

LAYA

— COURTYARD —

DUBAI STUDIO CITY, UAE

LIFE CENTERED AROUND A LEAFY, LANDSCAPED COURTYARD

Laya Developers is proud to introduce our fourth project Laya Courtyard. Consisting of two elegant buildings, offering modern and smart apartments with Studios and 1 bedrooms, each home is finished with our trademark attention to quality and detail. Putting smart home automation and sustainable community driven lifestyle within easy reach.

LAYA COURTYARD AMENITIES



Swimming Pool
for adult and kids



Pool Sun
Loungers Area



SkyDeck
Lounge Area



Padel Tennis
Court



Outdoor Kids'
Play Area



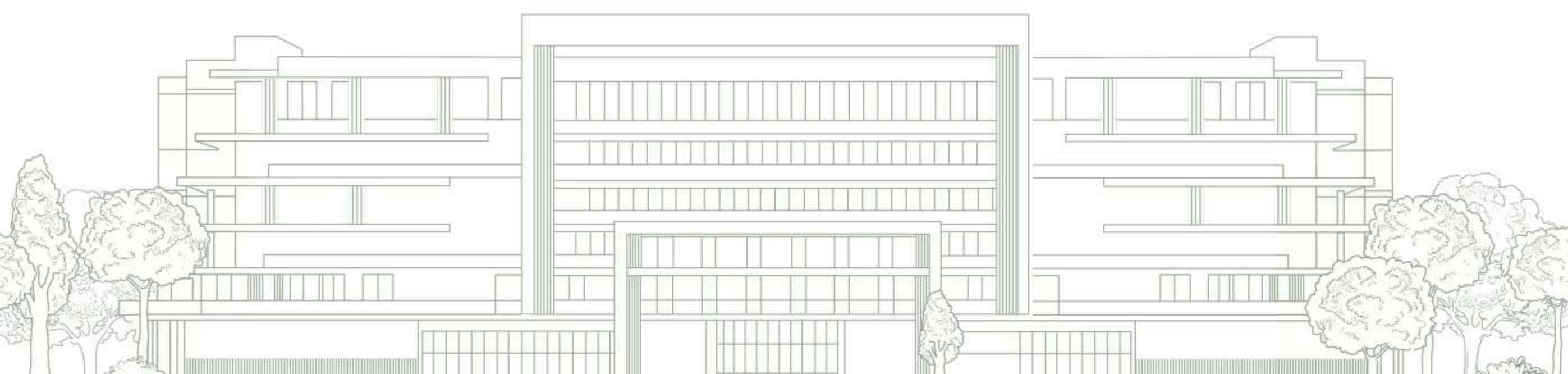
Yoga Zen Area

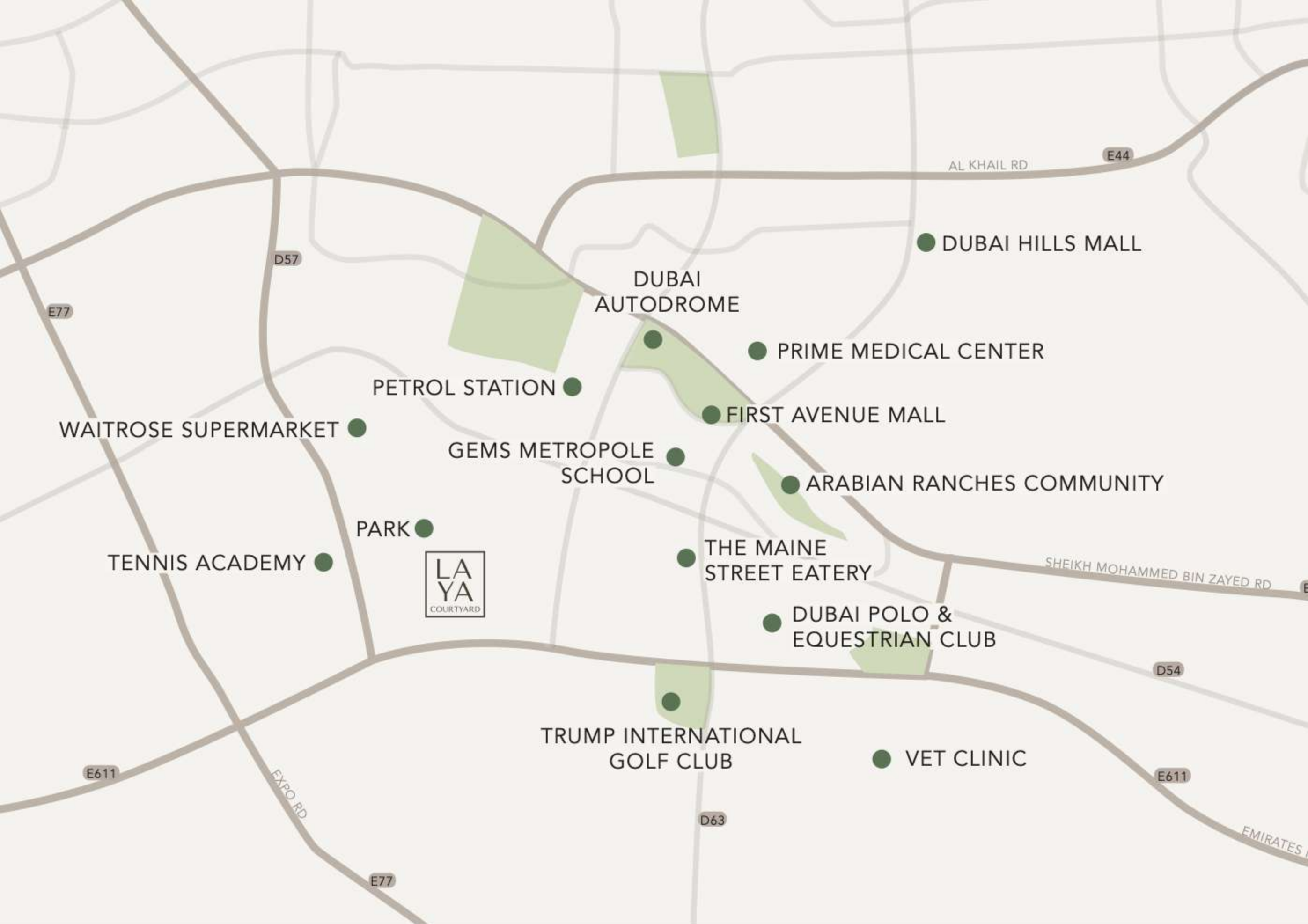


Clubhouse



Gymnasium





IMBIBE THE SPIRIT OF STUDIO CITY

Laya Courtyard resides in Dubai Studio City, a neighbourhood whose genuine character and welcoming attitude is home to a host of innovative restaurants, vibrant parks, and an upcoming mall. It's a destination that is in close proximity to the international airports, and has a magnetic pull for the creative professionals.

- 1** MIN AWAY
Gems Metropole School
- 4** MIN AWAY
Mediclinic Parkview Hospital
- 5** MIN AWAY
Al Khail Road
- 15** MIN AWAY
Dubai Mall
- 25** MIN AWAY
Dubai International Airport





APARTMENT FEATURES

- Smart home automation systems
- Smart home lock system
- Fully fitted kitchen appliances
- Fully fitted bathroom

WHERE ARCHITECTURE TELLS A STORY OF
COMMUNITY, SUSTAINABILITY & JOY

UNITS & SIZES

NUMBER OF UNITS PER TYPE:

Studios: 53

1BHK: 234

SIZE RANGE PER TYPE:

Studios: 422.16 SQ FT - 548.96 SQ FT

1BHK: 641.42 SQ FT - 896.1 SQ FT



COMPLETION DATE: Q4 OF 2026

DOCUMENTS REQUIRED TO BOOK A UNIT

- 01 Buyer's Passport Copy
- 02 Home Address, email address, including the contact number (should be the same as the home address)
- 03 USD 10,000 booking token to be paid.

BOOKING STEPS

- 01 Customer will pay the booking amount and submit the required documents to initiate the unit reservation
- 02 Customer will receive a receipt from customercare@layadevelopers.com along with the booking form
- 03 Customer to complete down-payment and the registration fees in order to receive two copies of the Sales and Purchases (SPA) to sign
- 04 Customer will send back the signed SPAs for execution to Laya Developers
- 05 Upon execution, Laya Developers will register the unit with the DLD and send a copy to the customer

