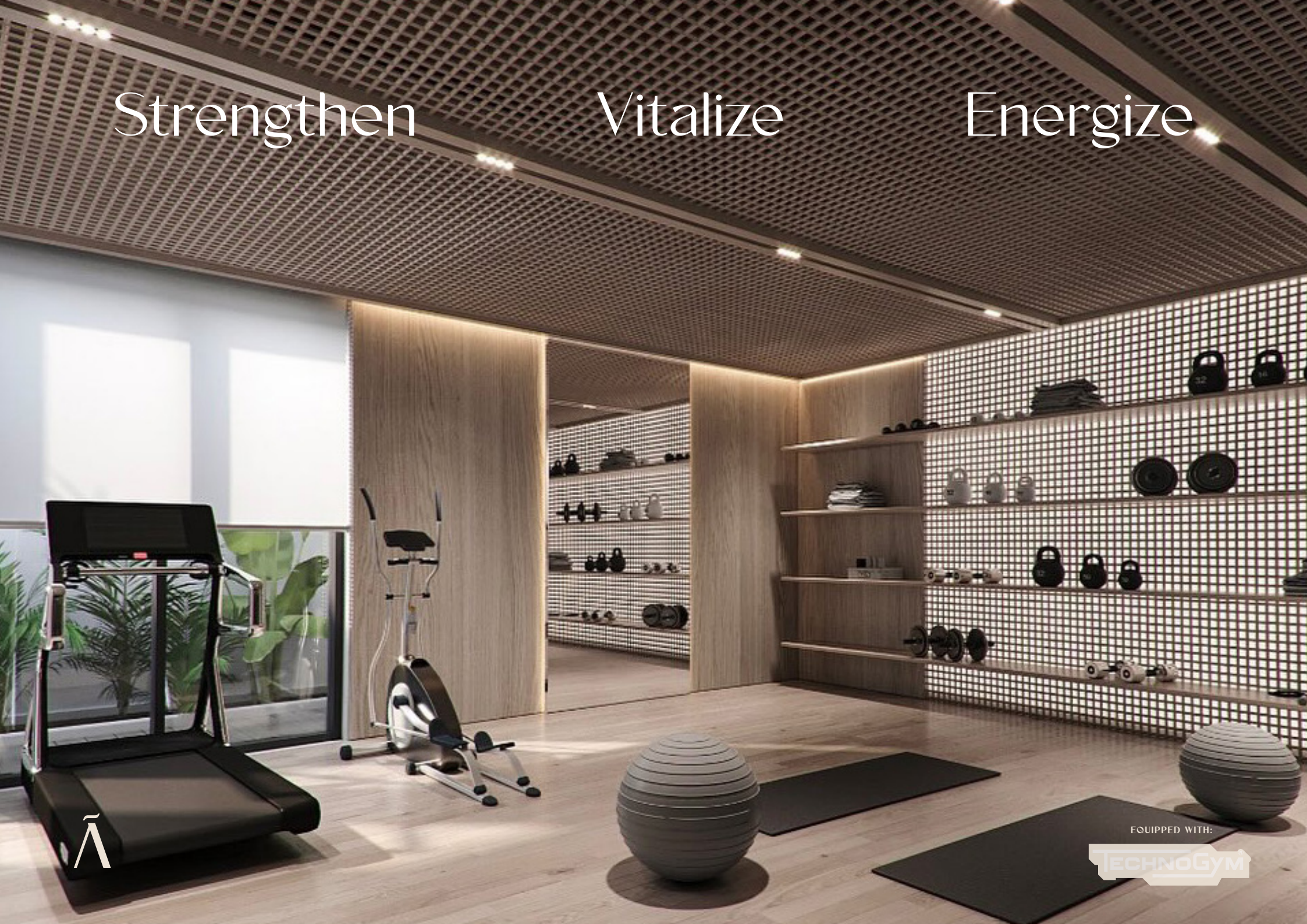




Strengthen

Vitalize

Energize



EQUIPPED WITH:

TECHNOGYM







# Building A New Neighborhood





Tranquil

Lush

Vibrant



# FUNCTIONAL SPACES

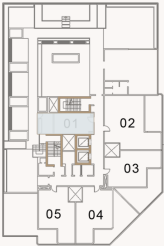
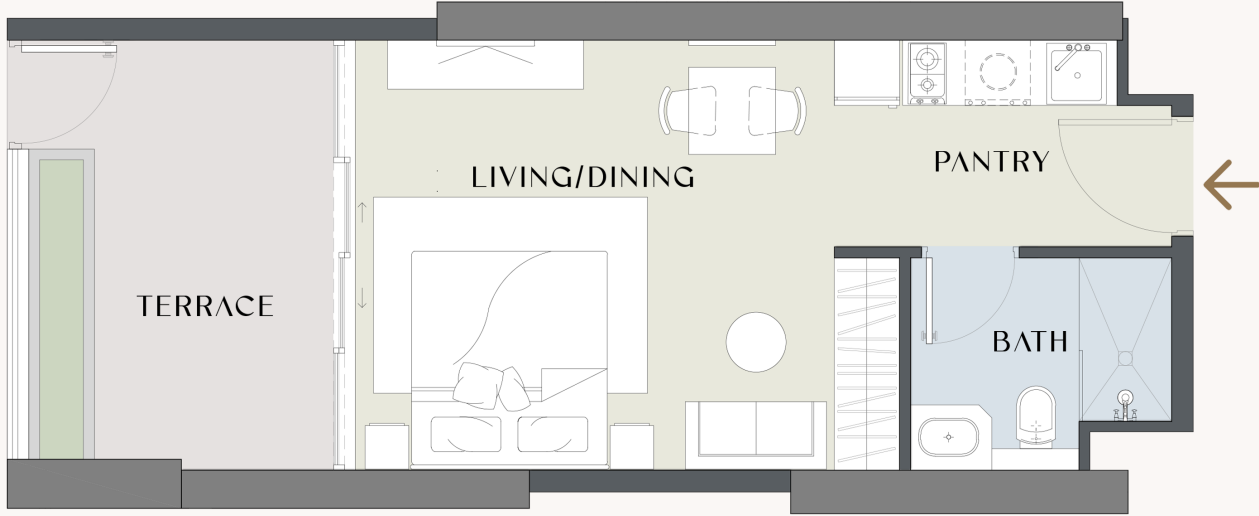




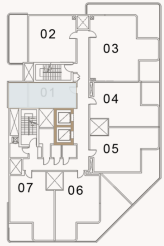
# Studio Apartments



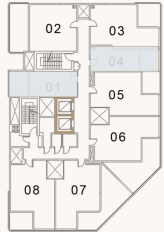
AREA	MIN.AREA	MAX.AREA
SUITE AREA :	310 Sq.ft	344 Sq.ft
BALCONY AREA :	120 Sq.ft	139 Sq.ft
TOTAL AREA :	430 Sq.ft	483 Sq.ft



1 ST FLOOR



2,3,4,5&6TH FLOOR



7&8TH FLOOR

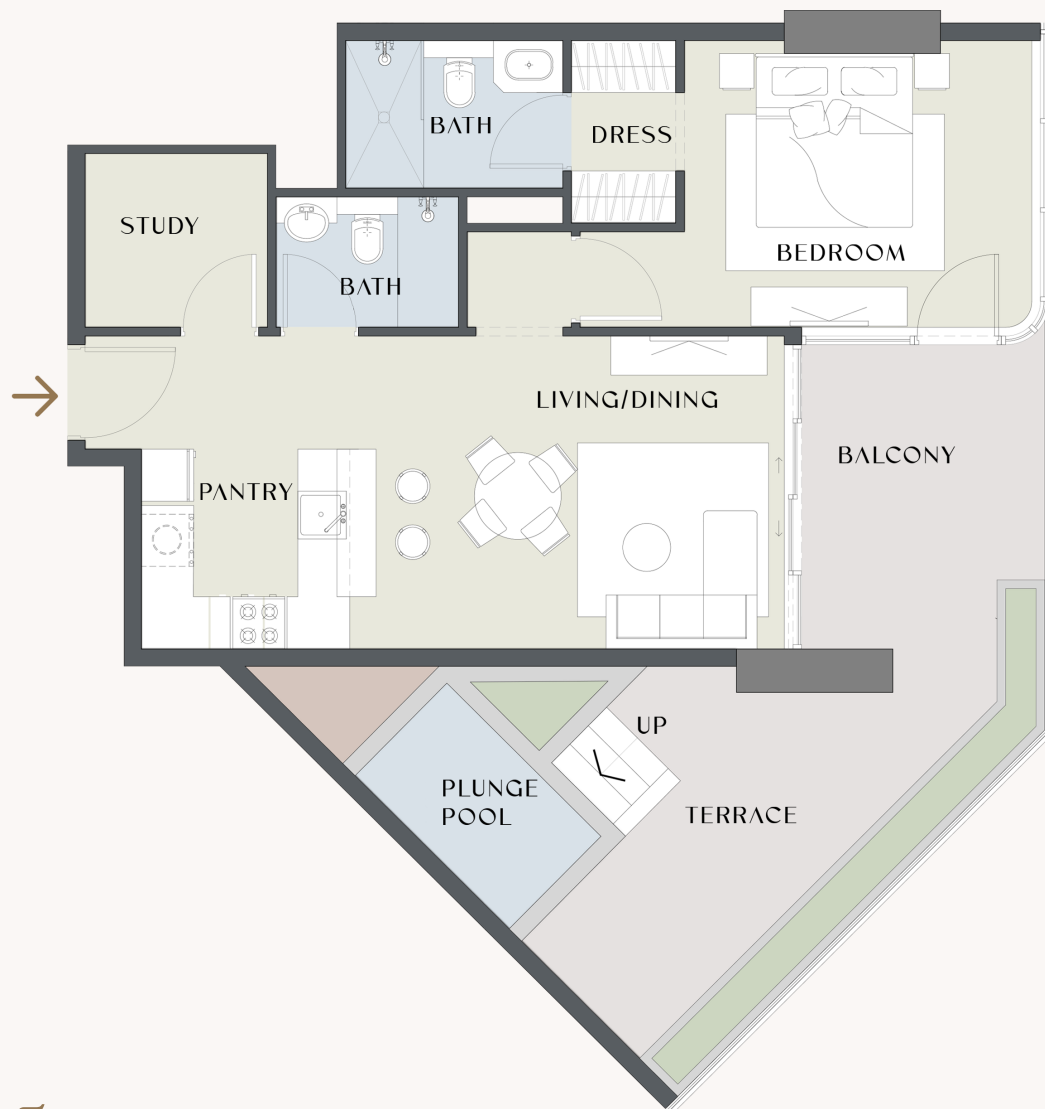


NO OF UNITS : 10

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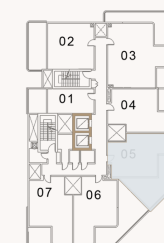
# TYPE 01 1 Bedroom Apartment



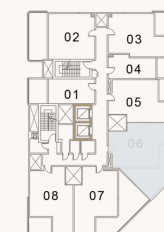
AREA	MIN.AREA	MAX.AREA
SUITE AREA :	676 Sq.ft	676 Sq.ft
BALCONY AREA :	397 Sq.ft	397 Sq.ft
TOTAL AREA :	1073 Sq.ft	1073 Sq.ft



1 ST FLOOR



2,3,4,5&amp;6TH FLOOR



7&amp;8TH FLOOR



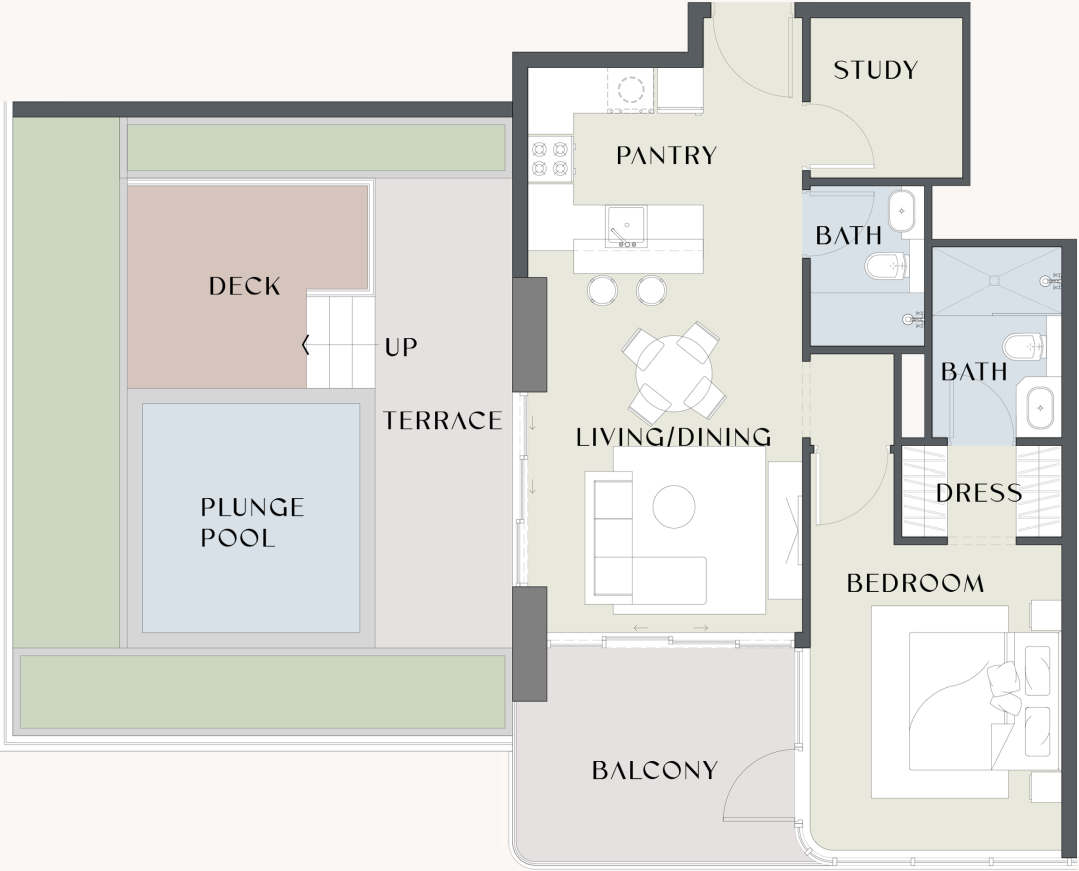
NO OF UNITS : 08

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TYPE 02 1 Bedroom Apartment



AREA	MIN.AREA	MAX.AREA
SUITE AREA :	676 Sq.ft	676 Sq.ft
BALCONY AREA :	721 Sq.ft	721 Sq.ft
TOTAL AREA :	1397 Sq.ft	1397 Sq.ft



1 ST FLOOR



NO OF UNITS : 01

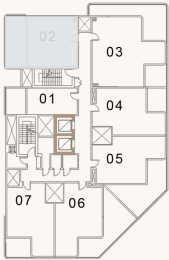
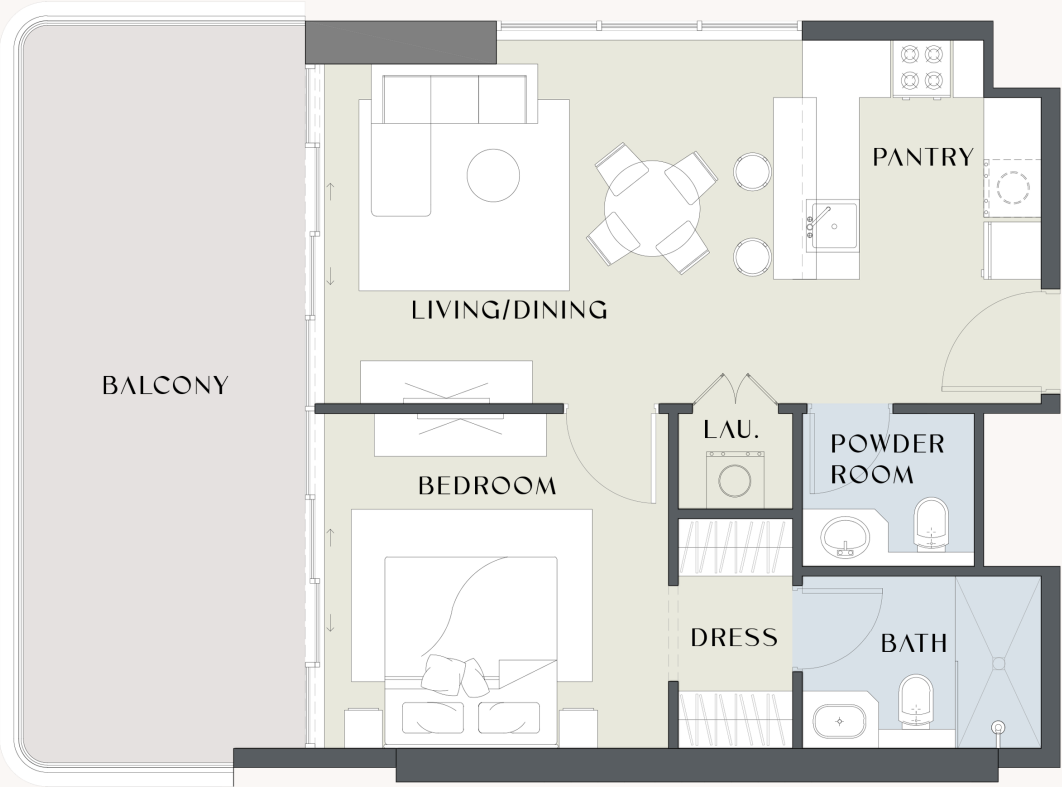
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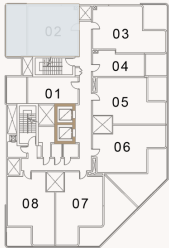
TYPE 03 1 Bedroom Apartment



AREA	MIN.AREA	MAX.AREA
SUITE AREA :	617 Sq.ft	617 Sq.ft
BALCONY AREA :	254 Sq.ft	254 Sq.ft
TOTAL AREA :	871 Sq.ft	871 Sq.ft



2,3,4,5&6TH FLOOR



7&8TH FLOOR



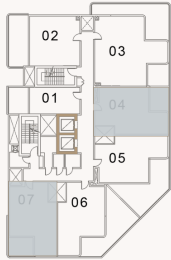
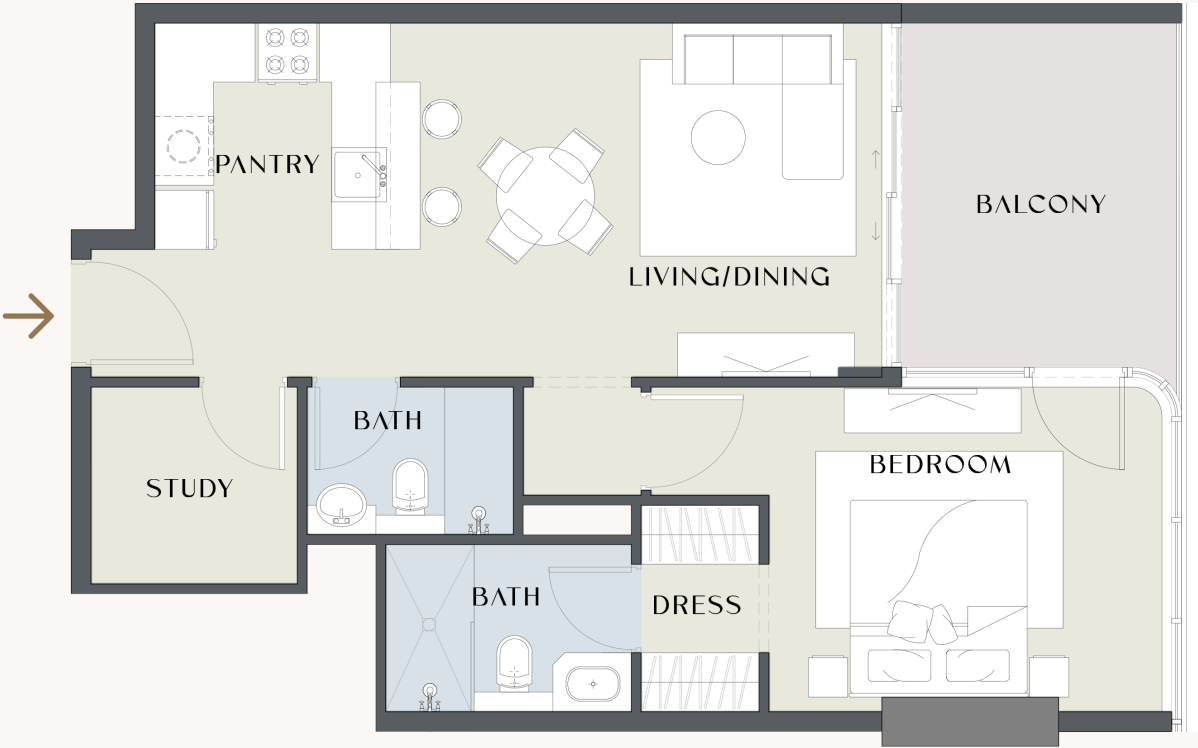
NO OF UNITS : 07

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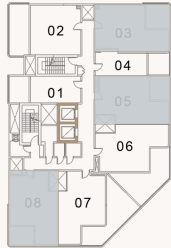
TYPE 04 1 Bedroom Apartment



AREA	MIN.AREA	MAX.AREA
SUITE AREA :	669 Sq.ft	688 Sq.ft
BALCONY AREA :	117 Sq.ft	354 Sq.ft
TOTAL AREA :	786 Sq.ft	1042 Sq.ft



2,3,4,5&6TH FLOOR



7&8TH FLOOR

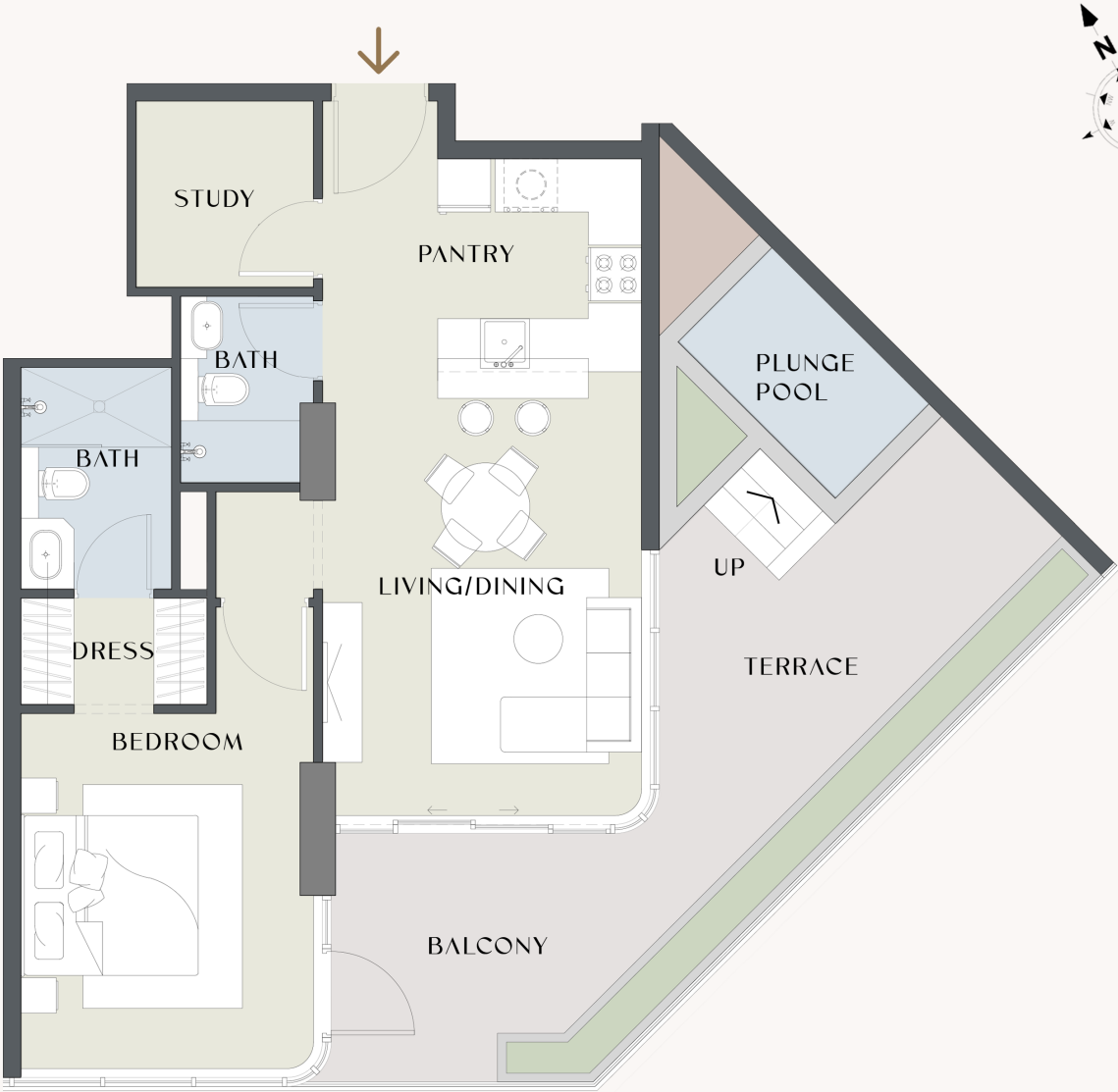


NO OF UNITS : 16

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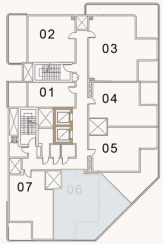
TYPE 05 1 Bedroom Apartment



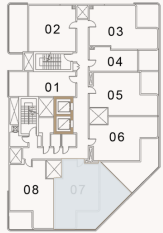
AREA	MIN.AREA	MAX.AREA
SUITE AREA :	676 Sq.ft	676 Sq.ft
BALCONY AREA :	400 Sq.ft	400 Sq.ft
TOTAL AREA :	1076 Sq.ft	1076 Sq.ft



1 ST FLOOR



2,3,4,5&6TH FLOOR



7&8TH FLOOR



NO OF UNITS : 08

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TYPE 01 2 Bedroom Apartment



AREA	MIN.AREA	MAX.AREA
SUITE AREA :	935 Sq.ft	935 Sq.ft
BALCONY AREA :	258 Sq.ft	258 Sq.ft
TOTAL AREA :	1193 Sq.ft	1193 Sq.ft



1 ST FLOOR



NO OF UNITS : 01

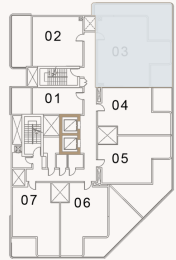
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TYPE 02 2 Bedroom Apartment



AREA	MIN.AREA	MAX.AREA
SUITE AREA :	991 Sq.ft	991 Sq.ft
BALCONY AREA :	265 Sq.ft	474 Sq.ft
TOTAL AREA :	1256 Sq.ft	1465 Sq.ft



2,3,4,5&6TH FLOOR



NO OF UNITS : 05

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# Payment Plan

DOWN PAYMENT
<b>20%</b>
ON BOOKING

1st INSTALMENT
<b>10%</b>
6 MONTHS AFTER SIGNING THE SPA

<b>4%</b>
DLD REGISTRATION

2nd INSTALMENT
<b>10%</b>
12 MONTHS AFTER SIGNING THE SPA

<b>60%</b>
UPON HANDOVER







ALAIA  
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آلايا  
التطورات

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