



WEST
RESIDENCE

EXCEPTIONAL URBAN LIVING

SERENIADISTRICT.COM

46
Floors

419
Units

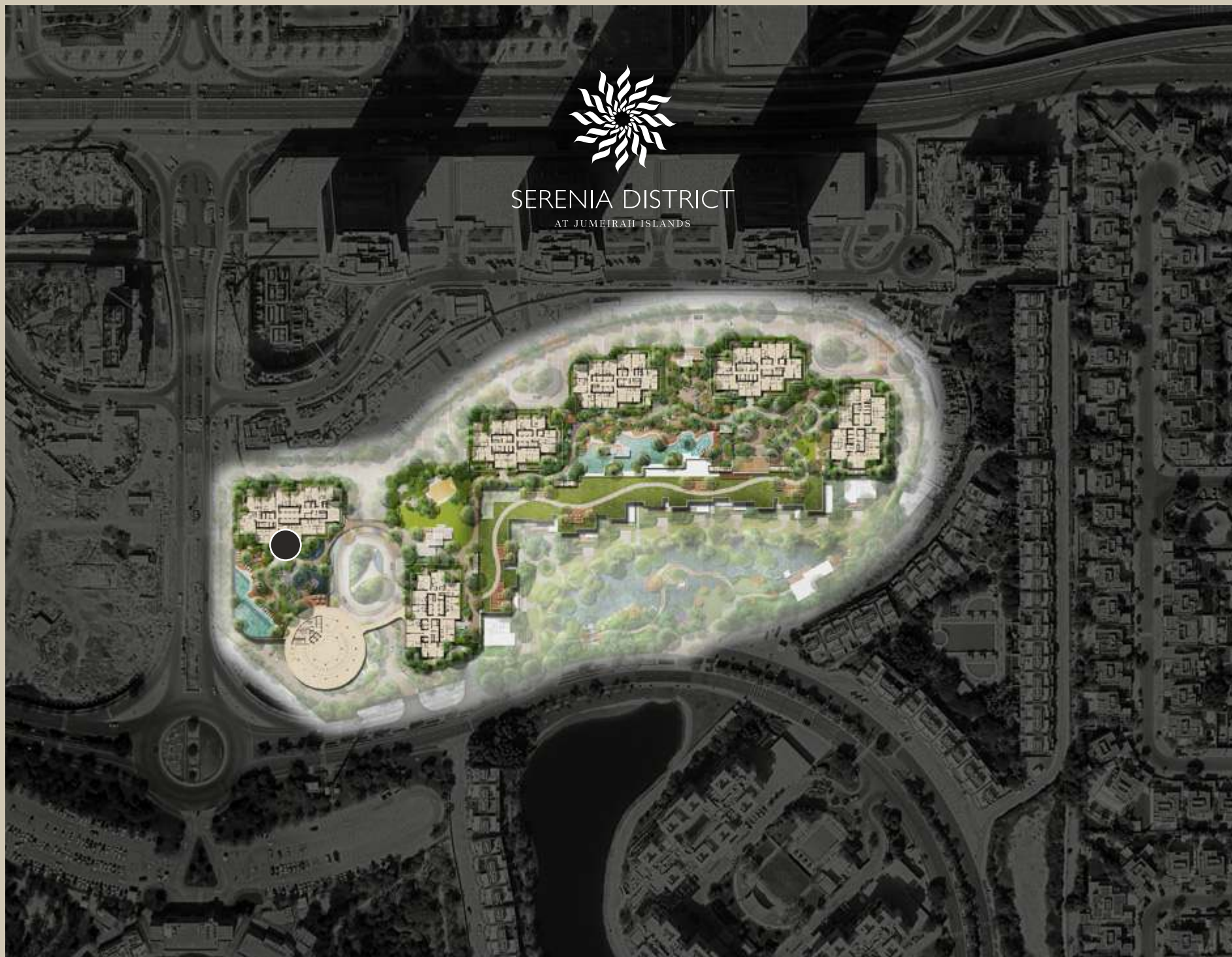


WEST
RESIDENCE



SERENIA DISTRICT

AT JUMEIRAH ISLANDS



Prime location in Jumeirah Islands, offering breathtaking views & excellent connectivity

Japanese-inspired design crafted by renowned architect Nikken Sekkei



WEST RESIDENCE
- 5 -



Exclusive Serenia Signature Clubhouse



Expansive 100,000 sq. ft. community
hub fostering social engagement

Four levels of premium amenities, featuring
one of Dubai's largest residential gyms

Four stunning pools, including an infinity pool,
an indoor pool, a lap pool and shallow pool

Unique and vibrant retail concepts
for an enhanced living experience

WEST RESIDENCE LAUNCH PAYMENT PLAN

60% / 40%



10%

Deposit (First Installment)
Immediate

10%

2nd Installment
30 Days

10%

3rd Installment
June 2025

10%

4th Installment
January 2026

10%

5th Installment
January 2027

10%

6th Installment
June 2027

40%

Final Installment
December 2028



WEST RESIDENCE
- 10 -



WEST
RESIDENCE

FLOORPLANS

1, 2 & 3 Bedroom Apartments

Type A: Even Floors | **Type B:** Odd Floors

FLOORPLANS

TYPE A: EVEN FLOORS



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SERENIA DISTRICT
AT JUMEIRAH ISLANDS

WEST RESIDENCE

Even | Full floor



Total internal area
10,690 sq.ft (993 sq.m)



Total terrace area
1,226 sq.ft (114 sq.m)



Total area
11,916 sq.ft (1,107 sq.m)

FLOOR COMPOSITION

Total 10 units/floor



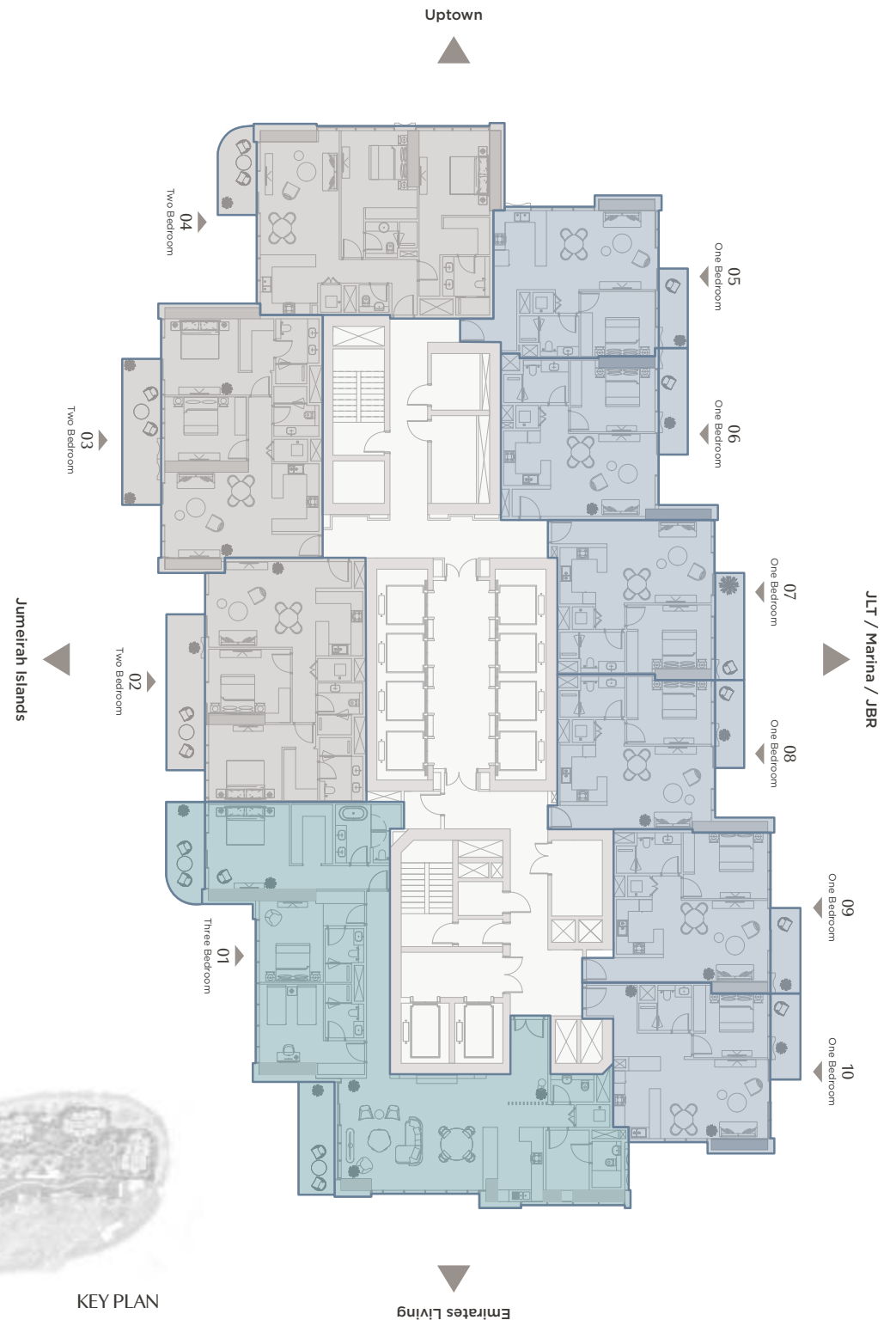
1 Bedroom
6 Units



2 Bedroom
3 Units



3 Bedroom
1 Unit



KEY PLAN

All drawings and dimensions are approximate. Drawings are not to scale and are subject to change without notice. The developer reserves the right to make revisions. The units are measured at typical floor in the building and columns may vary in size depending on the floor level. The furnishings and accessories shown are for representation only. The length and width of the balcony varies depending on which floor and which orientation the unit is located.



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SERENIA DISTRICT
AT JUMEIRAH ISLANDS

WEST RESIDENCE

Type 01A | Three bedrooms



Internal area
2,390 sq.ft (222 sq.m)



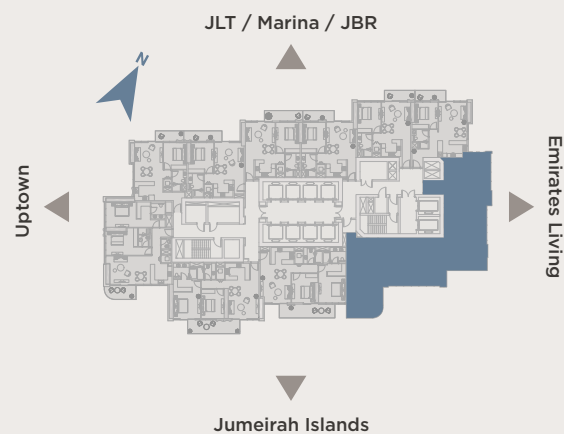
Terrace area
241 sq.ft (22 sq.m)



Total area
2,631 sq.ft (244 sq.m)

Type A - Even floors | Type B - Odd floors | Type C - Garden

KEY PLAN



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SERENIA DISTRICT
AT JUMEIRAH ISLANDS

WEST RESIDENCE

Type 02A | Two bedrooms



Internal area
1,162 sq.ft (108 sq.m)



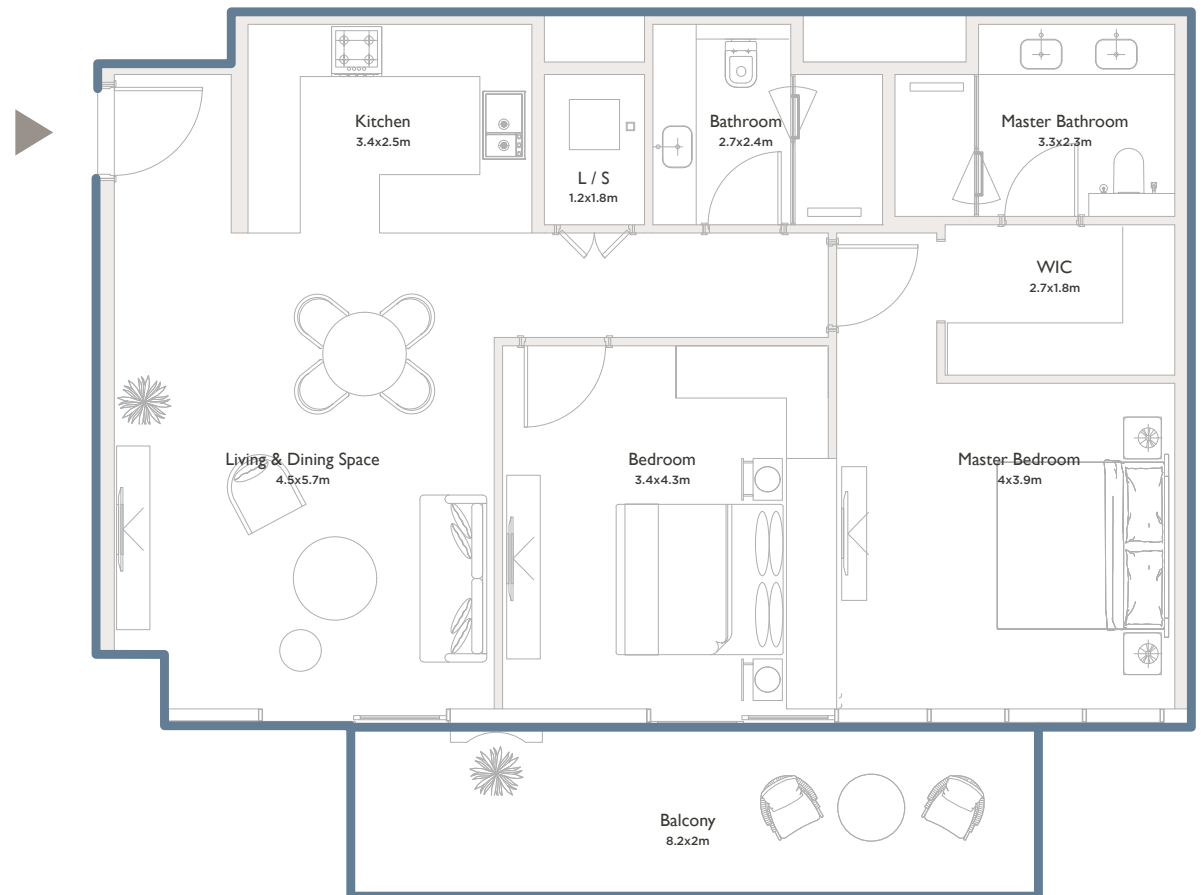
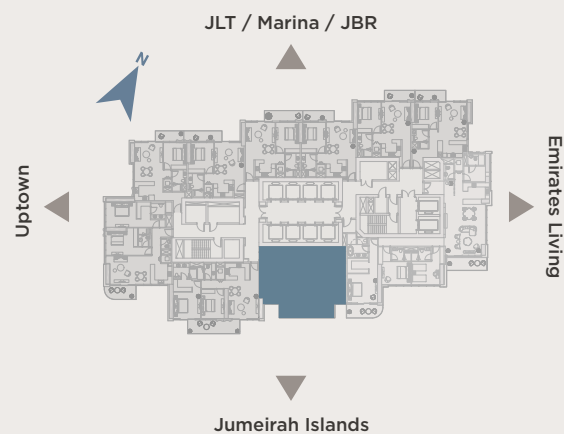
Terrace area
188 sq.ft (17 sq.m)



Total area
1,350 sq.ft (125 sq.m)

Type A - Even floors | Type B - Odd floors | Type C - Garden

KEY PLAN



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SERENIA DISTRICT
AT JUMEIRAH ISLANDS

**WEST
RESIDENCE**

Type 03A | Two bedrooms



Internal area
1,201 sq.ft (112 sq.m)



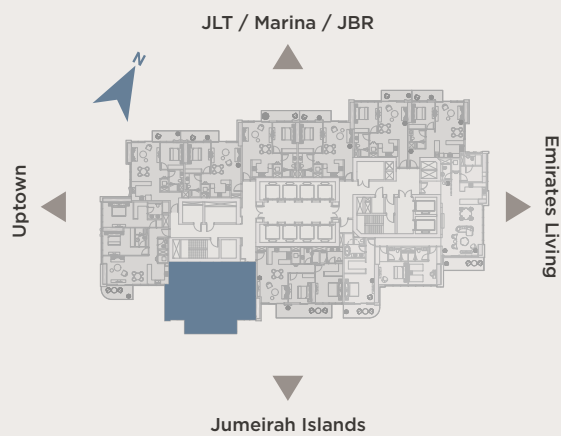
Terrace area
177 sq.ft (16 sq.m)



Total area
1,378 sq.ft (128 sq.m)

Type A - Even floors | Type B - Odd floors | Type C - Garden

KEY PLAN



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SERENIA DISTRICT
AT JUMEIRAH ISLANDS

**WEST
RESIDENCE**

Type 04A | Two bedrooms



Internal area
1,315 sq.ft (122 sq.m)



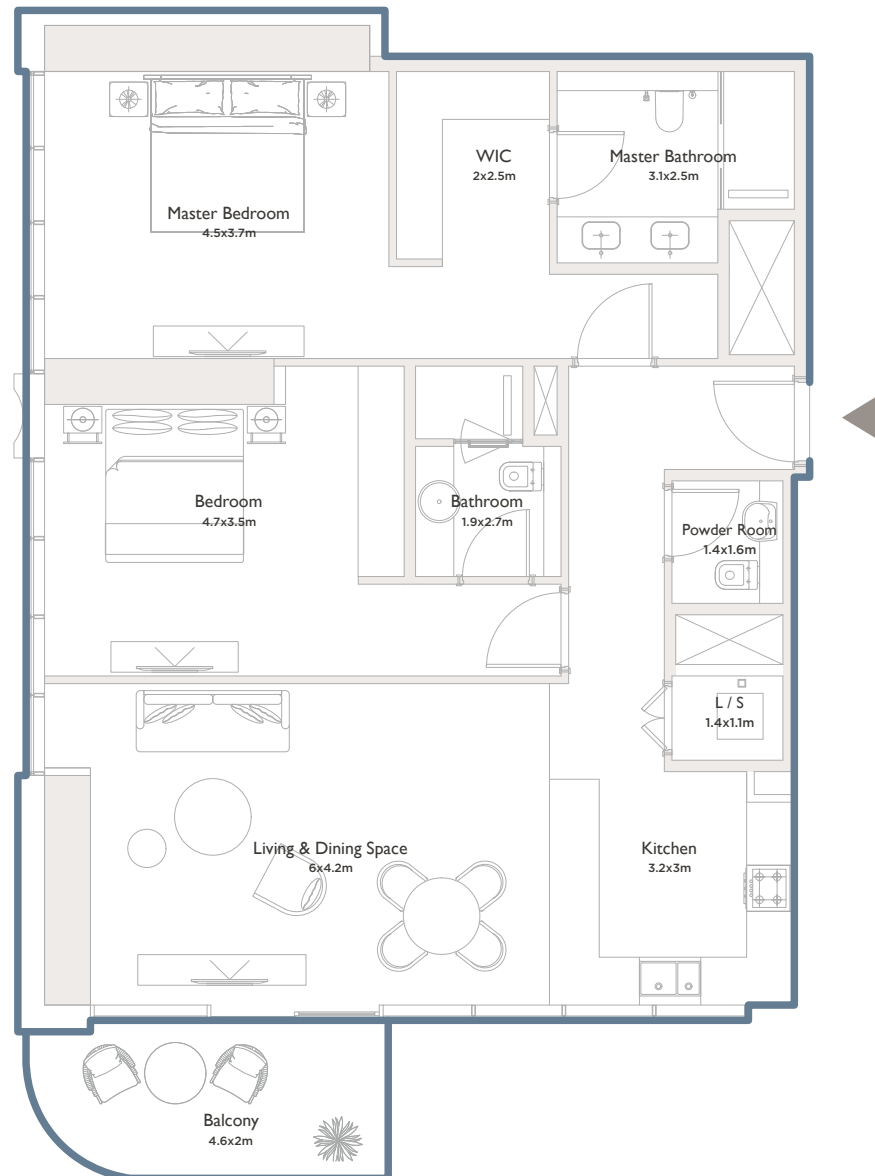
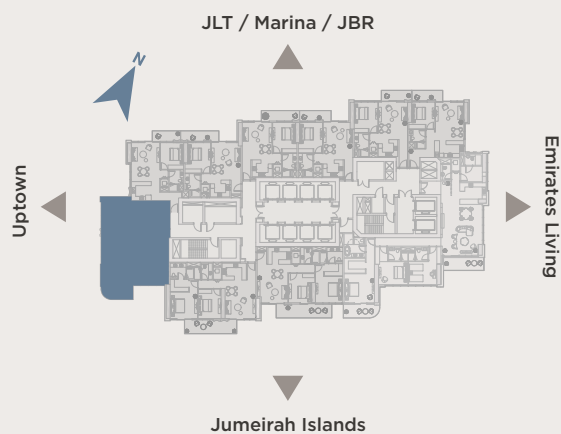
Terrace area
101 sq.ft (9 sq.m)



Total area
1,416 sq.ft (131 sq.m)

Type A - Even floors | Type B - Odd floors | Type C - Garden

KEY PLAN



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SERENIA DISTRICT
AT JUMEIRAH ISLANDS

**WEST
RESIDENCE**

Type 05A | One bedroom



Internal area
806 sq.ft (75 sq.m)



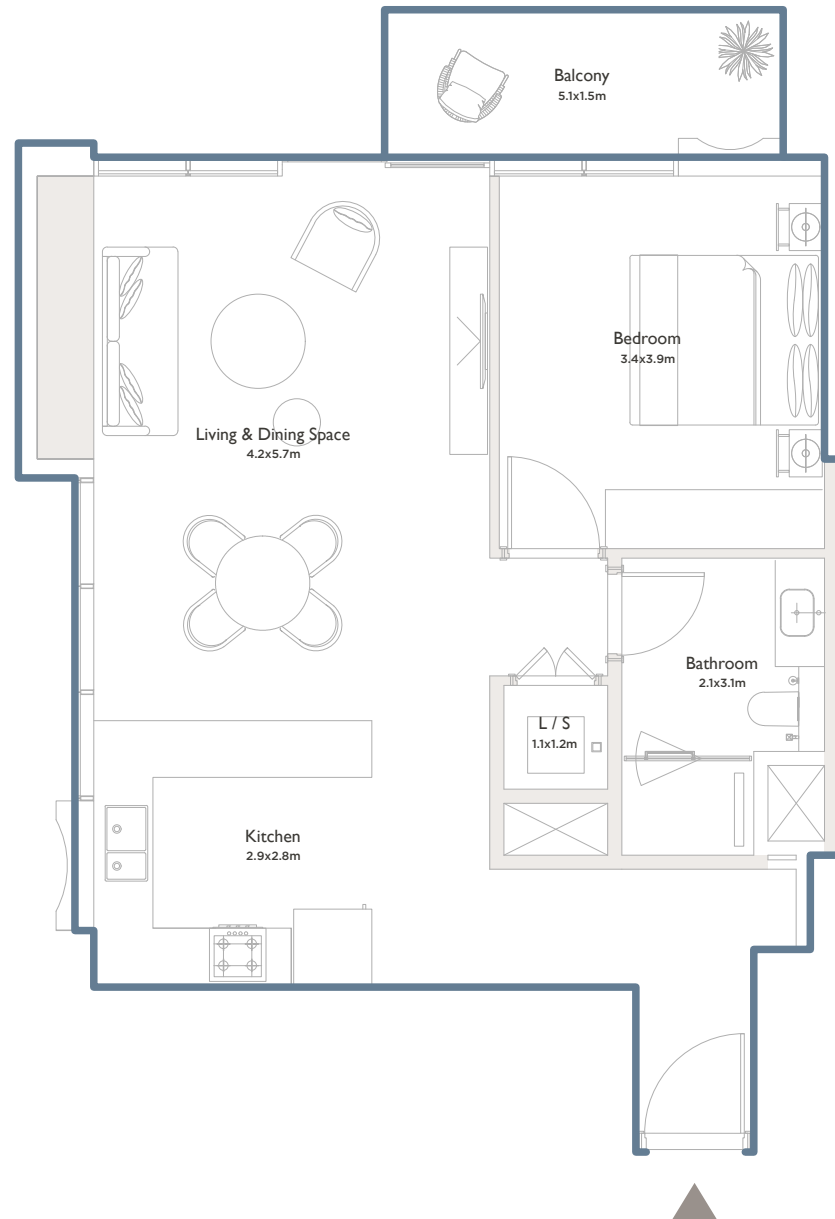
Terrace area
89 sq.ft (8 sq.m)



Total area
895 sq.ft (83 sq.m)

Type A - Even floors | Type B - Odd floors | Type C - Garden

KEY PLAN



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SERENIA DISTRICT
AT JUMEIRAH ISLANDS

WEST RESIDENCE

Type 06A | One bedroom



Internal area
751 sq.ft (70 sq.m)



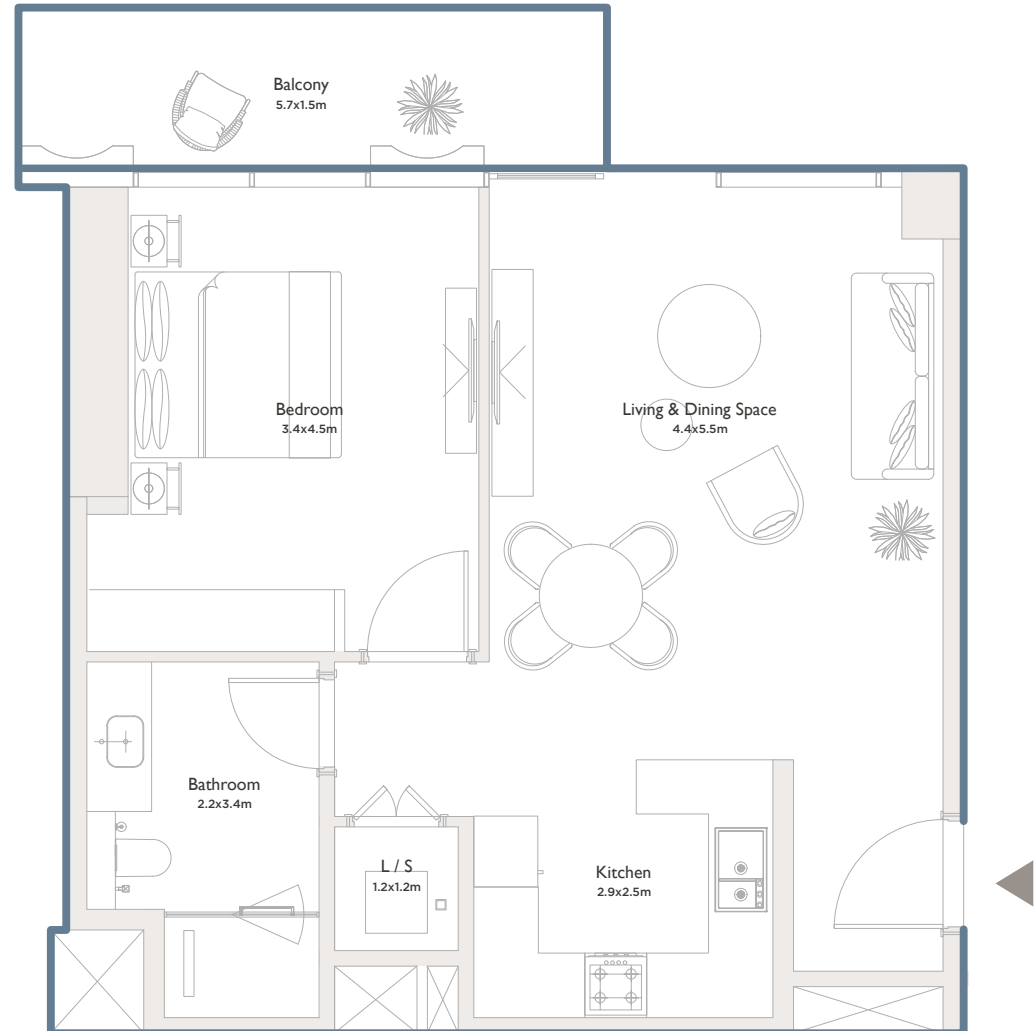
Terrace area
90 sq.ft (8 sq.m)



Total area
841 sq.ft (78 sq.m)

Type A - Even floors | Type B - Odd floors | Type C - Garden

KEY PLAN



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SERENIA DISTRICT
AT JUMEIRAH ISLANDS

**WEST
RESIDENCE**

Type 07A | One bedroom



Internal area
758 sq.ft (70 sq.m)



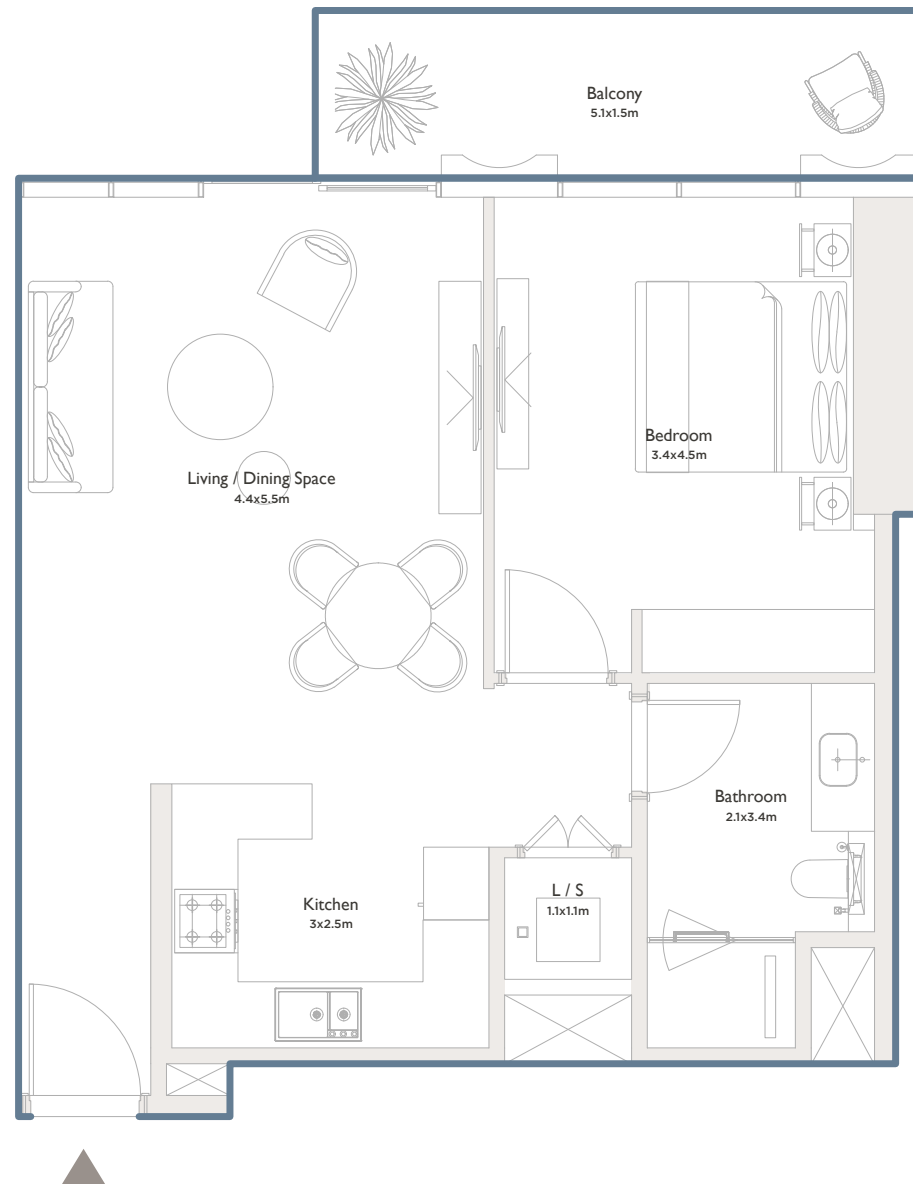
Terrace area
94 sq.ft (9 sq.m)



Total area
852 sq.ft (79 sq.m)

Type A - Even floors | Type B - Odd floors | Type C - Garden

KEY PLAN



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SERENIA DISTRICT
AT JUMEIRAH ISLANDS

**WEST
RESIDENCE**

Type 08A | One bedroom



Internal area
755 sq.ft (70 sq.m)



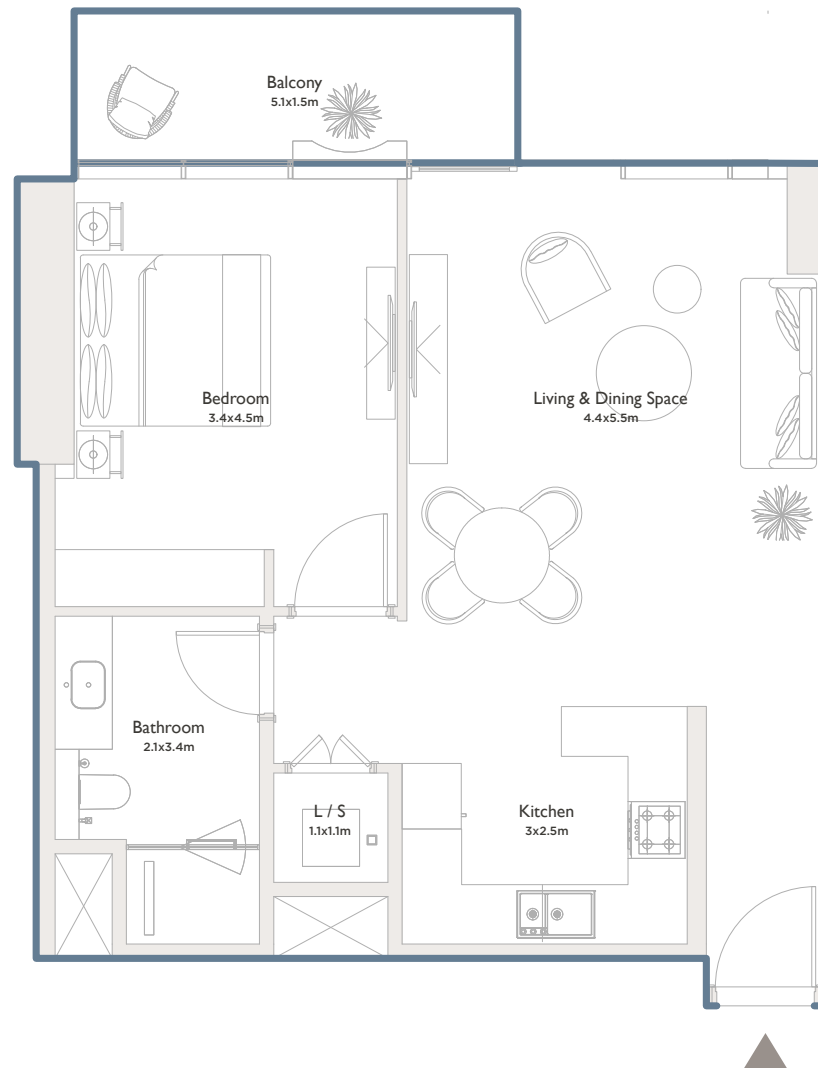
Terrace area
87 sq.ft (8 sq.m)



Total area
842 sq.ft (78 sq.m)

Type A - Even floors | Type B - Odd floors | Type C - Garden

KEY PLAN



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SERENIA DISTRICT
AT JUMEIRAH ISLANDS

**WEST
RESIDENCE**

Type 09A | One bedroom



Internal area
765 sq.ft (71 sq.m)



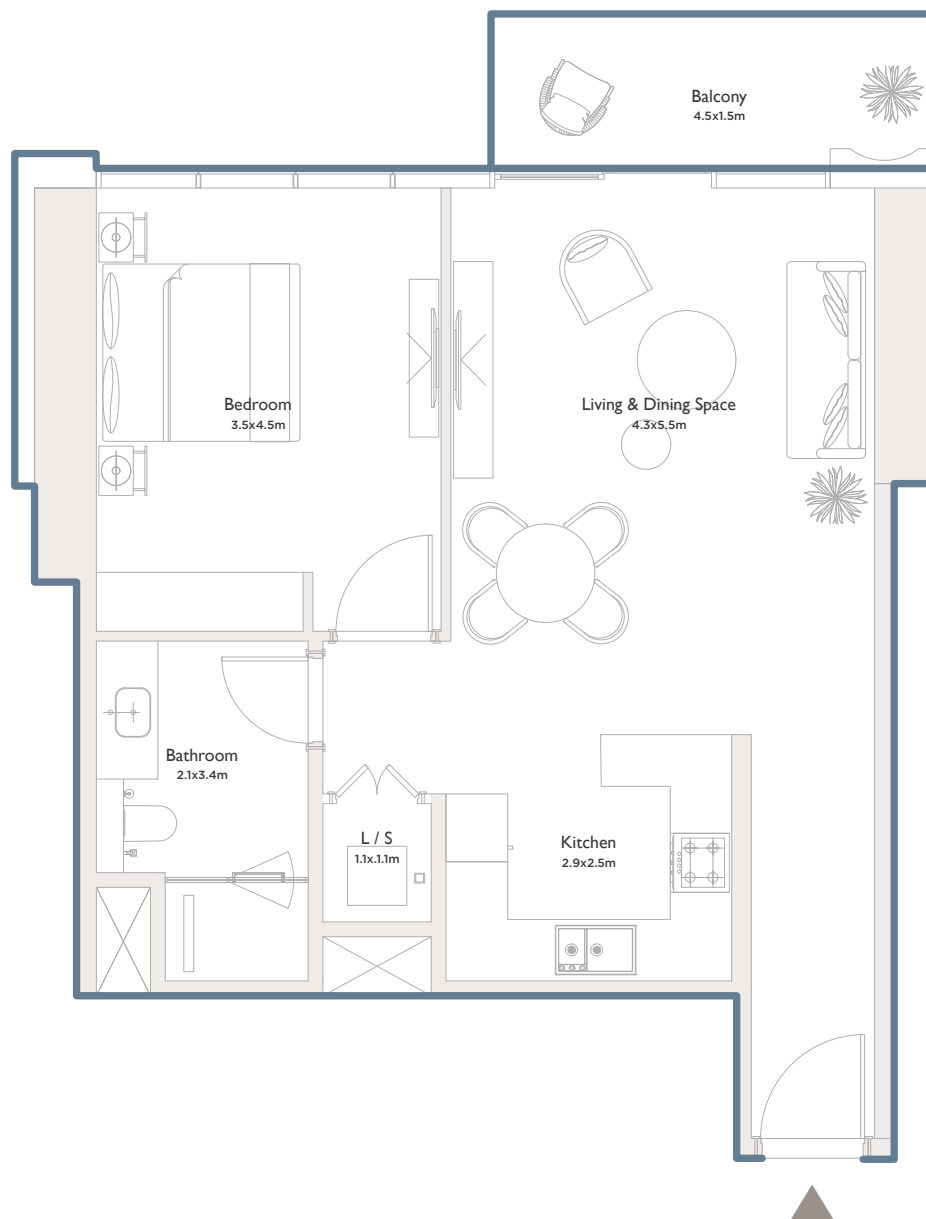
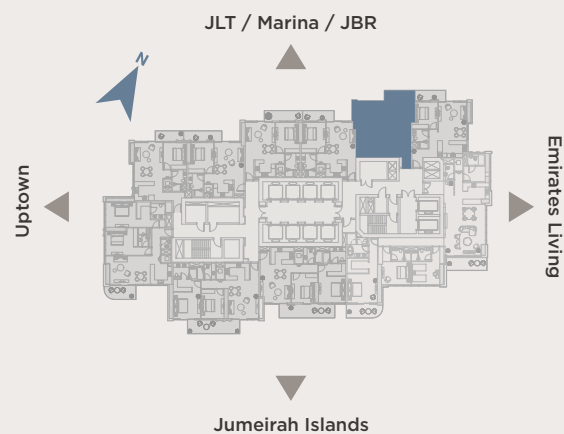
Terrace area
69 sq.ft (6 sq.m)



Total area
834 sq.ft (77 sq.m)

Type A - Even floors | Type B - Odd floors | Type C - Garden

KEY PLAN



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SERENIA DISTRICT
AT JUMEIRAH ISLANDS

**WEST
RESIDENCE**

Type 10A | One bedroom



Internal area
787 sq.ft (73 sq.m)



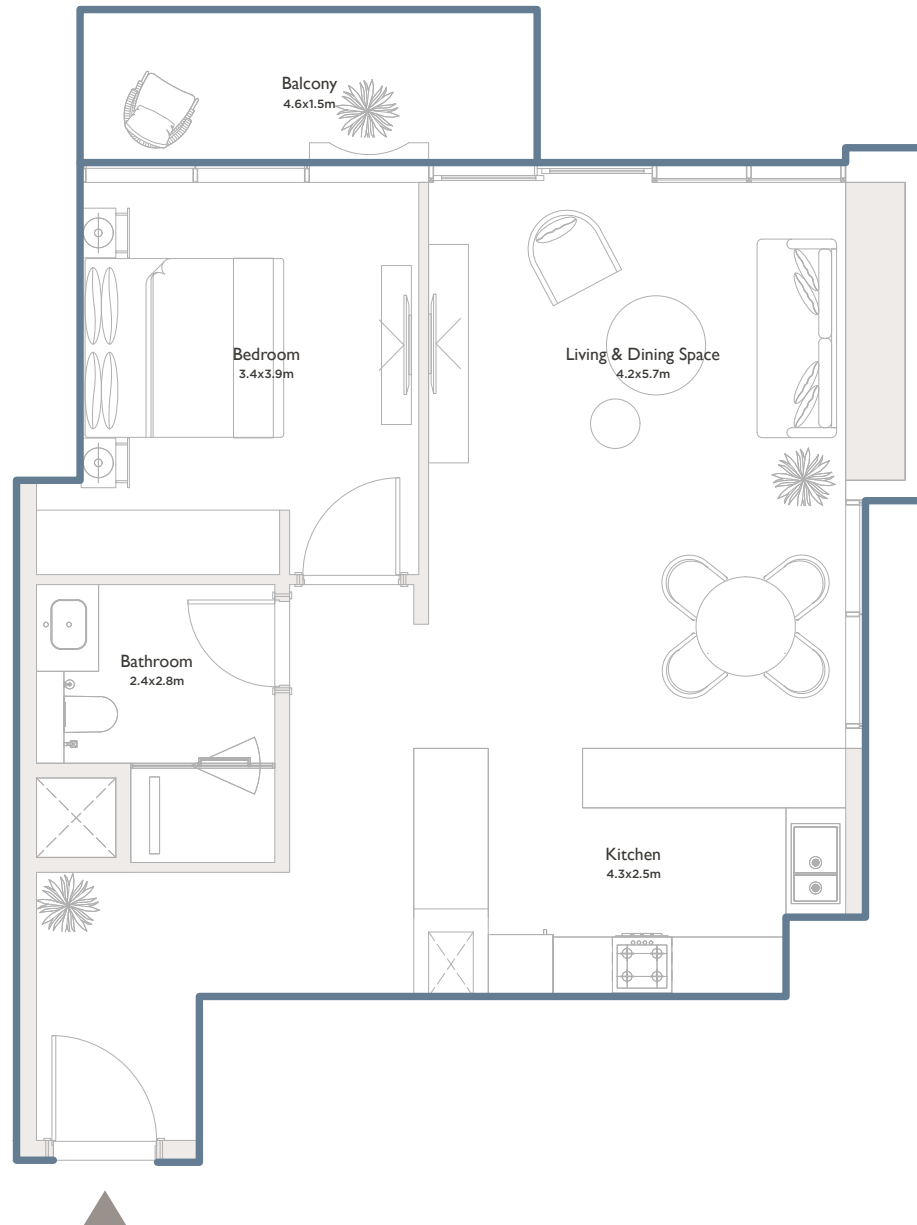
Terrace area
91 sq.ft (8 sq.m)



Total area
878 sq.ft (81 sq.m)

Type A - Even floors | Type B - Odd floors | Type C - Garden

KEY PLAN



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FLOORPLANS

TYPE B: ODD FLOORS



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SERENIA DISTRICT
AT JUMEIRAH ISLANDS

WEST RESIDENCE

Odd | Full floor



Total internal area
10,687 sq.ft (993 sq.m)



Total terrace area
1,145 sq.ft (106 sq.m)



Total area
11,832 sq.ft (1,099 sq.m)

FLOOR COMPOSITION

Total 10 units/floor



1 Bedroom
6 Units



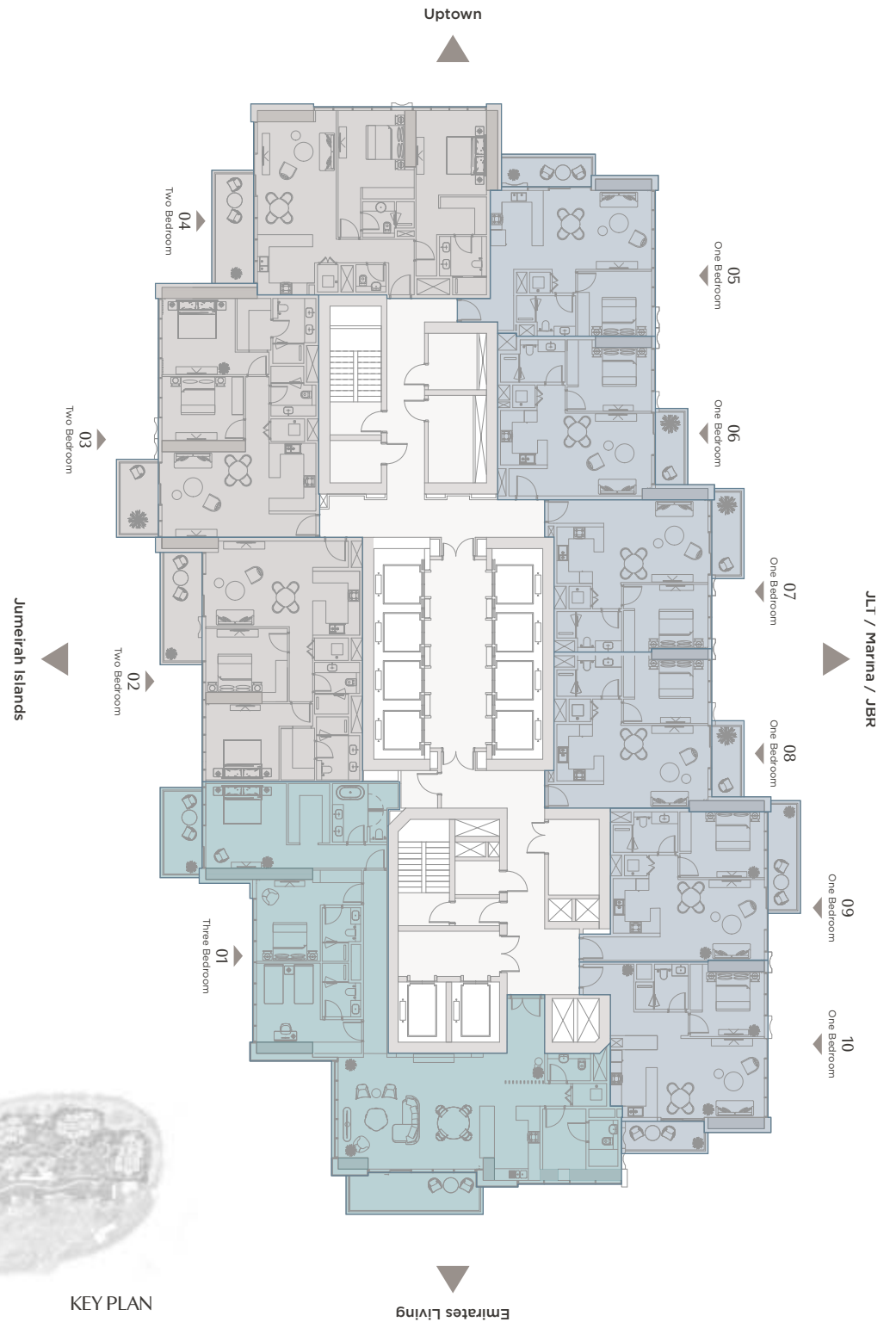
2 Bedroom
3 Units



3 Bedroom
1 Unit



KEY PLAN



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SERENIA DISTRICT
AT JUMEIRAH ISLANDS

WEST RESIDENCE

Type 01B | Three bedrooms



Internal area
2,388 sq.ft (222 sq.m)



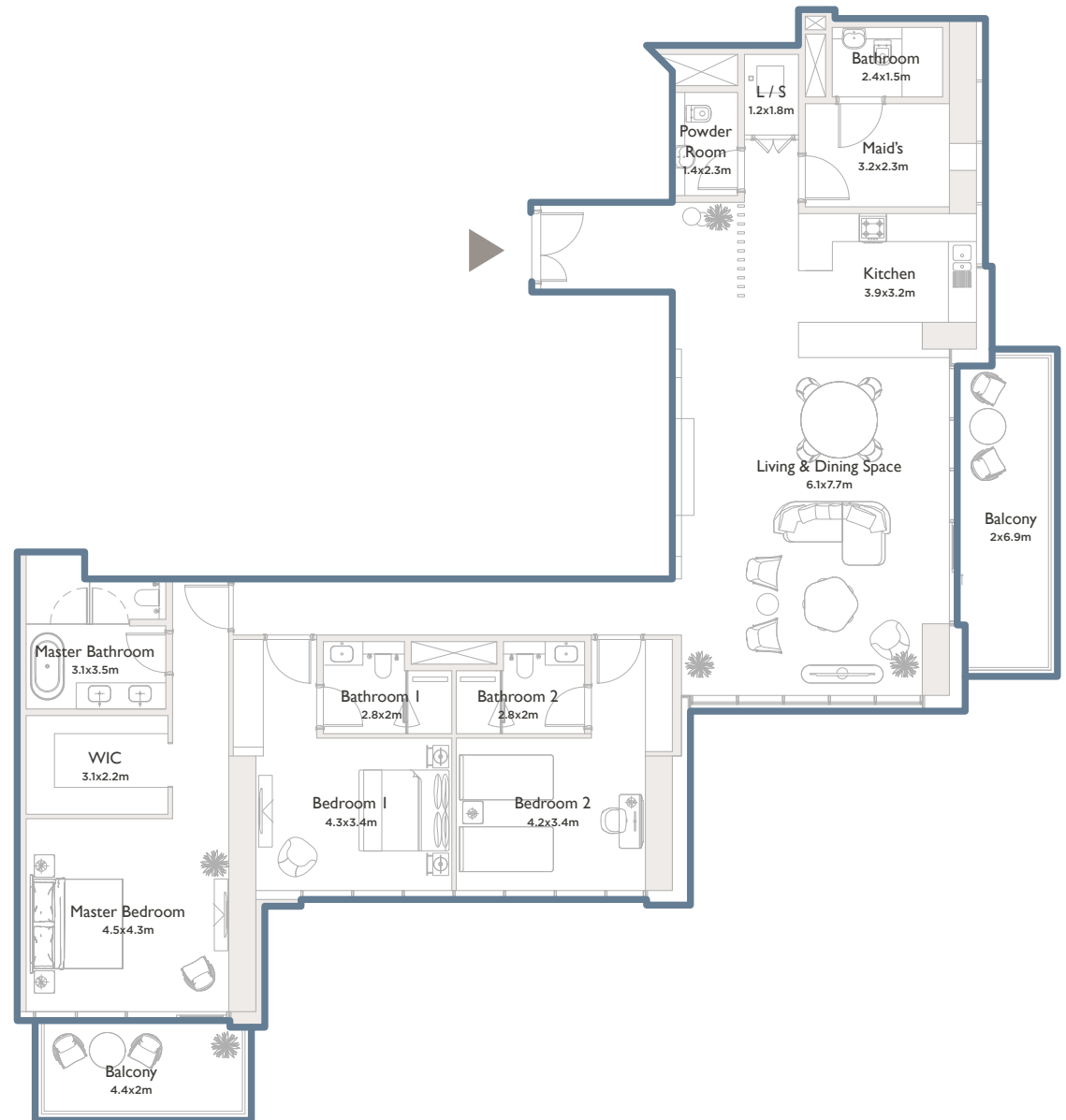
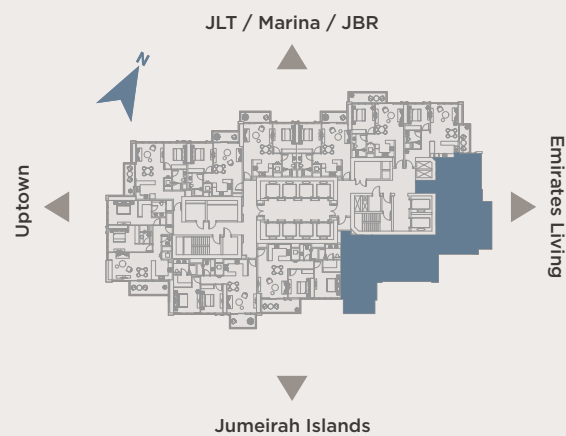
Terrace area
262 sq.ft (24 sq.m)



Total area
2,650 sq.ft (246 sq.m)

Type A - Even floors | Type B - Odd floors | Type C - Garden

KEY PLAN



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SERENIA DISTRICT
AT JUMEIRAH ISLANDS

WEST RESIDENCE

Type 02B | Two bedrooms



Internal area
1,161 sq.ft (108 sq.m)



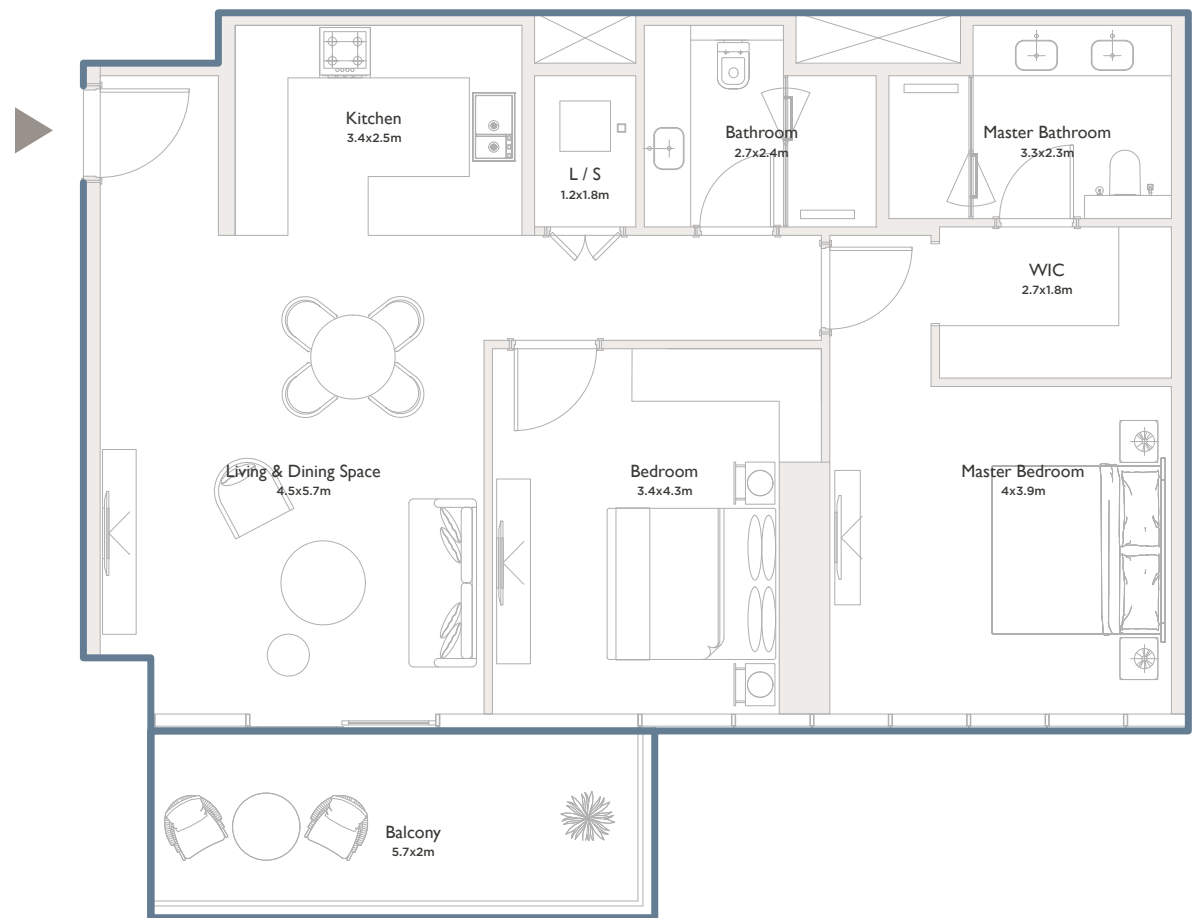
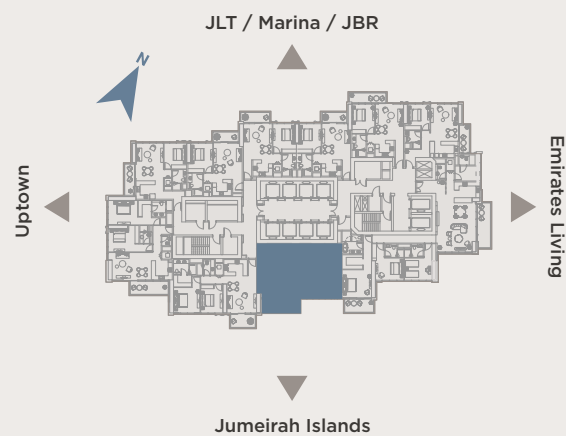
Terrace area
142 sq.ft (13 sq.m)



Total area
1,303 sq.ft (121 sq.m)

Type A - Even floors | Type B - Odd floors | Type C - Garden

KEY PLAN



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SERENIA DISTRICT
AT JUMEIRAH ISLANDS

WEST RESIDENCE

Type 03B | Two bedrooms



Internal area
1,202 sq.ft (112 sq.m)



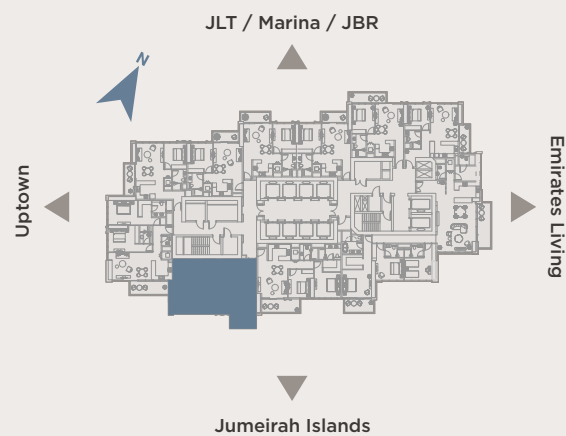
Terrace area
102 sq.ft (9 sq.m)



Total area
1,304 sq.ft (121 sq.m)

Type A - Even floors | Type B - Odd floors | Type C - Garden

KEY PLAN



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SERENIA DISTRICT
AT JUMEIRAH ISLANDS

**WEST
RESIDENCE**

Type 04B | Two bedrooms



Internal area
1,315 sq.ft (122 sq.m)



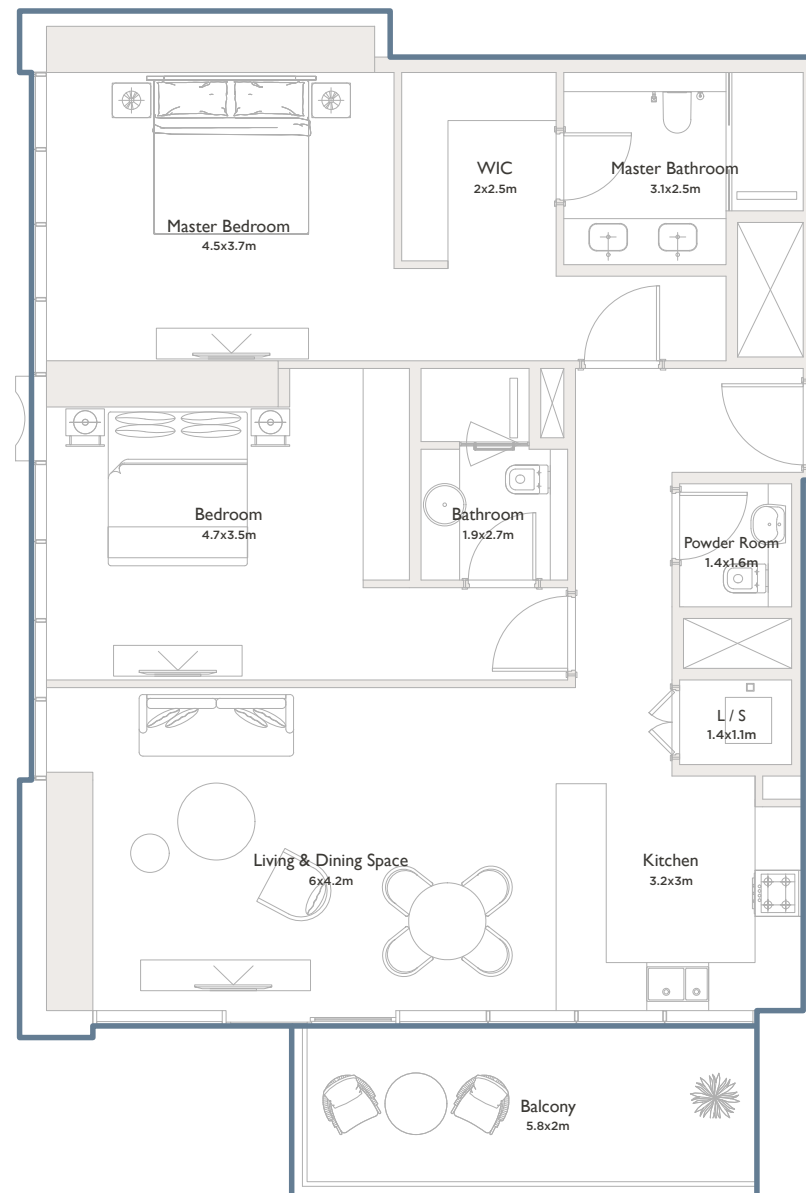
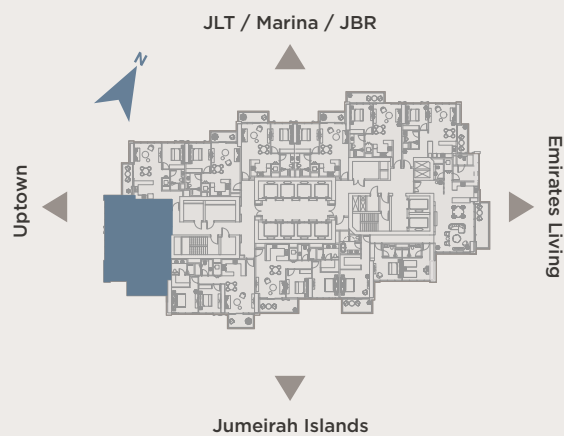
Terrace area
143 sq.ft (13 sq.m)



Total area
1,458 sq.ft (135 sq.m)

Type A - Even floors | Type B - Odd floors | Type C - Garden

KEY PLAN



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SERENIA DISTRICT
AT JUMEIRAH ISLANDS

**WEST
RESIDENCE**

Type 05B | One bedroom



Internal area
806 sq.ft (75 sq.m)



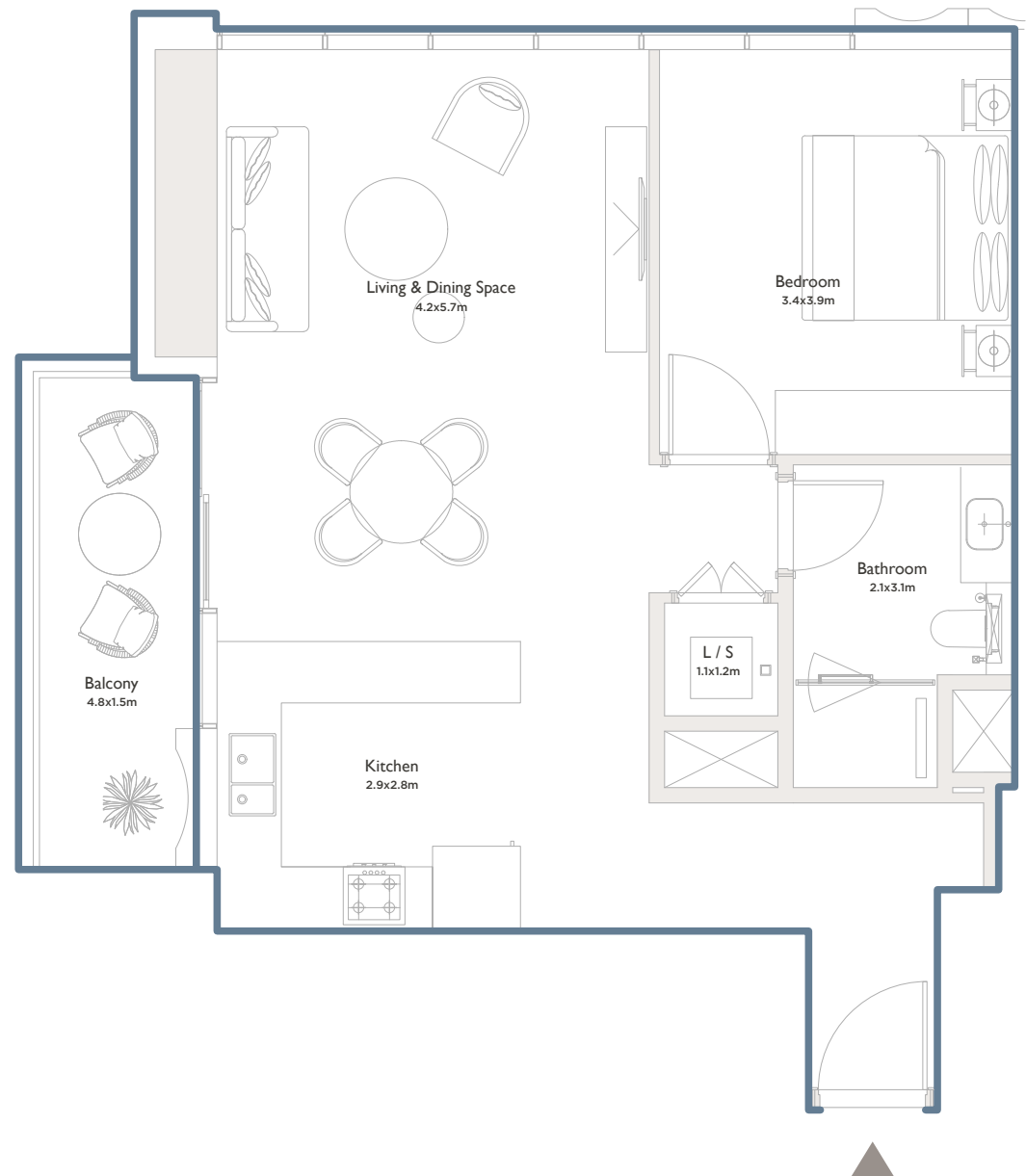
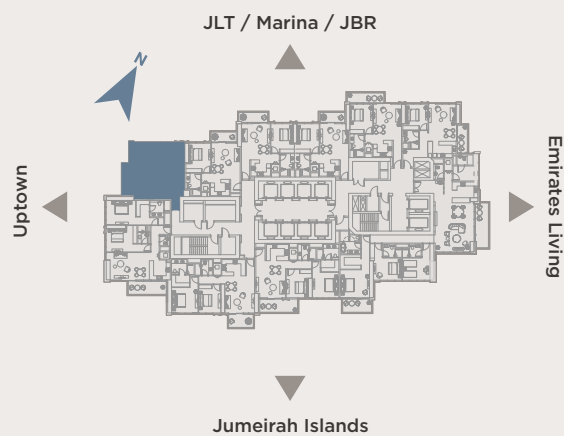
Terrace area
93 sq.ft (9 sq.m)



Total area
899 sq.ft (84 sq.m)

Type A - Even floors | Type B - Odd floors | Type C - Garden

KEY PLAN



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SERENIA DISTRICT
AT JUMEIRAH ISLANDS

WEST RESIDENCE

Type 06B | One bedroom



Internal area
751 sq.ft (70 sq.m)



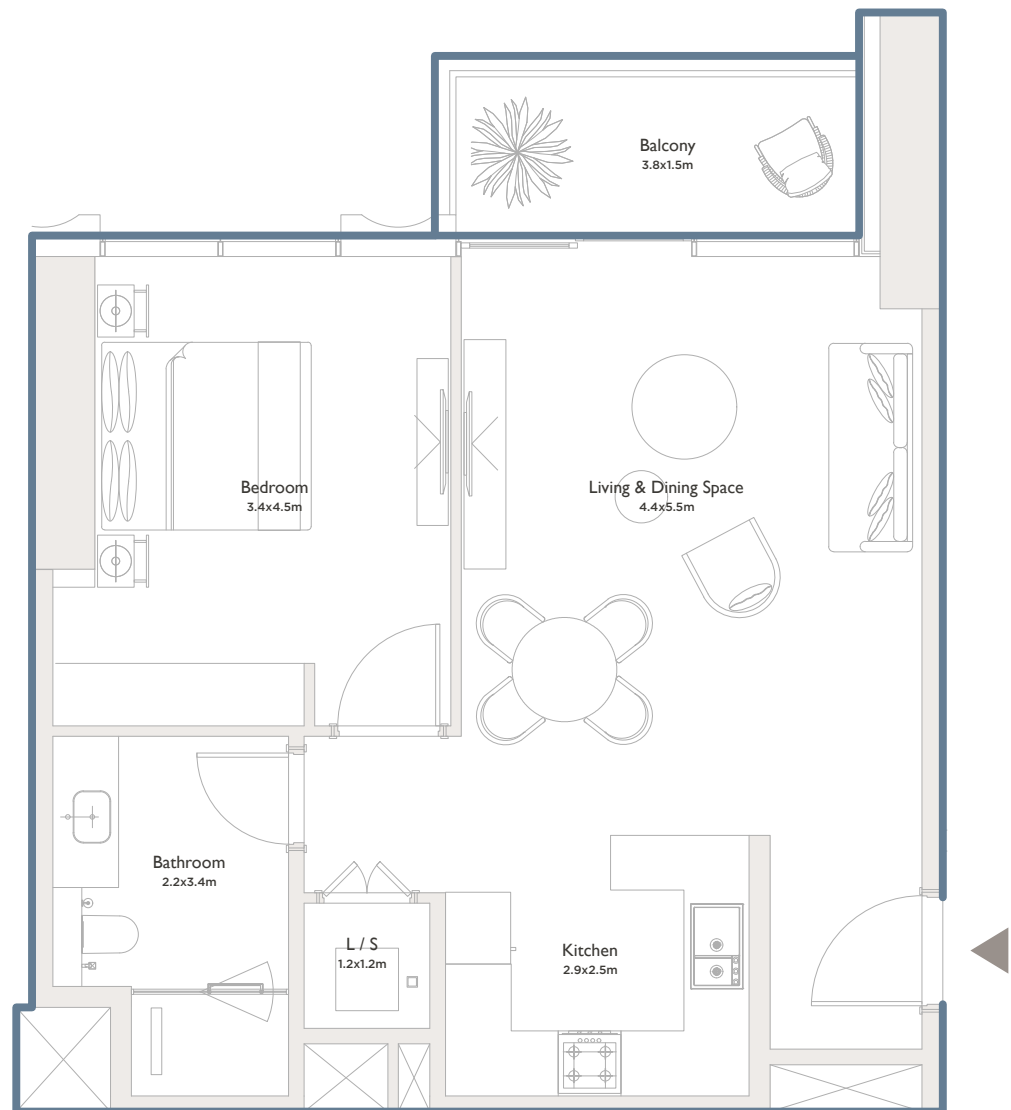
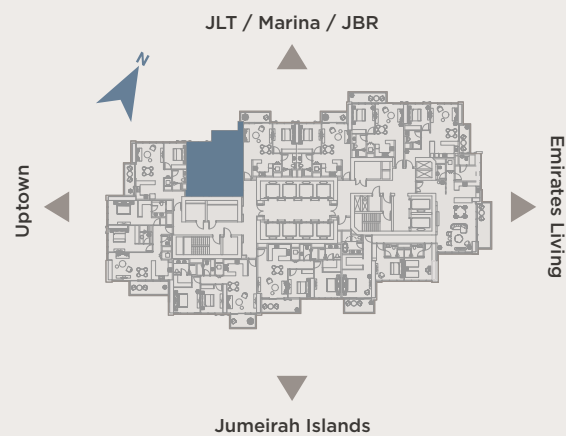
Terrace area
74 sq.ft (7 sq.m)



Total area
825 sq.ft (77 sq.m)

Type A - Even floors | Type B - Odd floors | Type C - Garden

KEY PLAN



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SERENIA DISTRICT
AT JUMEIRAH ISLANDS

**WEST
RESIDENCE**

Type 07B | One bedroom



Internal area
759 sq.ft (70.5 sq.m)



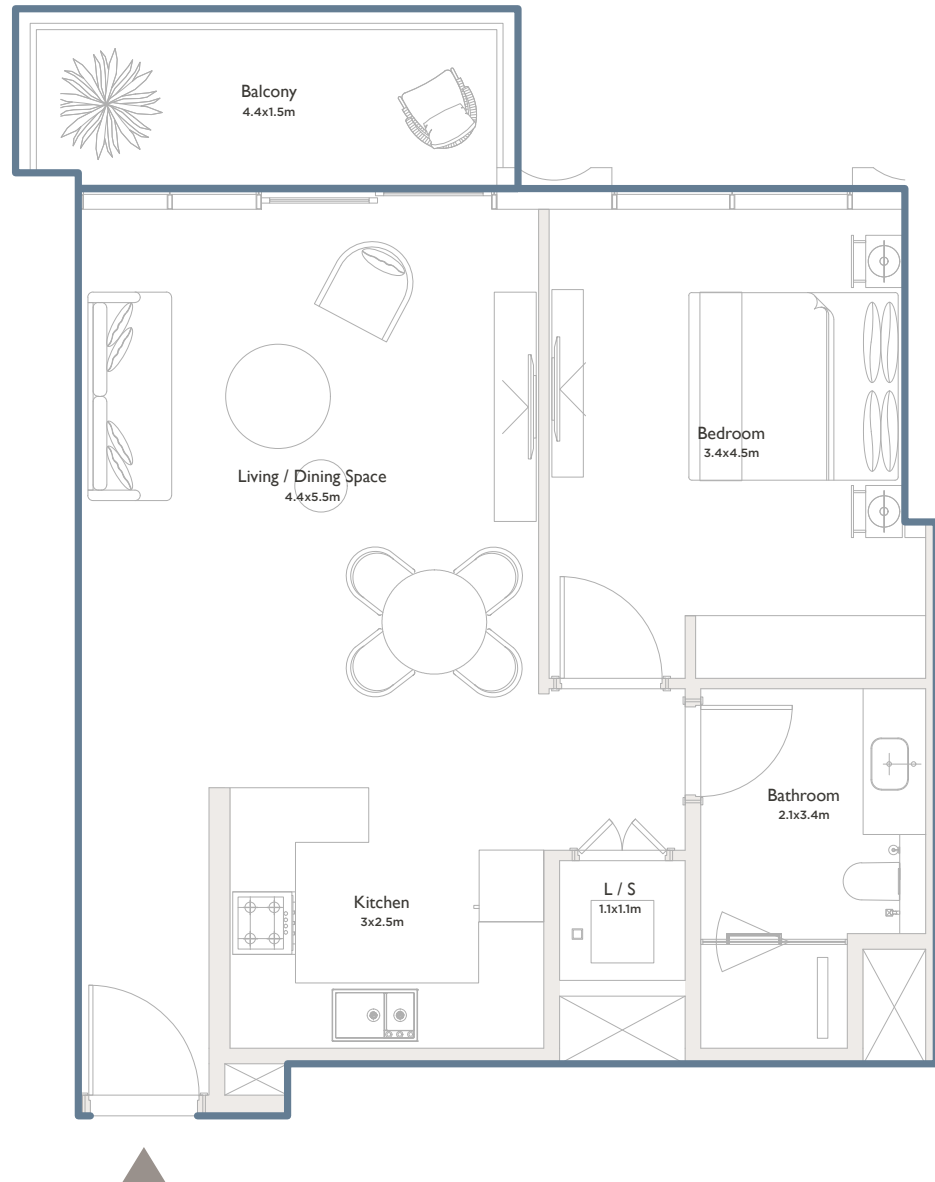
Terrace area
77 sq.ft (7 sq.m)



Total area
836 sq.ft (77.5 sq.m)

Type A - Even floors | Type B - Odd floors | Type C - Garden

KEY PLAN



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SERENIA DISTRICT
AT JUMEIRAH ISLANDS

WEST RESIDENCE

Type 08B | **One bedroom**



Internal area
756 sq.ft (70 sq.m)



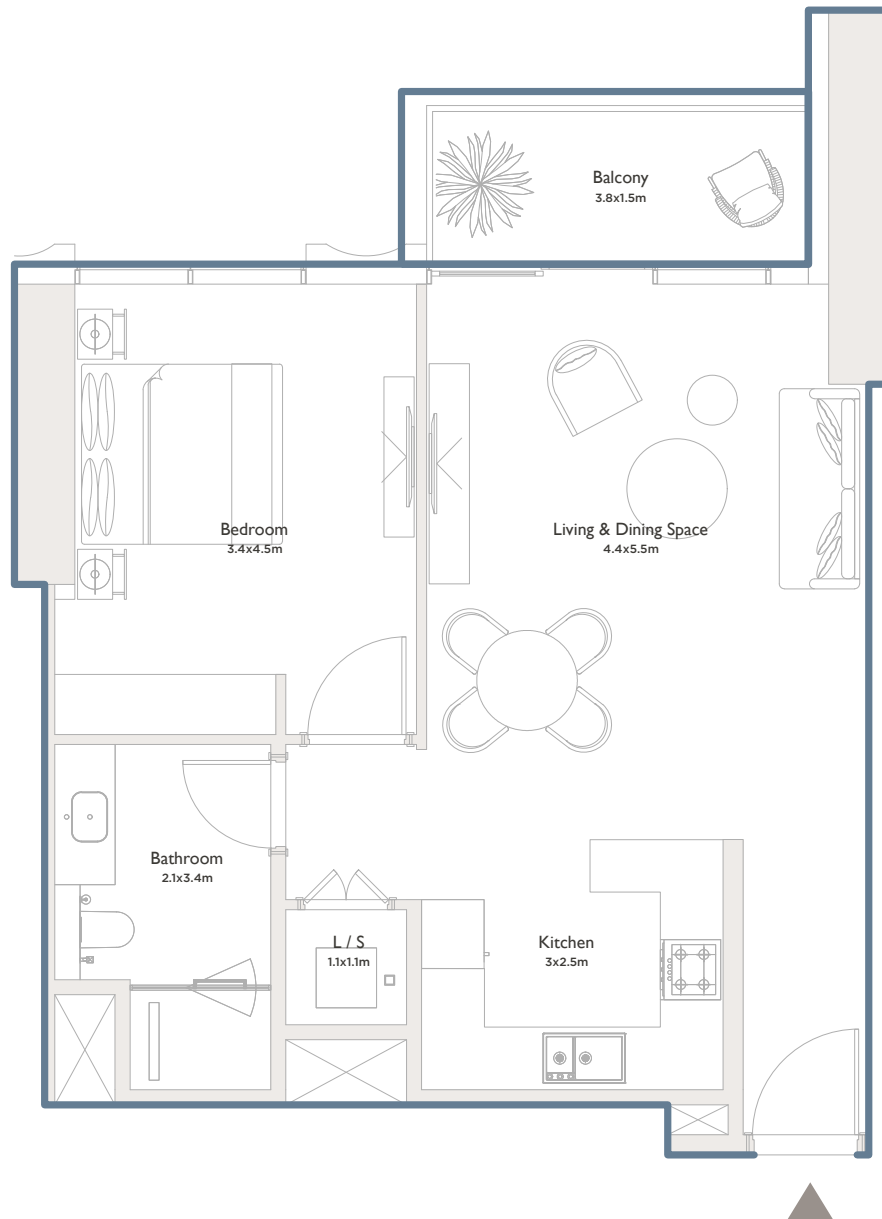
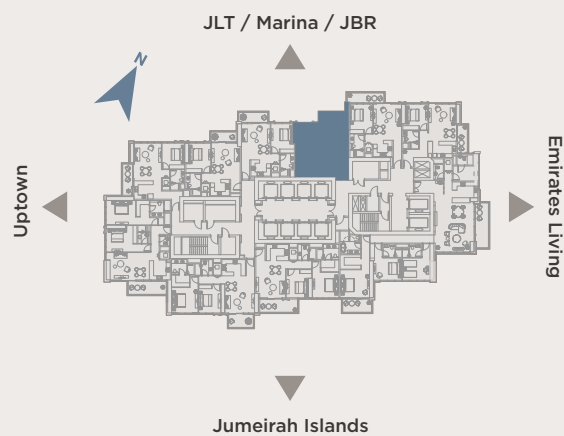
Terrace area
74 sq.ft (7 sq.m)



Total area
830 sq.ft (77 sq.m)

Type A - Even floors | Type B - Odd floors | Type C - Garden

KEY PLAN



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SERENIA DISTRICT
AT JUMEIRAH ISLANDS

WEST RESIDENCE

Type 09B | **One bedroom**



Internal area
762 sq.ft (71 sq.m)



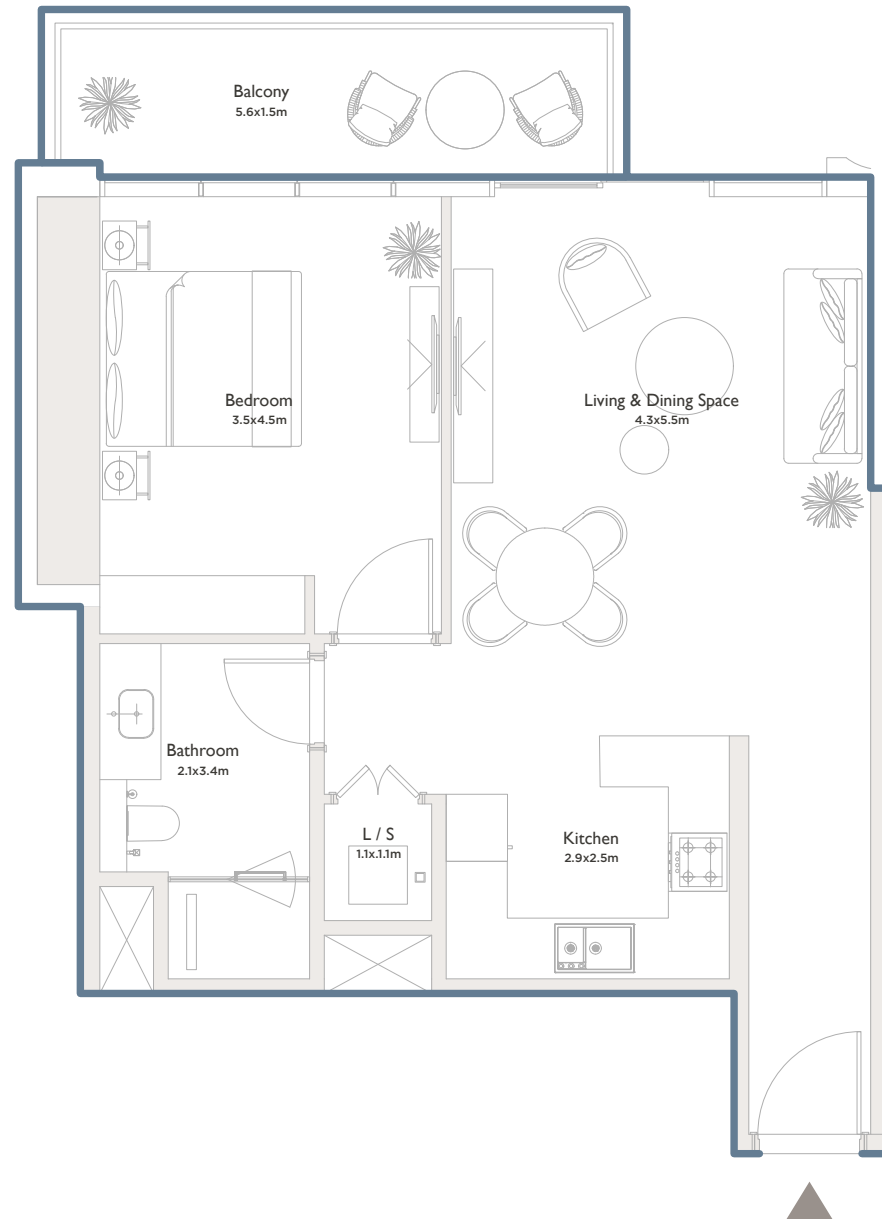
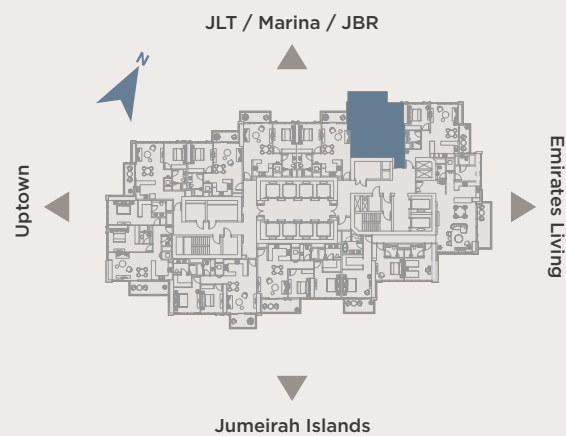
Terrace area
101 sq.ft (9 sq.m)



Total area
863 sq.ft (80 sq.m)

Type A - Even floors | Type B - Odd floors | Type C - Garden

KEY PLAN



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PALMA™
DEVELOPMENT



SERENIA DISTRICT
AT JUMEIRAH ISLANDS

WEST RESIDENCE

Type 10B | **One bedroom**



Internal area
787 sq.ft (73 sq.m)



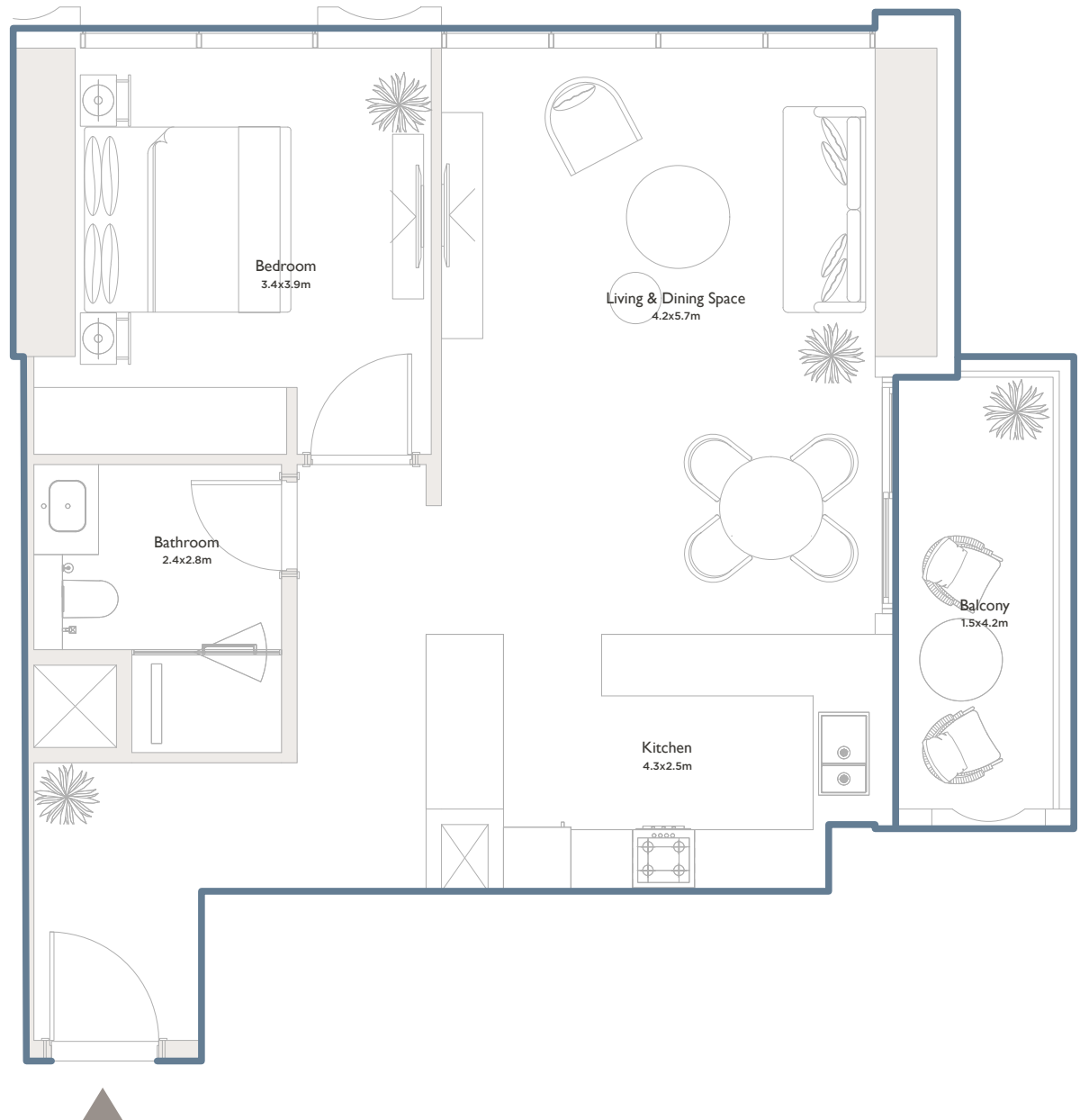
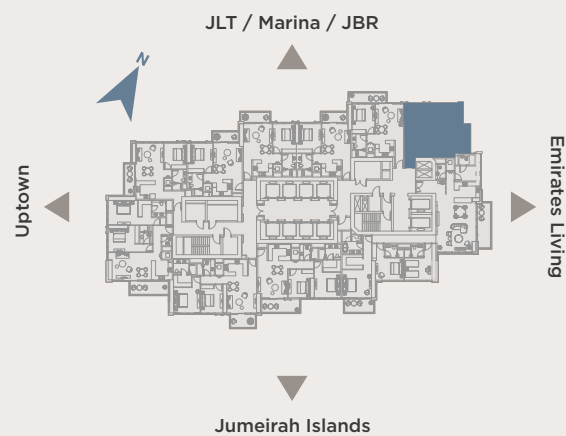
Terrace area
78 sq.ft (7 sq.m)



Total area
865 sq.ft (80 sq.m)

Type A - Even floors | Type B - Odd floors | Type C - Garden

KEY PLAN



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SERENIA DISTRICT
AT JUMEIRAH ISLANDS



WEST
RESIDENCE

DRN - 1068

Project No. 3408

Permit No. 0731323013

TAN - 0012004307008

Escrow Bank - Sharjah Islamic Bank

Expected completion date: 31 December 2028



PALMATM
DEVELOPMENT

For More Information, Contact The Developer
800-PALMA (72562) • PALMAHOLDING.COM
serenia@palmaholding.com