

Bab Al Qasr Sea View Residence 51 buyer summary

Prepared by Knownable. Sources checked 14 October 2026.

Three waterfront residential towers and a townhouse collection on Al Raha Beach.

The brochure lists two to five bedroom homes, including apartments, duplexes, townhouses and sky villas. It separately describes 19 five bedroom duplex townhouses with gardens, pools and private lifts. A complete measured unit drawing set has not been verified.

Published bedroom range: 2 to 5

Published handover or completion: Q4 2029

Published developer target. The September report forecasts Q3 2029; this is not a contractual delivery promise. Confirm the selected sale agreement.

Published home counts: 144 apartments and 19 townhouses

The brochure allocates 50 apartments to Tower A and 47 each to Towers B and C.

Furnishing: Fully furnished

Brochure names include Armani Casa, THE One, Philips, Miele and Samsung. Confirm the selected home's schedule.

Parking: 1 space for 2 bedrooms; 2 for 3 and 4; 3 for 5

Private lifts: Specified for duplexes and townhouses

Estimated service charges: AED 14 to 16 per sq ft

Published estimate. The approved rate, billing period, chargeable area and exclusions need confirmation.

Project plot area: 181,783 sq ft

Whole development plot, not a unit area.

Location: Al Raha Beach waterfront, on plots 11 and 12 according to the September construction report.

Reported construction progress: Burtville's September 2026 report records 7.7% actual progress at month end. This is a dated developer report, not an independent inspection or live measurement.

Confirm which garden, terrace, pool and lift features belong to the selected home.

Waterfront marketing does not establish an unobstructed view for a particular unit.

Still needed before purchase

Current unit quotation and payment calendar

Selected unit area schedule

Measured drawings matched to the selected unit

Approved service charge schedule and included services

Current inventory or selected unit handover status

Official documents and sources

Burtville official Bab Al Qasr Sea View Residence 51 page

Bab Al Qasr Sea View Residence 51 brochure

Bab Al Qasr Sea View Residence 51 September 2026 construction report