PALMA™
DEVELOPMENT

SERENIA DISTRICT
AT JUMEIRAH ISLANDS

WHERE REFLECTION
MEETS RHYTHM

EAST
RESIDENCE
4

EXCEPTIONAL
URBAN LIVING

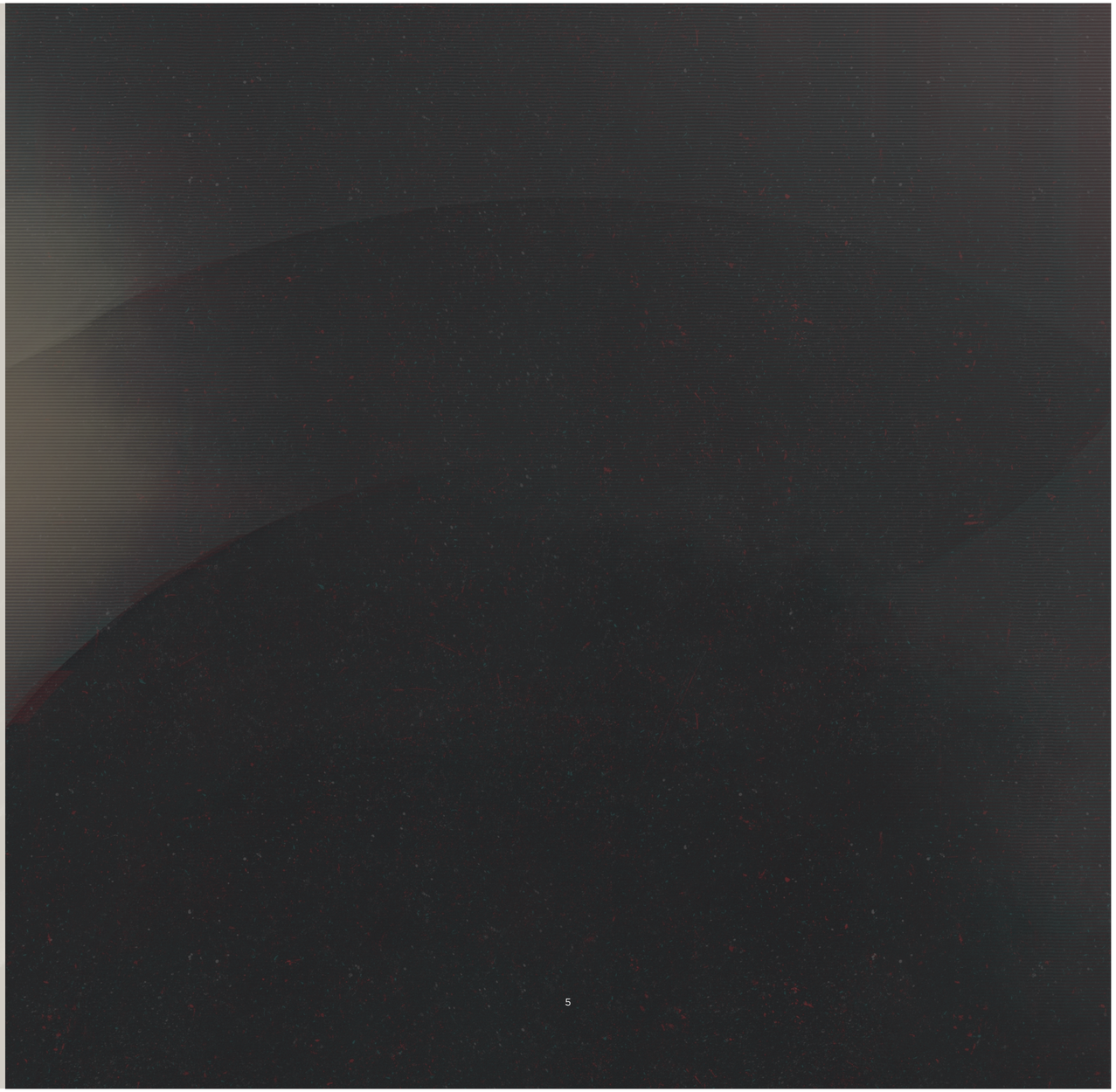
SERENIADISTRICT.COM / EASTRESIDENCE4

DESIGN LANGUAGE

Created in collaboration with Nikken Sekkei, the architectural expression draws inspiration from the phases of the moon, capturing a sense of transition between day and night.

Soft hues, gentle curves, and minimalist symmetry define the tower's visual identity, evoking lunar rhythm and reflective calm.

The design philosophy emphasises quiet serenity, subtle energy, and clarity; making it an ideal home for professionals, creatives, and young couples seeking the perfect harmony between work and wellbeing.




EAST
RESIDENCE 4
20
Floors
1 & 2
Bedroom Apartments
80 to 149 m²
Ranges from 875 to 1,605 sq.ft



EAST RESIDENCE 4

ABOUT EAST RESIDENCE 4

At the heart of Serenia District, East Residence 4 rises between two worlds; the tranquil shimmer of Serenity Lake and the radiant energy of Dubai's skyline.

Guided by the element of the Moon, the tower evokes poise, reflection, and calm balance, creating a refined retreat for modern life.

Its design reflects Japanese-informed precision, seamlessly tuned to the rhythm of daily momentum and evening calm.

VIEWS AND ORIENTATION

Primary views overlook Serenity Lake and Jumeirah Islands.

Secondary views look towards JLT for a sense of urban vibrancy, the best of both worlds.

Centrally located, offering panoramic views of both the community and Dubai's cityscape.





EAST RESIDENCE 4

4

ANCHOR FEATURES AVAILABLE TO RESIDENTS

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

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

Retail and F&B at your doorstep, curated for everyday convenience

Fully equipped podium with an expansive set of amenities overlooking the Serenity Lake

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


EAST RESIDENCE 4



EAST RESIDENCE 4

4

AMENITIES HIGHLIGHT

Serenity Lake, a tranquil focal point within a vibrant community, offering peaceful grounding ideal for young professionals and couples.

The Family Oasis zone, located at the base of Tower 4, offers landscaped gardens and shaded seating areas designed for relaxation and connection, along with a spacious pool.

Designed as a Nature Discovery Zone, this unique play space invites children to explore, learn, and connect with the outdoors, blending curiosity with the calm rhythm of nature.

Seamless digital conveniences, including card payment facilities, ensure a refined and effortless living experience for residents and guests alike.

COMMUNITY & LIFESTYLE

With over two decades of experience crafting Dubai's most livable neighbourhoods, Palma Development brings a deep understanding of community design to Serenia District. Every aspect is curated for connection and ease, from social spaces to daily conveniences, ensuring residents thrive in a setting that blends balance, beauty, and belonging.





EAST RESIDENCE 4

EAST RESIDENCE 4

EAST RESIDENCE 3 PAYMENT PLAN
60% / 40%

10%
1st Instalment
Immediate

10%
2nd Instalment
After 30 Days

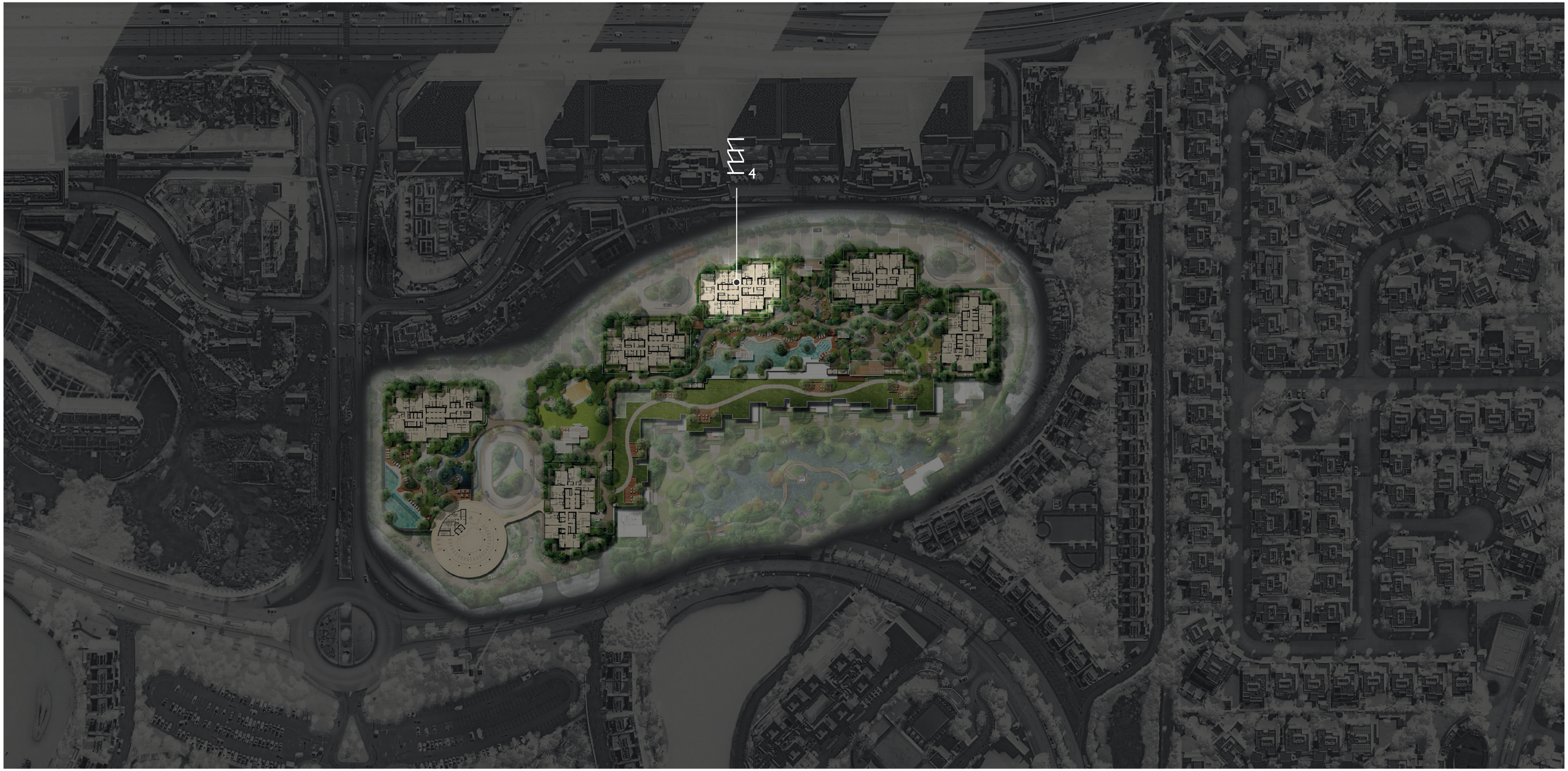
10%
3rd Instalment
01 June 2026

10%
4th Instalment
01 January 2027

10%
5th Instalment
01 January 2028

10%
6th Instalment
01 January 2029

40%
Final Instalment
30 June 2030


4

FLOOR PLANS


EVEN FLOORS

PALMA™
DEVELOPMENT

SERENIA DISTRICT
AT JUMEIRAH ISLANDS

EAST RESIDENCE 4

Even | **Full floor**

Internal area
9,367 sq.ft (870 sq.m)

Terrace area
1,006 sq.ft (94 sq.m)

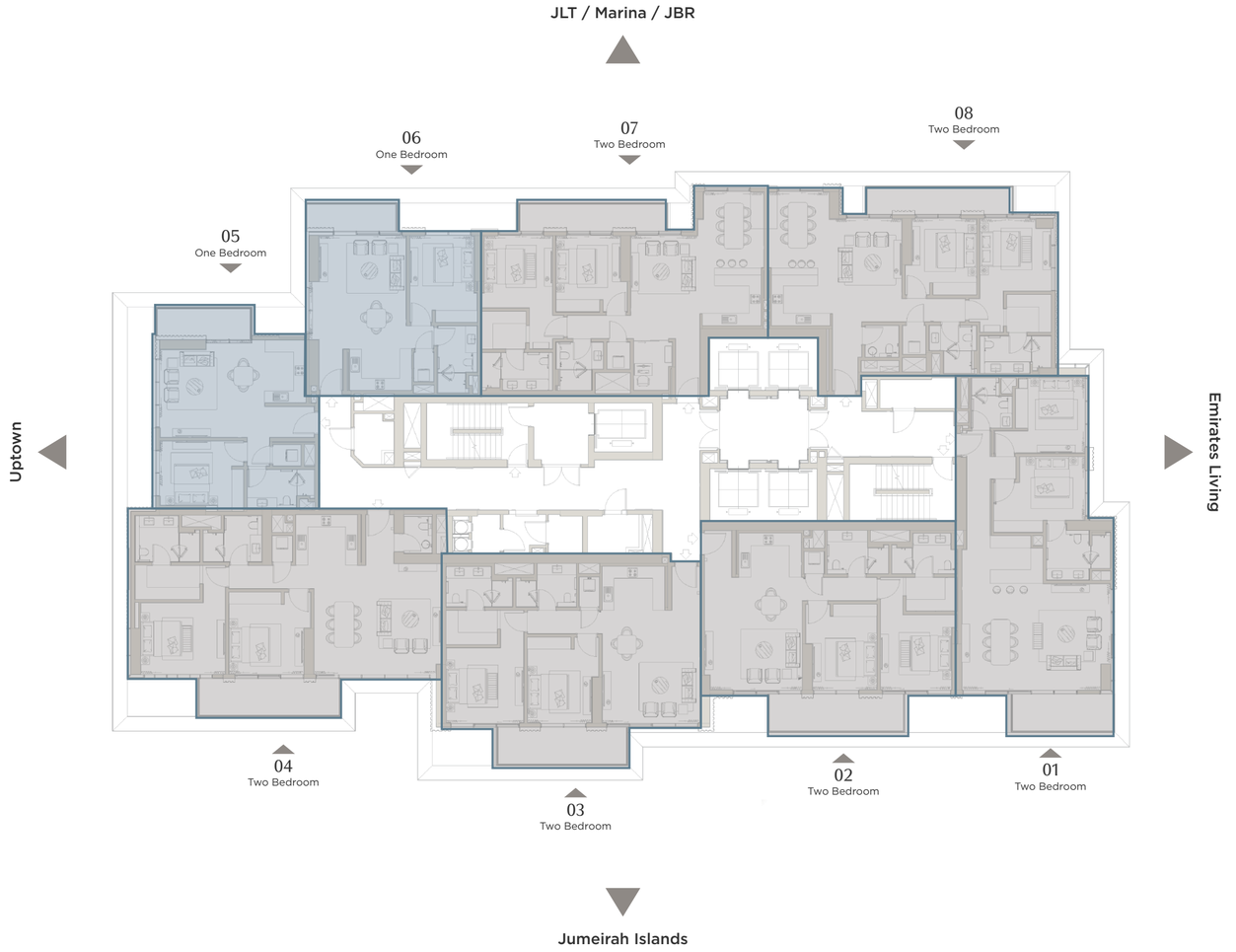
Total area
10,373 sq.ft (964 sq.m)

FLOOR COMPOSITION

Total 8 units/floor

1 Bedroom
2 Units

2 Bedroom
6 Units





KEY PLAN

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PALMA™
DEVELOPMENT

SERENIA DISTRICT
AT JUMEIRAH ISLANDS

EAST RESIDENCE 4

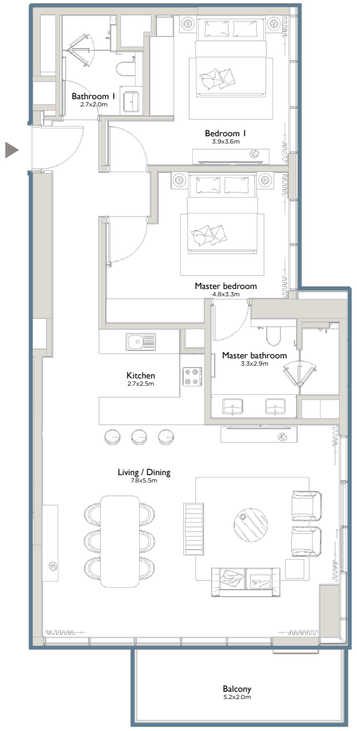
Type 01A | Two bedrooms

Internal area
1,288 sq.ft (120 sq.m)

Terrace area
115 sq.ft (11 sq.m)

Total area
1,403 sq.ft (131 sq.m)

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



KEY PLAN



EAST RESIDENCE 4

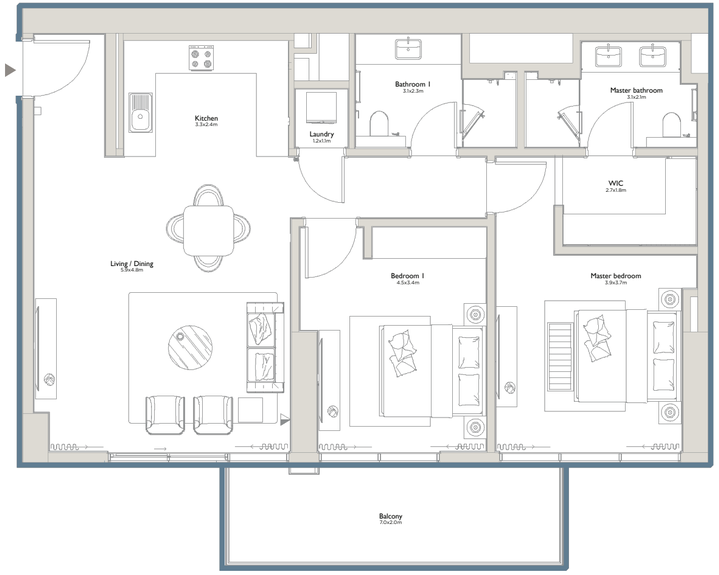
Type 02A | Two bedrooms

Internal area
1,210 sq.ft (112 sq.m)

Terrace area
154 sq.ft (14 sq.m)

Total area
1,364 sq.ft (126 sq.m)

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



KEY PLAN



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SERENIA DISTRICT
AT JUMEIRAH ISLANDS

EAST RESIDENCE 4

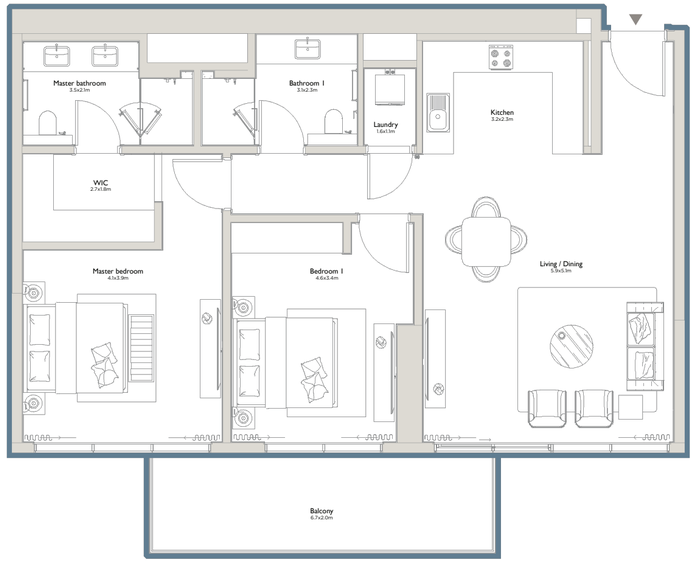
Type 03A | Two bedrooms

Internal area
1,238 sq.ft (115 sq.m)

Terrace area
148 sq.ft (14 sq.m)

Total area
1,386 sq.ft (129 sq.m)

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



KEY PLAN



EAST RESIDENCE 4

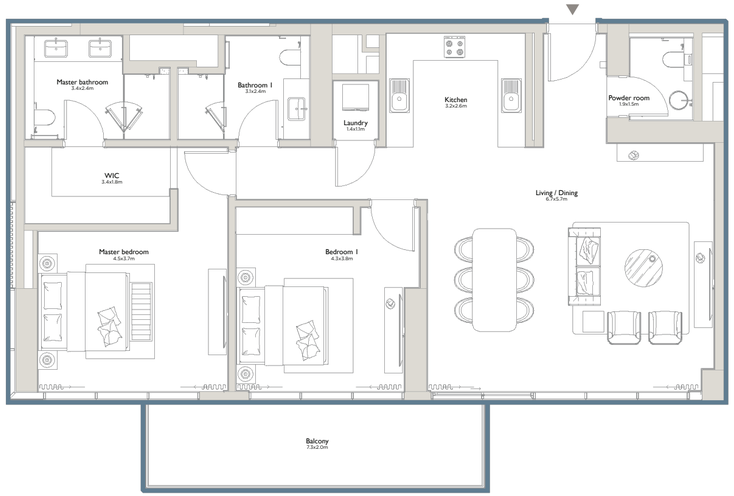
Type 04A | Two bedrooms

Internal area
1,449 sq.ft (135 sq.m)

Terrace area
160 sq.ft (15 sq.m)

Total area
1,609 sq.ft (150 sq.m)

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



KEY PLAN



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DEVELOPMENT

SERENIA DISTRICT
AT JUMEIRAH ISLANDS

EAST RESIDENCE 4

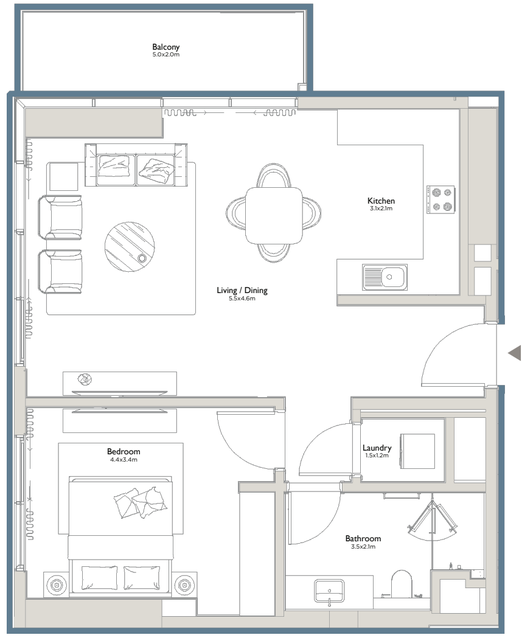
Type 05A | One bedroom

Internal area
774 sq.ft (72 sq.m)

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

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

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



KEY PLAN



EAST RESIDENCE 4

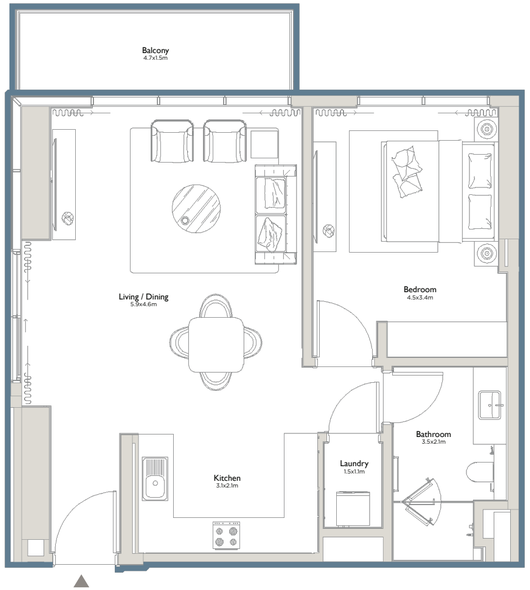
Type 06A | One bedroom

Internal area
777 sq.ft (72 sq.m)

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

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

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



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SERENIA DISTRICT
AT JUMEIRAH ISLANDS

EAST RESIDENCE 4

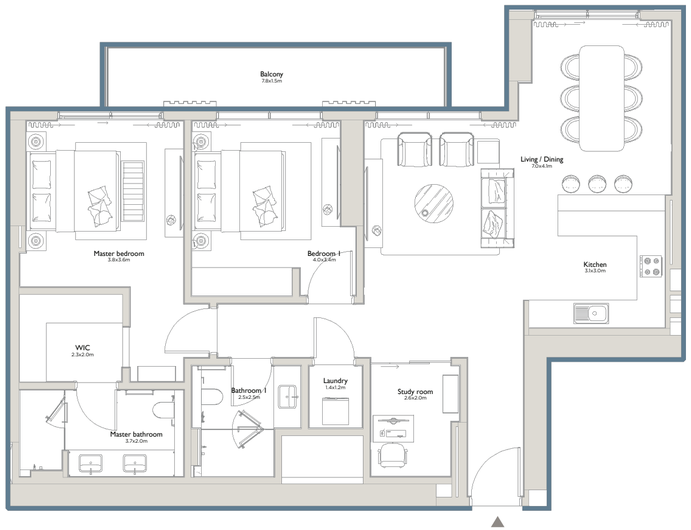
Type 07A | Two bedrooms

Internal area
1,329 sq.ft (123 sq.m)

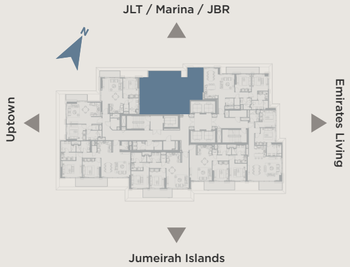
Terrace area
128 sq.ft (12 sq.m)

Total area
1,457 sq.ft (135 sq.m)

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



KEY PLAN



EAST RESIDENCE 4

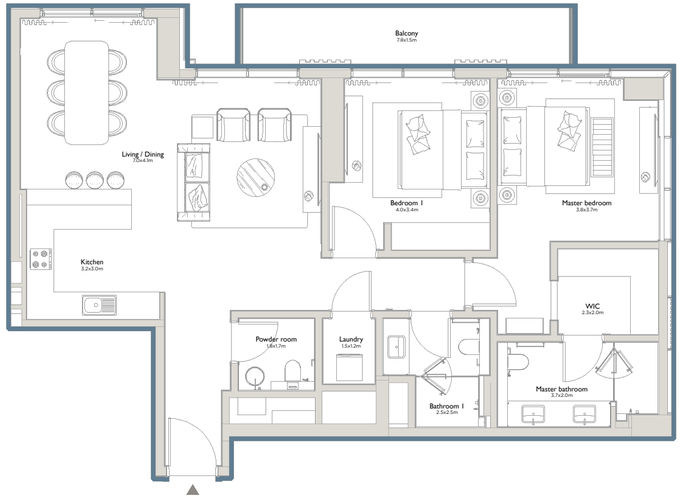
Type 08A | Two bedrooms

Internal area
1,302 sq.ft (121 sq.m)

Terrace area
127 sq.ft (12 sq.m)

Total area
1,429 sq.ft (133 sq.m)

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



KEY PLAN



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ODD FLOORS

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SERENIA DISTRICT
AT JUMEIRAH ISLANDS

EAST RESIDENCE 4

Odd | **Full floor**

Internal area
9,367 sq.ft (870 sq.m)

Terrace area
917 sq.ft (85 sq.m)

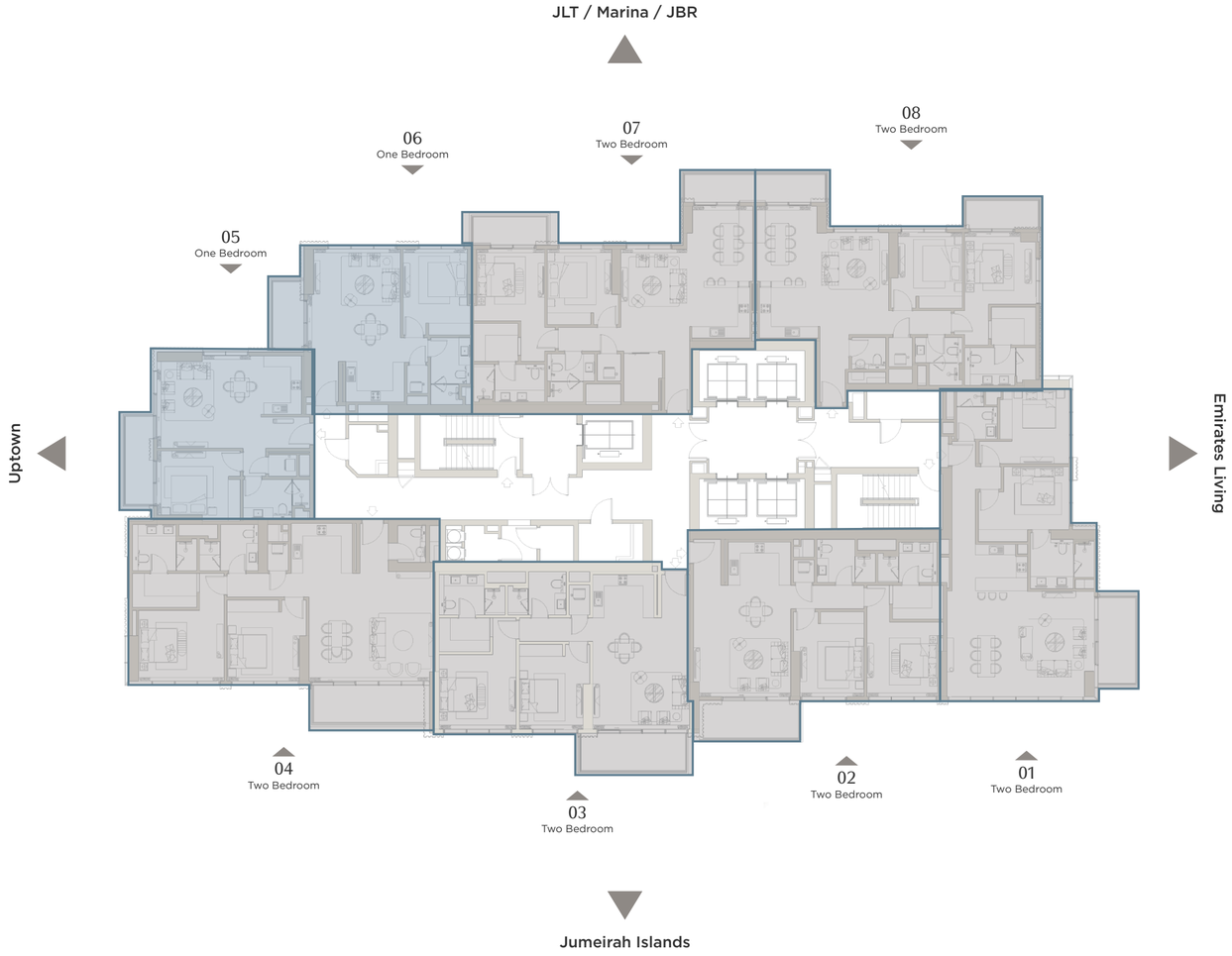
Total area
10,284 sq.ft (955 sq.m)

FLOOR COMPOSITION

Total 8 units/floor

1 Bedroom
2 Units

2 Bedroom
6 Units





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SERENIA DISTRICT
AT JUMEIRAH ISLANDS

EAST RESIDENCE 4

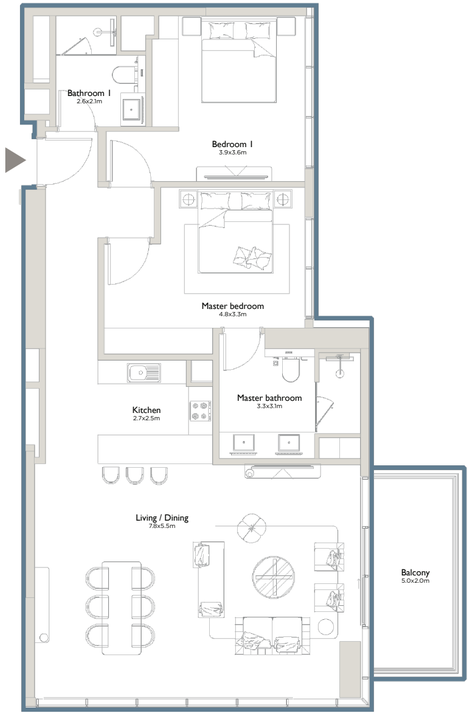
Type 01B | Two bedrooms

Internal area
1,288 sq.ft (120 sq.m)

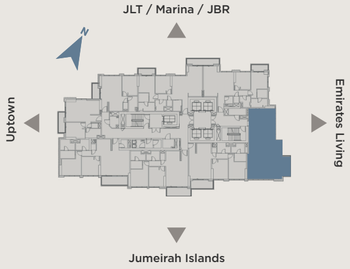
Terrace area
102 sq.ft (9 sq.m)

Total area
1,390 sq.ft (129 sq.m)

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



KEY PLAN



EAST RESIDENCE 4

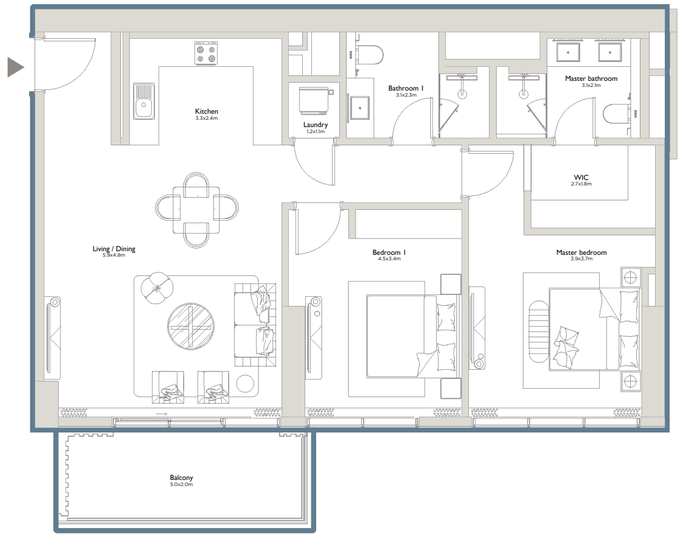
Type 02B | Two bedrooms

Internal area
1,212 sq.ft (113 sq.m)

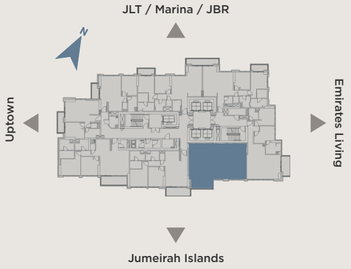
Terrace area
124 sq.ft (11 sq.m)

Total area
1,336 sq.ft (124 sq.m)

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



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EAST RESIDENCE 4

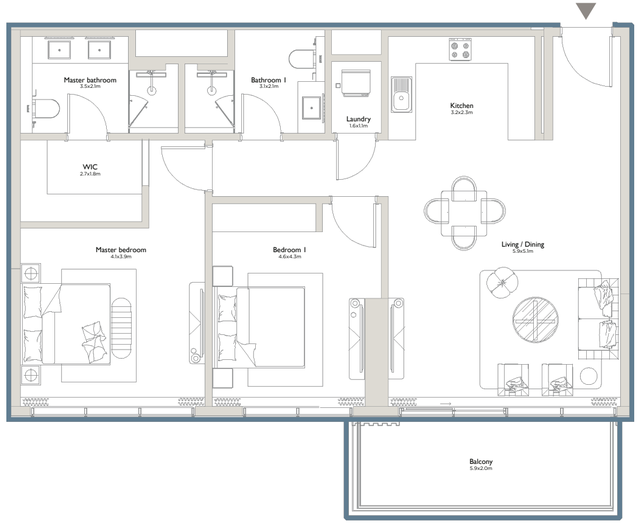
Type 03B | Two bedrooms

Internal area
1,238 sq.ft (115 sq.m)

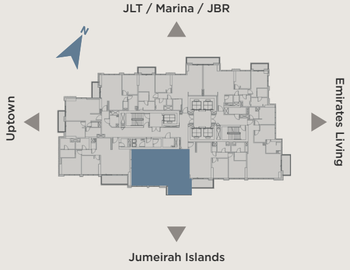
Terrace area
125 sq.ft (12 sq.m)

Total area
1,363 sq.ft (127 sq.m)

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



KEY PLAN



EAST RESIDENCE 4

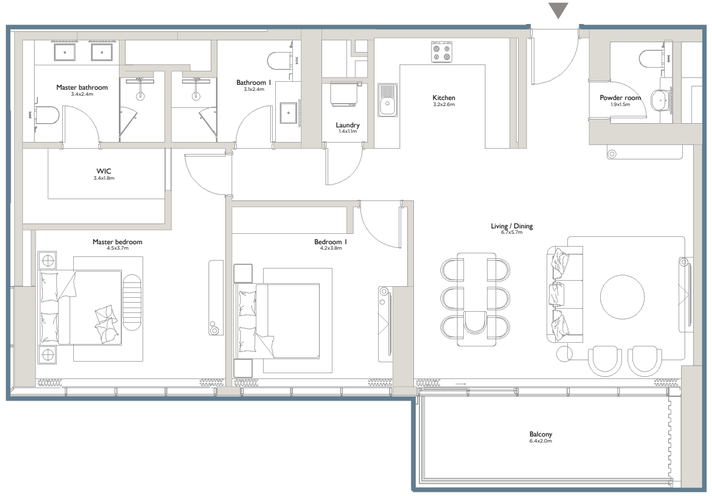
Type 04B | Two bedrooms

Internal area
1,449 sq.ft (135 sq.m)

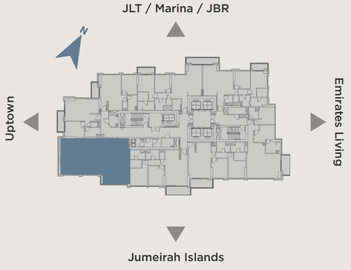
Terrace area
143 sq.ft (13 sq.m)

Total area
1,592 sq.ft (148 sq.m)

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



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DEVELOPMENT

SERENIA DISTRICT
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EAST RESIDENCE 4

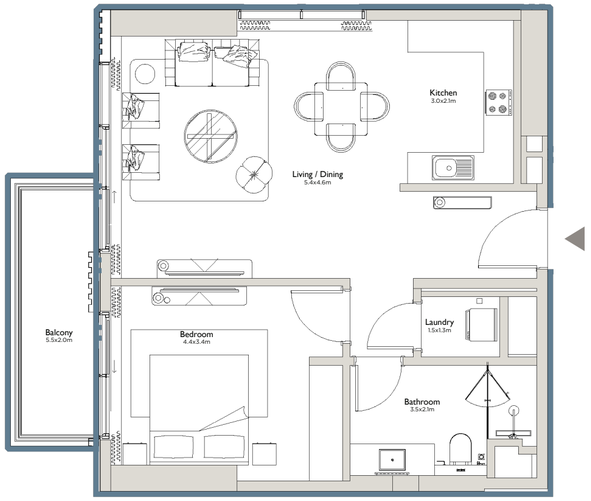
Type 05B | One bedroom

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

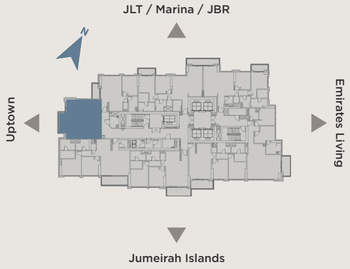
Terrace area
81 sq.ft (8 sq.m)

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

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



KEY PLAN



EAST RESIDENCE 4

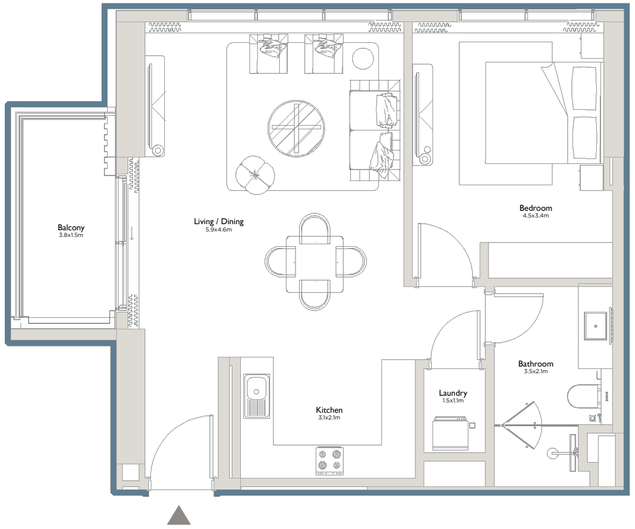
Type 06B | One bedroom

Internal area
776 sq.ft (72 sq.m)

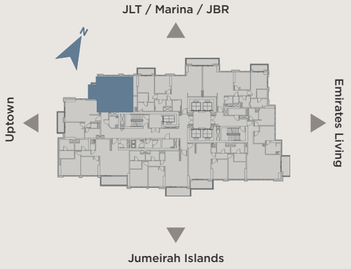
Terrace area
75 sq.ft (7 sq.m)

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

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



KEY PLAN



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EAST RESIDENCE 4

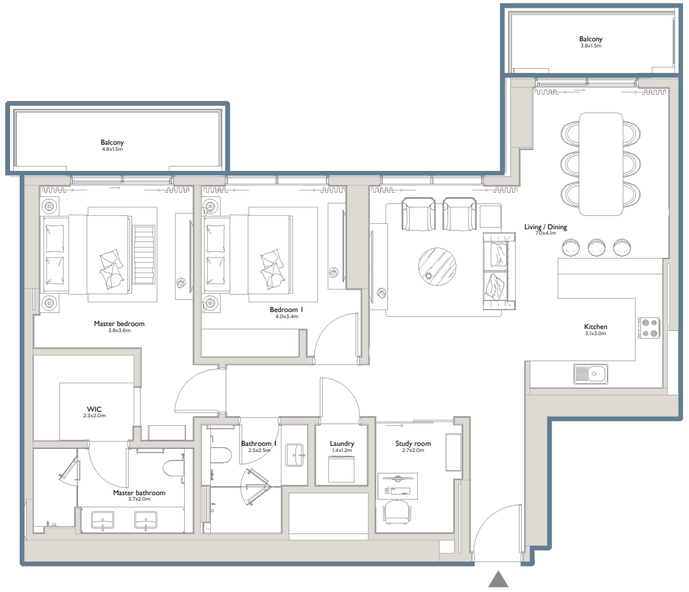
Type 07B | Two bedrooms

Internal area
1,331 sq.ft (124 sq.m)

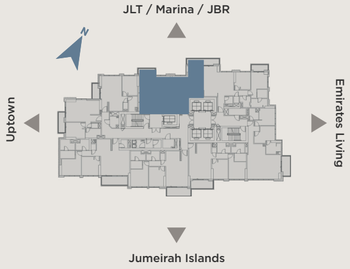
Terrace area
133 sq.ft (12 sq.m)

Total area
1,464 sq.ft (136 sq.m)

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



KEY PLAN



EAST RESIDENCE 4

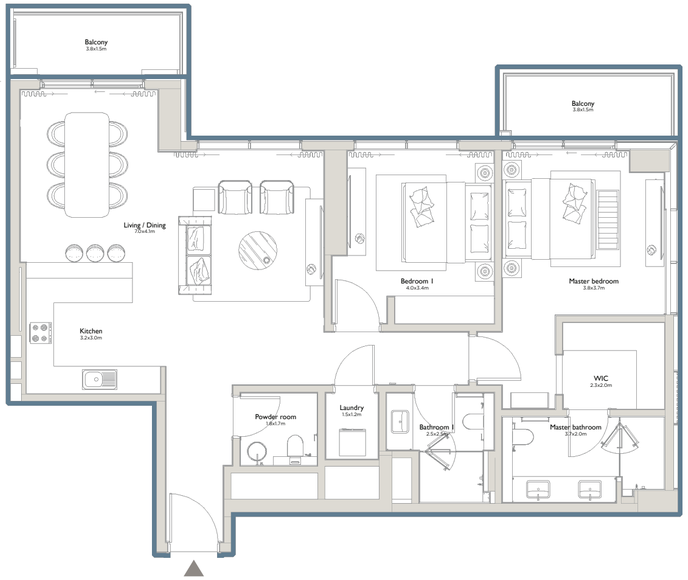
Type 08B | Two bedrooms

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

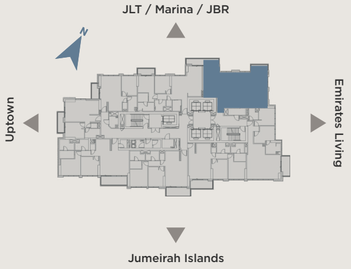
Terrace area
133 sq.ft (12 sq.m)

Total area
1,436 sq.ft (133 sq.m)

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



KEY PLAN



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PODIUM FLOORS

PALMA™
DEVELOPMENT

SERENIA DISTRICT
AT JUMEIRAH ISLANDS

EAST RESIDENCE 4

Podium | Full floor

Internal area
8,121 sq.ft (755 sq.m)

Terrace area
6,846 sq.ft (636 sq.m)

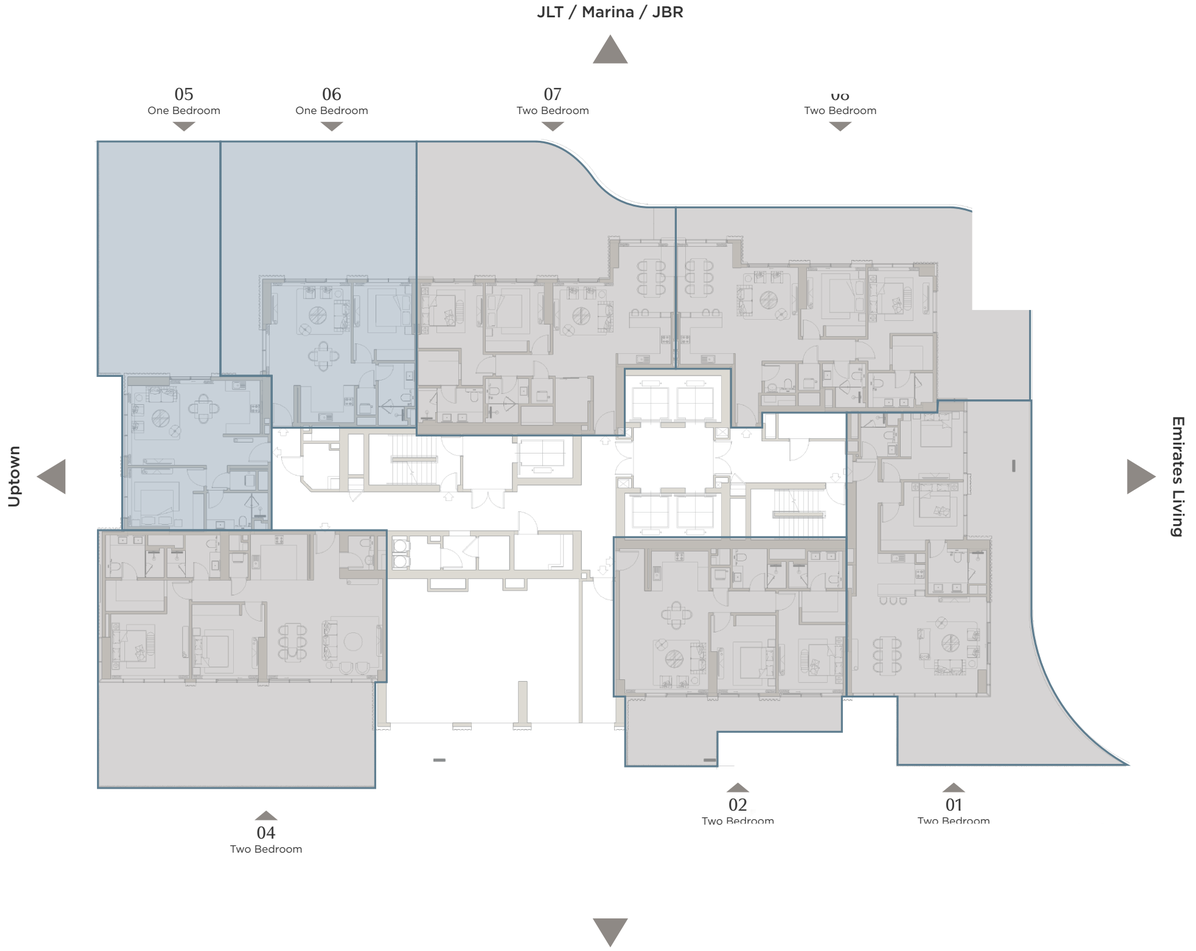
Total area
14,967 sq.ft (1,390 sq.m)

FLOOR COMPOSITION

Total 8 units/floor

1 Bedroom
2 Units

2 Bedroom
5 Units





KEY PLAN

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PALMA™
DEVELOPMENT

SERENIA DISTRICT
AT JUMEIRAH ISLANDS

EAST RESIDENCE 4

Type 01C | Two bedrooms

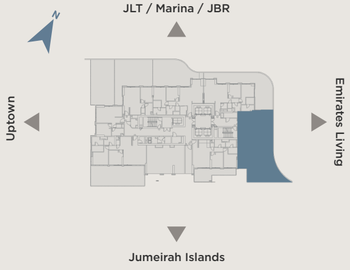
Internal area
1,283 sq.ft (119 sq.m)

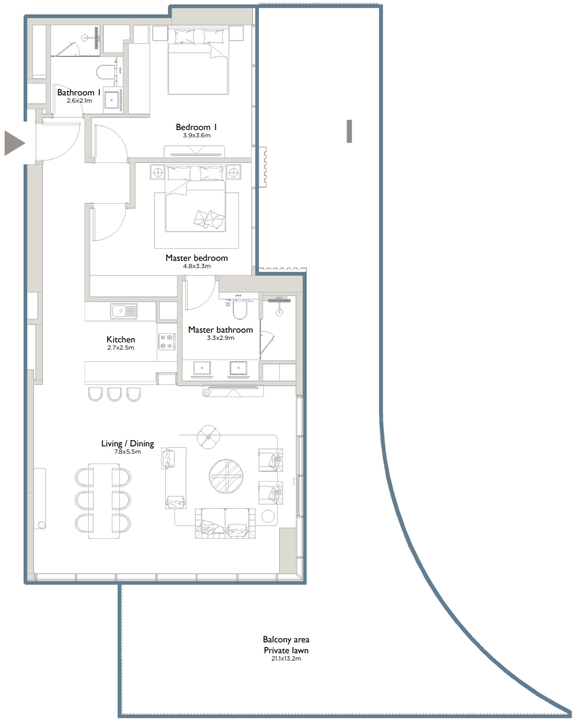
Terrace area
1,059 sq.ft (98 sq.m)

Total area
2,343 sq.ft (217 sq.m)

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

KEY PLAN





EAST RESIDENCE 4

Type 02C | Two bedrooms

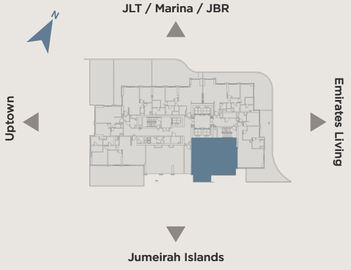
Internal area
1,209 sq.ft (112 sq.m)

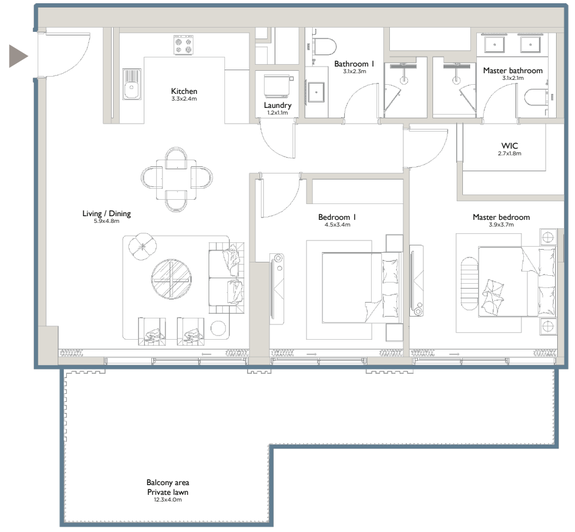
Terrace area
398 sq.ft (37 sq.m)

Total area
1,607 sq.ft (149 sq.m)

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

KEY PLAN





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SERENIA DISTRICT
AT JUMEIRAH ISLANDS

EAST RESIDENCE 4

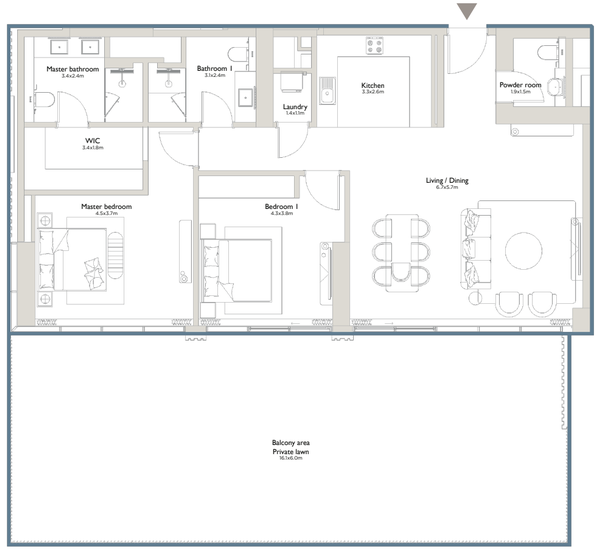
Type 04C | Two bedrooms

Internal area
1,449 sq.ft (135 sq.m)

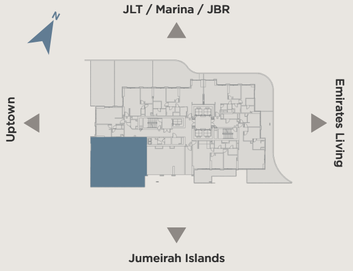
Terrace area
1,054 sq.ft (98 sq.m)

Total area
2,503 sq.ft (233 sq.m)

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



KEY PLAN



EAST RESIDENCE 4

Type 05C | One bedroom

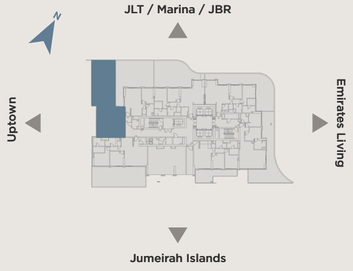
Internal area
772 sq.ft (72 sq.m)

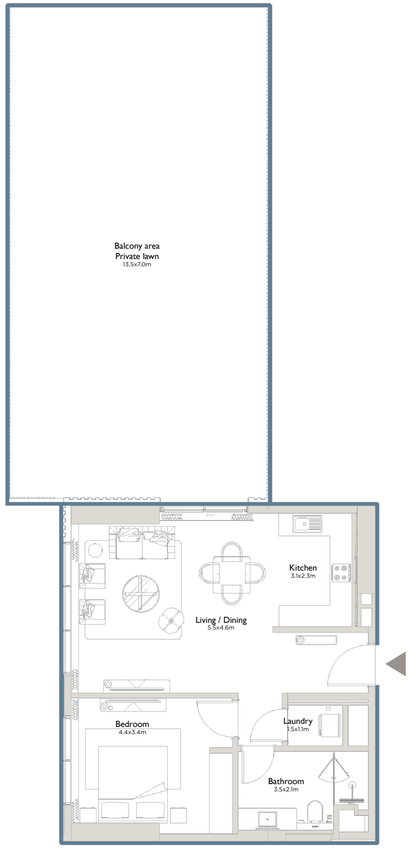
Terrace area
1,047 sq.ft (97 sq.m)

Total area
1,819 sq.ft (169 sq.m)

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

KEY PLAN





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SERENIA DISTRICT
AT JUMEIRAH ISLANDS

EAST RESIDENCE 4

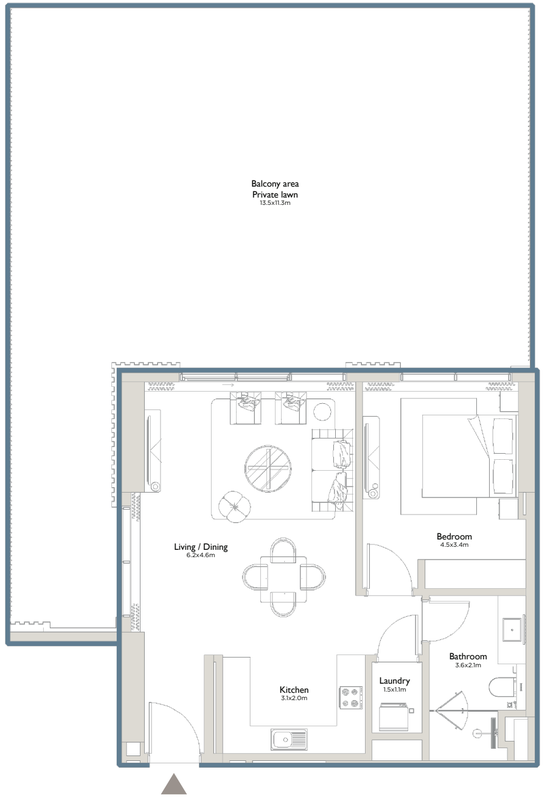
Type 06C | One bedroom

Internal area
777 sq.ft (72 sq.m)

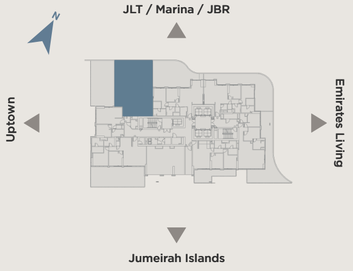
Terrace area
1,145 sq.ft (106 sq.m)

Total area
1,922 sq.ft (178 sq.m)

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



KEY PLAN



EAST RESIDENCE 4

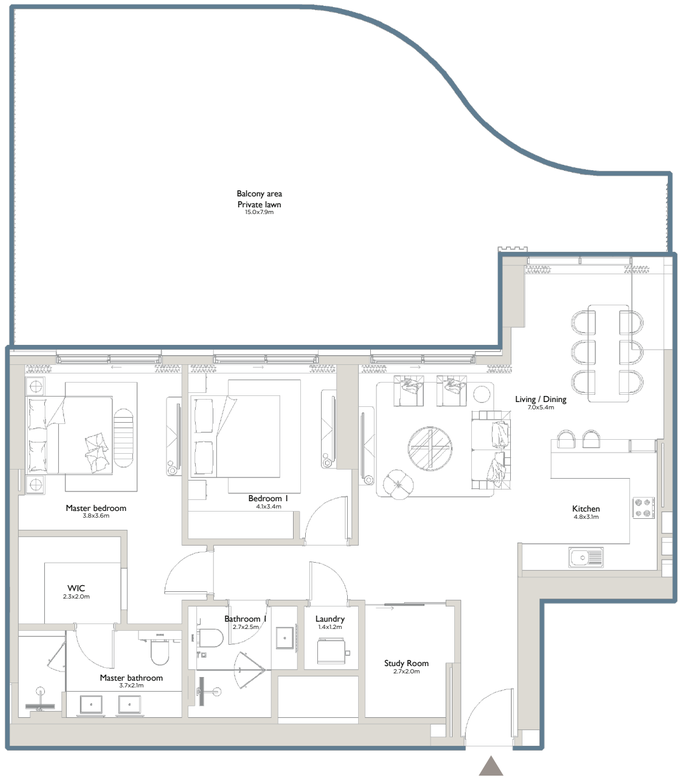
Type 07C | Two bedrooms

Internal area
1,329 sq.ft (124 sq.m)

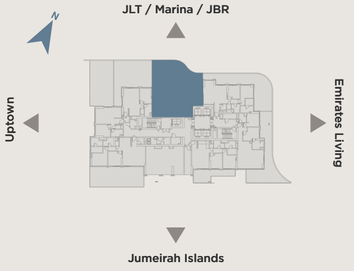
Terrace area
1,023 sq.ft (95 sq.m)

Total area
2,352 sq.ft (219 sq.m)

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



KEY PLAN



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EAST RESIDENCE 4

Type 08C | Two bedrooms

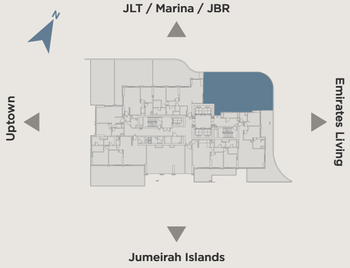
Internal area
1,302 sq.ft (121 sq.m)

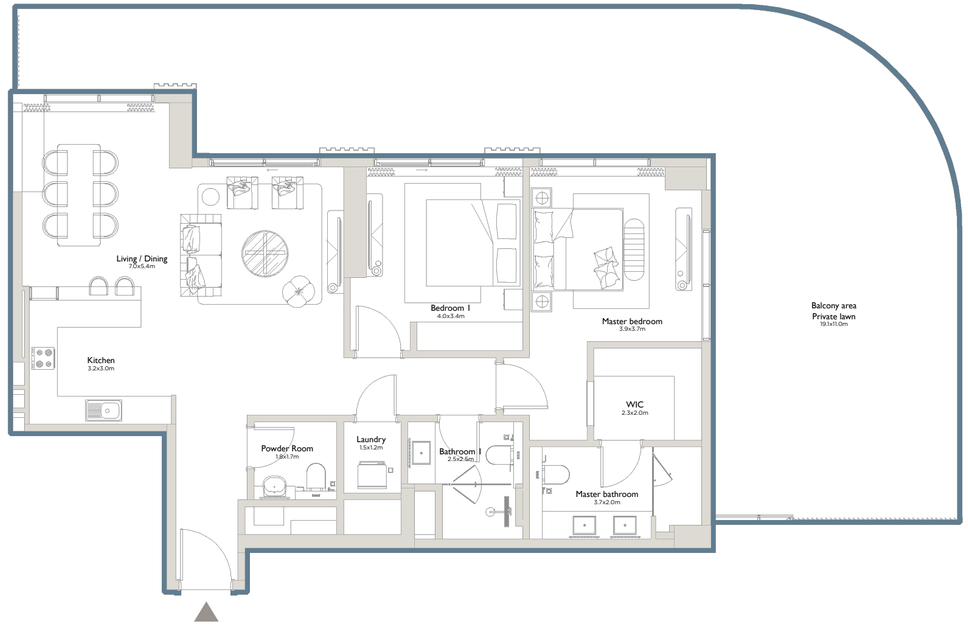
Terrace area
1,120 sq.ft (104 sq.m)

Total area
2,422 sq.ft (225 sq.m)

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

KEY PLAN





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SERENIA DISTRICT
AT JUMEIRAH ISLANDS

EAST
RESIDENCE 4

DRN - 1068

Project No. 4281

TAN - 0012004307008

Escrow Bank - Sharjah Islamic Bank

Expected completion date: 30 June 2030

www.sereniadistrict.com

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FOR MORE INFORMATION, CONTACT THE DEVELOPER
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SERENIA@PALMAHOLDING.COM
SERENIADISTRICT.COM