

Etérea

BY ZOYA

FACTSHEET



WHERE LIFE FINDS ITS NATURAL RHYTHM

There is a certain ease that comes from feeling completely at home. Inspired by the meaning of its name, ethereal, light and quietly timeless, ETÉREA brings together the pulse of the city and the hush of a world tucked just out of sight. Here, natural light finds its way into every room, spaces unfold like a story, and calm surroundings let you move through your day exactly as you like.

AL MAJAN

92 Fully-Furnished One-Bed, Two-Bed & Three-Bed Residences
Q3 | 2029 Completion

A HOME THAT FLOWS WITH YOUR LIFE

Step inside and discover spaces designed around the way modern life unfolds. Thoughtful layouts create an easy flow between living, dining and private spaces, while expansive windows bring natural light deep into the home. Contemporary finishes add warmth and refinement without compromising comfort.

Every space has a purpose. Every detail has a place.



AL MAJAN

Strategically positioned in Majan, ETÉREA offers convenient access to Dubai’s major road networks and key destinations, connecting residents to business districts, airports, schools, retail, leisure and everyday essentials. Whether you’re heading across the city or coming home to it, getting there feels effortless.

03

MINUTES
GLOBAL VILLAGE

05

MINUTES
IMG WORLDS

10

MINUTES
MIRACLE GARDEN

15

MINUTES
DUBAI HILLS MALL

18

MINUTES
MALL OF
THE EMIRATES

20

MINUTES
DOWNTOWN DUBAI

20

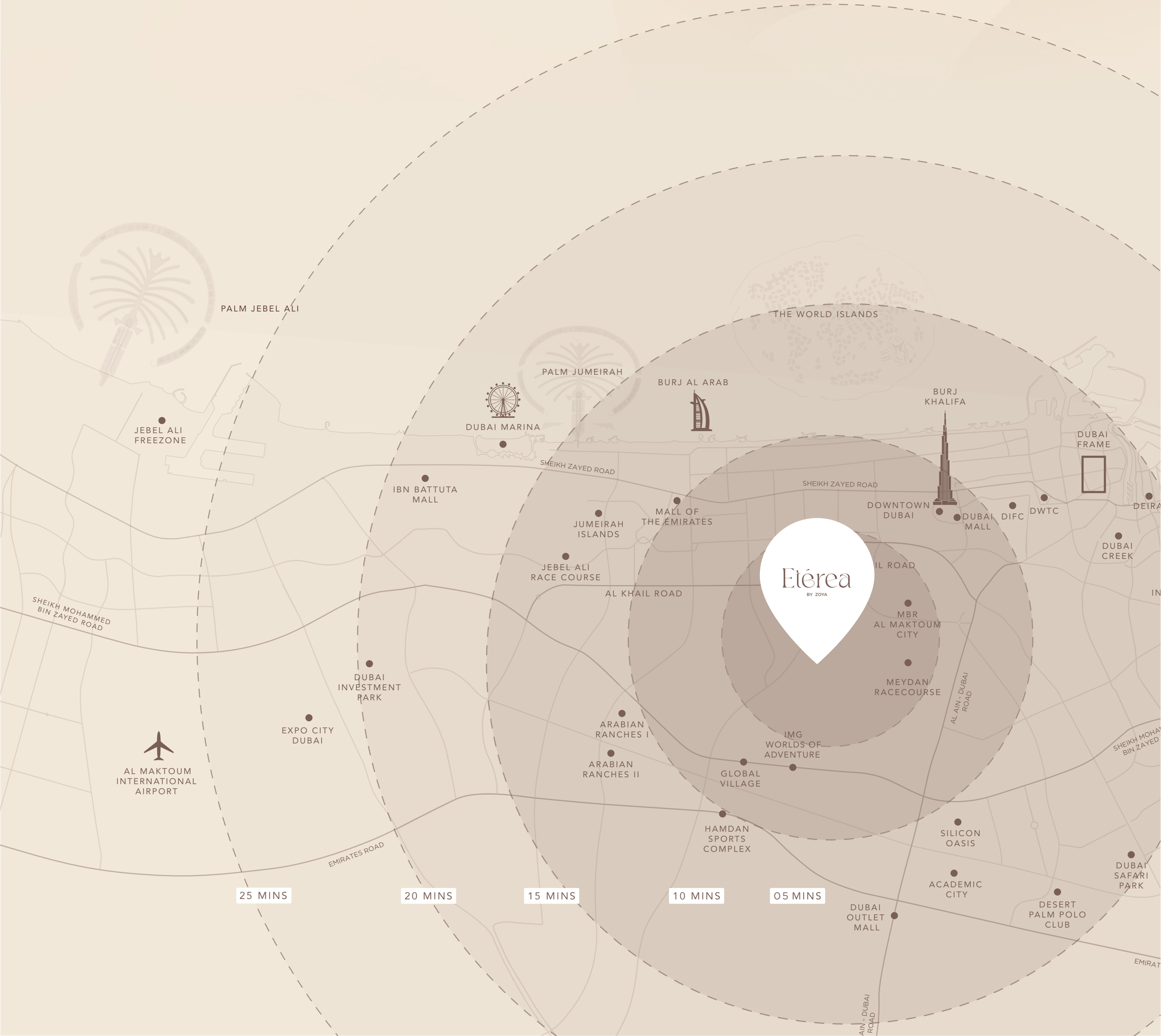
MINUTES
DUBAI MALL &
BURJ KHALIFA

25

MINUTES
DUBAI INTERNATIONAL
AIRPORT

30

MINUTES
DUBAI MARINA



FIRST IMPRESSIONS, BEAUTIFULLY DESIGNED

There is something special about arriving somewhere that immediately feels like it belongs to you.

Warm textures, refined finishes and thoughtful details come together to create a lobby that feels welcoming from the moment you walk through the door.



MADE FOR THE MOMENTS THAT MATTER

For mornings that begin slowly, for little feet running through the room, for afternoons that somehow turn into evenings, and for laughter, quiet conversations and all the moments in between.
Room to live. Room to connect. Room to simply be.

KEY FEATURES



Move-in ready homes with thoughtfully curated interiors designed for modern living



A lifestyle immersed in greenery, open spaces, and everyday tranquility



Thoughtfully planned parking spaces for residents and their guests



Smart, sustainable convenience for the next generation of mobility



UNIT TYPE & SIZE

92 Fully-Furnished Studio, One-Bed & Two-Bed Residences



STARTING PRICE: AED 1.13M

54 1BHK Residences

- 560 sq.ft Onwards
- Convertible to 2Bed
- From **AED 1.13M**

36 2BHK Residences

- 790 sq.ft Onwards
- Convertible to 3Bed
- From **AED 1.4M**

2 3BHK Residences

- 1826 sq.ft to 1956sq.ft
- Penthouse with private pool and entrance
- From **AED 4M**

PAYMENT STRUCTURE

PAY 1% PER MONTH

15%

DOWN PAYMENT

1%

MONTHLY PAYMENTS
1% X 34 MONTHS

11%

HANDOVER
Q3 | 2029

1%

POST-HANDOVER
1% X 40 MONTHS

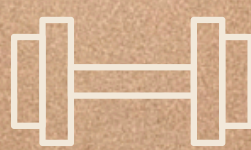
THE AMENITIES

WHERE COMFORT COMES NATURALLY

Life at ETÉREA unfolds in harmony with its surroundings. Sunlit mornings, open horizons, and a seamless connection to greenery create a living experience that feels restorative, elegant, and deeply connected to nature.



OPEN SWIMMING
POOL



GYM AREA



ROOFTOP
LOUNGE



KIDS PLAY
AREA



POOL AREA



LOBBY AREA



BARBEQUE
AREA

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