



JUMEIRAH LANE

by National Properties

161

JUMEIRAH
LANE



Central Living and Modern Luxury Embrace the Heart of Dubai

REDEFINE YOUR URBAN EXPERIENCE

161 Jumeirah Lane invites you to a sanctuary of modern elegance.

Our meticulously designed residences are just steps away from the dynamic heartbeat of Dubai.

Enjoy the comfort of spacious living, the beauty of contemporary architecture, and the convenience of a prime location, all crafted to elevate your lifestyle.



PRIME LOCATION

161 Jumeirah Lane is ideally located in the heart of Jumeirah Garden City, near Sheikh Zayed Road, offering residents unparalleled connectivity to Dubai's most iconic destinations. With effortless access to a myriad of cultural, commercial, and recreational landmarks, you'll find yourself at the center of everything that makes Dubai vibrant and dynamic. Whether it's a short stroll to world-class shopping and dining or a quick drive to the city's top attractions, our prime location ensures you are always just moments away from the best that Dubai has to offer.



UNMATCHED CONVENIENCE

- Emirates Tower Metro Station 5 minutes
- Museum of The Future 10 minutes
- Dubai World Trade Center 10 minutes
- Dubai International Financial Center 8 minutes
- City Walk 7 minutes
- Coca-Cola Arena 7 minutes
- Burj Khalifa 10 minutes
- Dubai Mall 10 minutes
- LA MER Beach 10 minutes

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Burj Khalifa

Dubai International
Financial Center

Emirates Tower
Metro Station

EXCEPTIONAL FEATURES FOR AN ELEVATED LIFESTYLE

161 Jumeirah Lane offers a range of exclusive amenities designed to enhance your living experience and provide the ultimate in modern luxury. Each feature has been thoughtfully selected to ensure you enjoy comfort, convenience, and a vibrant community

GYM

Lobby

Pool

Rooftop terrace

Parking

STATE-OF-THE-ART FITNESS CENTER

At 161 Jumeirah Lane, we understand the importance of staying fit and healthy. Our state-of-the-art gym is equipped with the latest fitness machines and offers a variety of workout options to keep you in peak condition.

Whether you prefer weight training, cardio exercises, or group fitness classes, our gym has everything you need to maintain your fitness routine.



LUXURIOUS LOBBY & CONCIERGE SERVICE

The lobby at 161 Jumeirah Lane sets the tone for the luxurious experience that awaits you. With its elegant design and welcoming atmosphere, the lobby provides a grand entrance to your home. Our 24-hour concierge service is always available to assist you with any needs, ensuring that your life is as convenient and comfortable as possible.



RELAX AND UNWIND BY THE POOL

Our beautifully designed pool area at 161 Jumeirah Lane offers the perfect place to relax and unwind. Whether you want to take a refreshing dip, lounge by the water, or enjoy some time with family and friends, our pool area provides a serene environment to escape the hustle and bustle of city life.



STUNNING ROOFTOP TERRACE

The rooftop terrace at 161 Jumeirah Lane offers breathtaking views of the Dubai skyline. This serene space is perfect for socializing, relaxing, or simply enjoying the beautiful surroundings. With comfortable seating and a tranquil atmosphere, the rooftop terrace is an ideal spot to unwind after a long day.



AMPLE AND SECURE PARKING

At 161 Jumeirah Lane, we provide ample and secure parking for all residents and guests. Our parking facilities are designed for convenience and safety, ensuring that you can come and go with ease.

TIMELESS ELEGANCE

The architectural style of 161 Jumeirah Lane is a blend of contemporary design and modern elegance. The clean lines, expansive glass windows, and high-quality finishes create a sophisticated and timeless look



MODERN URBAN LIVING

161 Jumeirah Lane offers a selection of elegantly designed residential units, catering to a variety of lifestyles. Each unit is crafted with modern elegance and functionality, providing a luxurious living experience.

DIVERSE LIVING OPTIONS

STUDIO APARTMENTS

Designed for singles or those seeking a compact yet luxurious living space, these studios efficiently combine living and sleeping areas. The stylish bathroom and modern kitchenette maximize space without compromising on comfort.

1-BEDROOM APARTMENTS

Ideal for young professionals or couples, these units feature an open-concept living area, a spacious bedroom with an en-suite bathroom, and a modern kitchen ready for customization. Enjoy the luxury of a private balcony, perfect for relaxing and enjoying the cityscape.

2-BEDROOM APARTMENTS

Perfect for families or those needing extra space, these units include a master bedroom with an en-suite bathroom, a second bedroom, a guest bathroom, and a large living and dining area. The kitchen offers a sleek design and ample space. Enjoy the luxury of a private balcony, perfect for relaxing and enjoying the cityscape.

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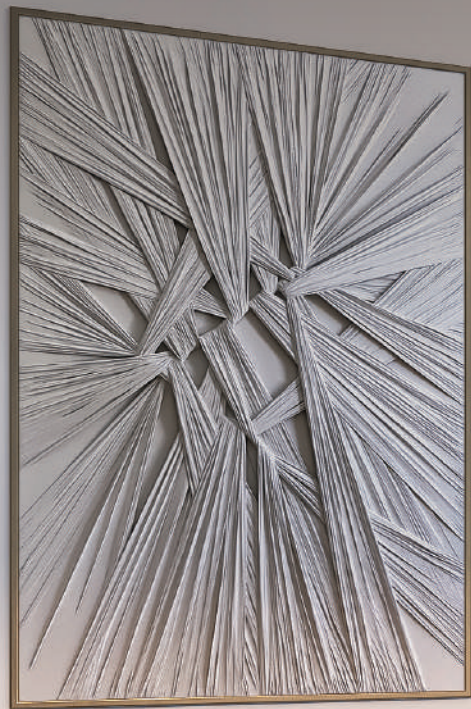
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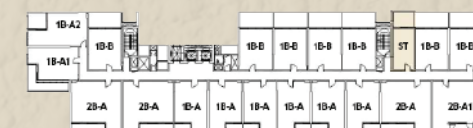
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STUDIO APARTMENT



STUDIO		
UNIT SIZE	361.67 SQ.FT	33.60 SQ.M
BALCONEY SIZE	129.27 SQ.FT	12.01 SQ.M
TOTAL UNIT SIZE	490.94 SQ.FT	54.61 SQ.M



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1 BEDROOM APARTMENTS TYPE A



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UNIT SIZE	602.03 SQ.FT	55.92 SQ.M
BALCONEY SIZE	62.22 SQ.FT	5.78 SQ.M
TOTAL UNIT SIZE	664.25 SQ.FT	61.7 SQ.M



1 BEDROOM APARTMENTS TYPE A1



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UNIT SIZE	621.19 SQ.FT	57.71 SQ.M
BALCONEY SIZE	191.38 SQ.FT	17.77 SQ.M
TOTAL UNIT SIZE	812.57 SQ.FT	75.48 SQ.M



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1 BEDROOM APARTMENTS TYPE A2



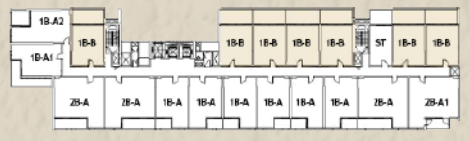
1 BEDROOM APARTMENTS TYPE A2		
UNIT SIZE	660.87 SQ.FT	61.39 SQ.M
BALCONEY SIZE	114.10 SQ.FT	10.60 SQ.M
TOTAL UNIT SIZE	774.97 SQ.FT	71.99 SQ.M



1 BEDROOM APARTMENTS TYPE B



1 BEDROOM APARTMENTS TYPE B		
UNIT SIZE	521.40 TO 524.53 SQ.FT	48.44 to 48.74 SQ.M
BALCONEY SIZE	195.69 TO 201.29 SQ.FT	18.18 to 18.70 SQ.M
TOTAL UNIT SIZE	717.09 TO 725.82 SQ.FT	66.62 TO 67.44 SQ.M



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2 BEDROOM APARTMENTS TYPE A



2 BEDROOM APARTMENTS TYPE A		
UNIT SIZE	868 TO 875.43 SQ.FT	80.64 to 81.31 SQ.M
BALCONY SIZE	91.6 TO 130.78 SQ.FT	8.51 to 12.15 SQ.M
TOTAL UNIT SIZE	959.6 TO 1006.21 SQ.FT	89.15 TO 93.46 SQ.M



2 BEDROOM APARTMENTS TYPE A1



2 BEDROOM APARTMENTS TYPE A1		
UNIT SIZE	870.05 SQ.FT	80.82 SQ.M
BALCONY SIZE	91.6 SQ.FT	8.51 SQ.M
TOTAL UNIT SIZE	961.65 SQ.FT	89.33 SQ.M



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2 BEDROOM APARTMENTS TYPE B

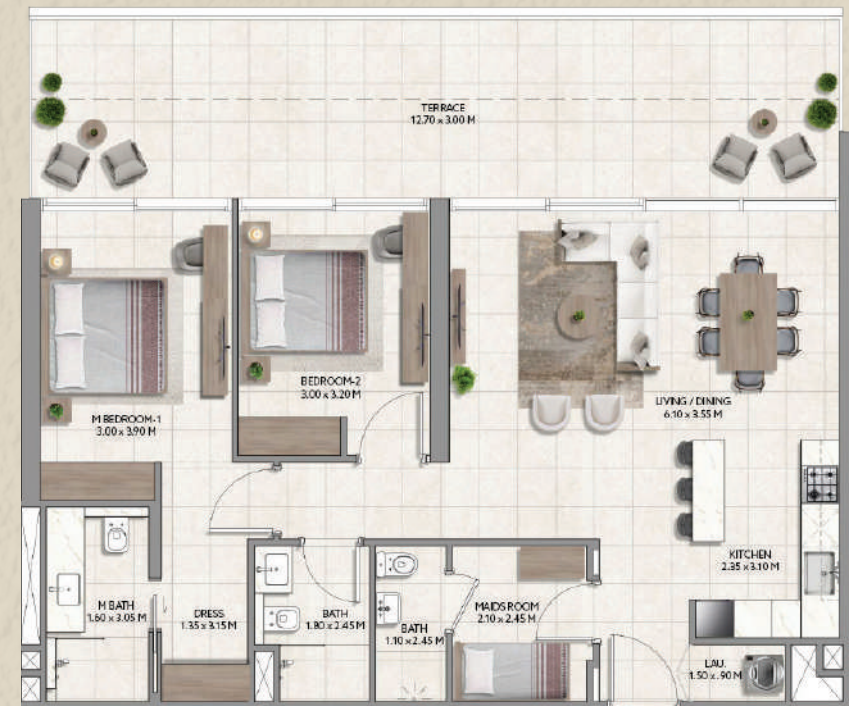


2 BEDROOM APARTMENTS TYPE B

UNIT SIZE	1062.61 SQ.FT	98.70 SQ.M
BALCONY SIZE	284 TO 286 SQ.FT	26.83 TO 26.57 SQ.M
TOTAL UNIT SIZE	1,346.61 TO 1,348.61 SQ.FT	125.53 TO 125.27 SQ.M



2 BEDROOM APARTMENTS TYPE B1



2 BEDROOM APARTMENTS TYPE B1

UNIT SIZE	1061.21 SQ.FT	98.57 SQ.M
BALCONY SIZE	392 TO 398 SQ.FT	36.42 TO 36.98 SQ.M
TOTAL UNIT SIZE	1454.42 TO 1459.69 SQ.FT	134.99 TO 135.55 SQ.M



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PAYMENT PLAN

10%
Down
Payment

50%
During
Construction

Payable
Every
4 Months in
2 Years

40%
After
Handover

24
Months

Handover **Q2 2026**

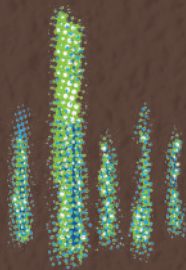


YOUR NEW HOME AWAITS AT 161 JUMEIRAH LANE

Discover the perfect blend of luxury, convenience, and community at 161 Jumeirah Lane.
With our unparalleled location,

modern amenities, and meticulously designed living spaces, we offer you not just a home, but a lifestyle.
Whether you are looking to invest in a premium property or seeking a serene sanctuary in the heart of Dubai, 161 Jumeirah Lane is the ideal choice.

Ready to experience the future of urban living? Contact us today to schedule a private viewing and take the first step towards owning your dream home.



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