

330 Riverside crescent, Sobha Hartland II, Bukadra, Dubai

**AED 1,280,000**

*Own this from just 5500 AED/month*

## Description

Are you looking for Sobha Hartland 2 apartments for sale? Through this project, you will find a diverse selection of apartments available at exceptional prices and flexible payment plans designed to suit a wide range of needs. Whatever your objective, whether for living or investment, or your budget, you will find the right opportunity here.

## Unit Details

- Bedrooms: 1 Bedroom
- Bathrooms: 1 Bathroom
- Size: 559.40 sq ft
- View: Stunning Waterfront Views
- Finishing: High-End Finishes and Premium Fittings

## Payment Plan

- 20% Down Payment
- 60% During Construction
- 20% Upon Handover (Q2 2027)

## Financial Details

- Original Price (OP): AED 1.286 Million
- Current Market Price: AED 1.5 Million

- Amount Paid to Date: AED 256,221
- Outstanding Amount to Developer: AED 514,648

### Remaining Construction Installments

- Fifth Installment (10%): AED 128,662 - 20/02/2026
- Sixth Installment (10%): AED 128,662 - 19/08/2026
- Final Installment Upon Handover: AED 257,324

### Required Amount Today

- AED 764,000
- Plus 6% Dubai Land Department (DLD) Fees and Agent Fees

### Investment Opportunity

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- Potential resale value of up to AED 1.8 Million
- Expected appreciation of up to 40% Return on Investment (ROI) upon resale after handover

### Strategic Location & Nearby Landmarks

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- 5 minutes to Ras Al Khor Wildlife Sanctuary
- 10 minutes to Meydan Racecourse
- 12 minutes to:
  - Dubai International Airport
  - Business Bay
- 15 minutes to:
  - Dubai Mall
  - Burj Khalifa & Downtown Dubai
  - Dubai Frame

## Amenities & Facilities

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- State-of-the-art Gym and Fitness Center
- Infinity Swimming Pool
- 24/7 Concierge and Security Services
- Dedicated Covered Parking Space
- Landscaped Gardens and Walking Trails
- Close Proximity to Prestigious Schools and Retail Outlets

## Key Features

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- Balcony
- Boutique Shops
- Built-in Wardrobes
- Central Air Conditioning
- Elevators
- Fitness Center
- Landscaped Gardens and Green Spaces
- Gymnasium
- Kids' Play Area
- Mall Access
- Open Kitchen
- Restaurants & Cafés
- Retail Outlets
- Shared Gym
- Shared Swimming Pool
- Smart Home System

At 330 Riverside Crescent, you will find some of the finest Sobha Hartland 2 apartments for sale, catering to both residential buyers and investors alike. If you would like to become one of the fortunate owners of a unit in this exceptional development, all you need to do is get in [touch with us today](#).

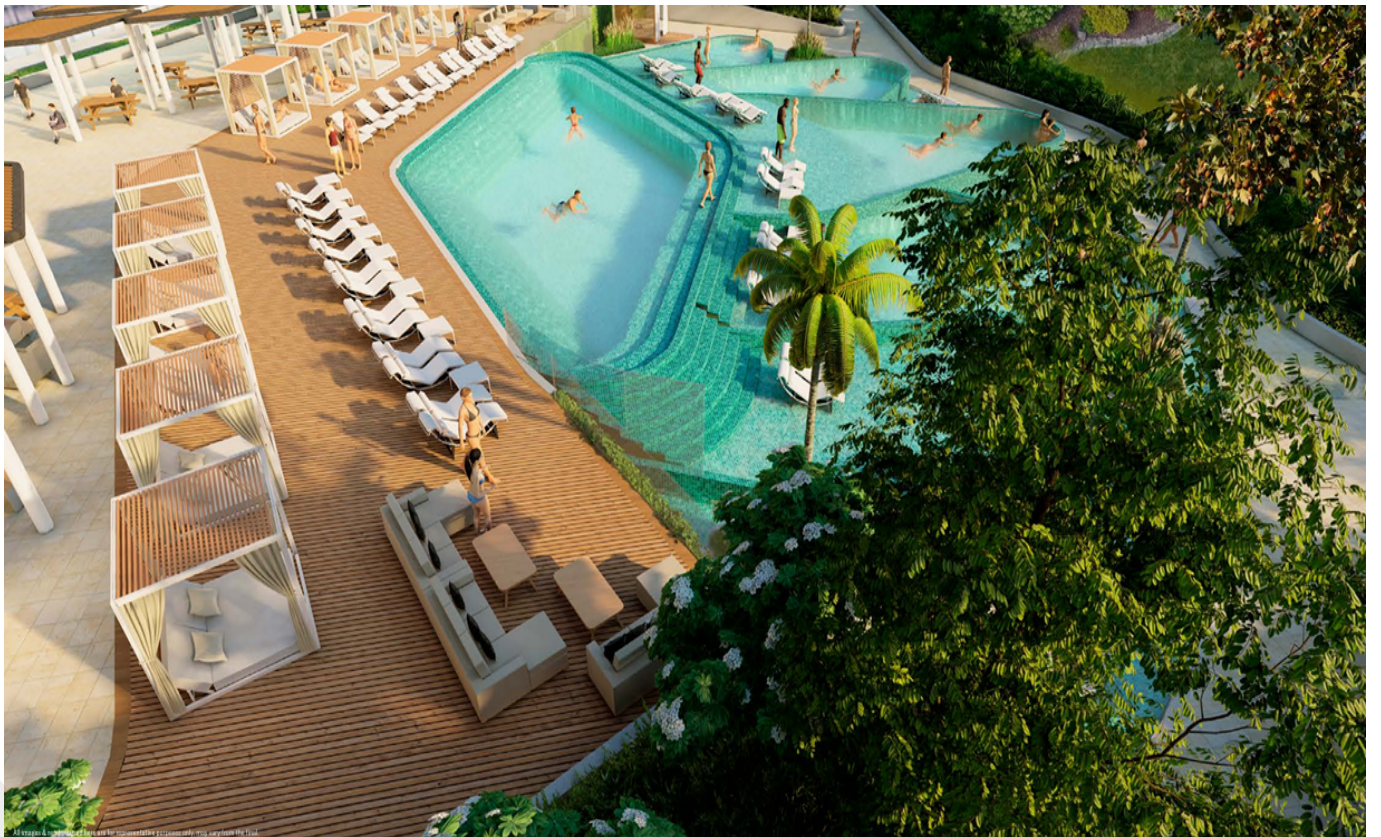
## Property Images (11)

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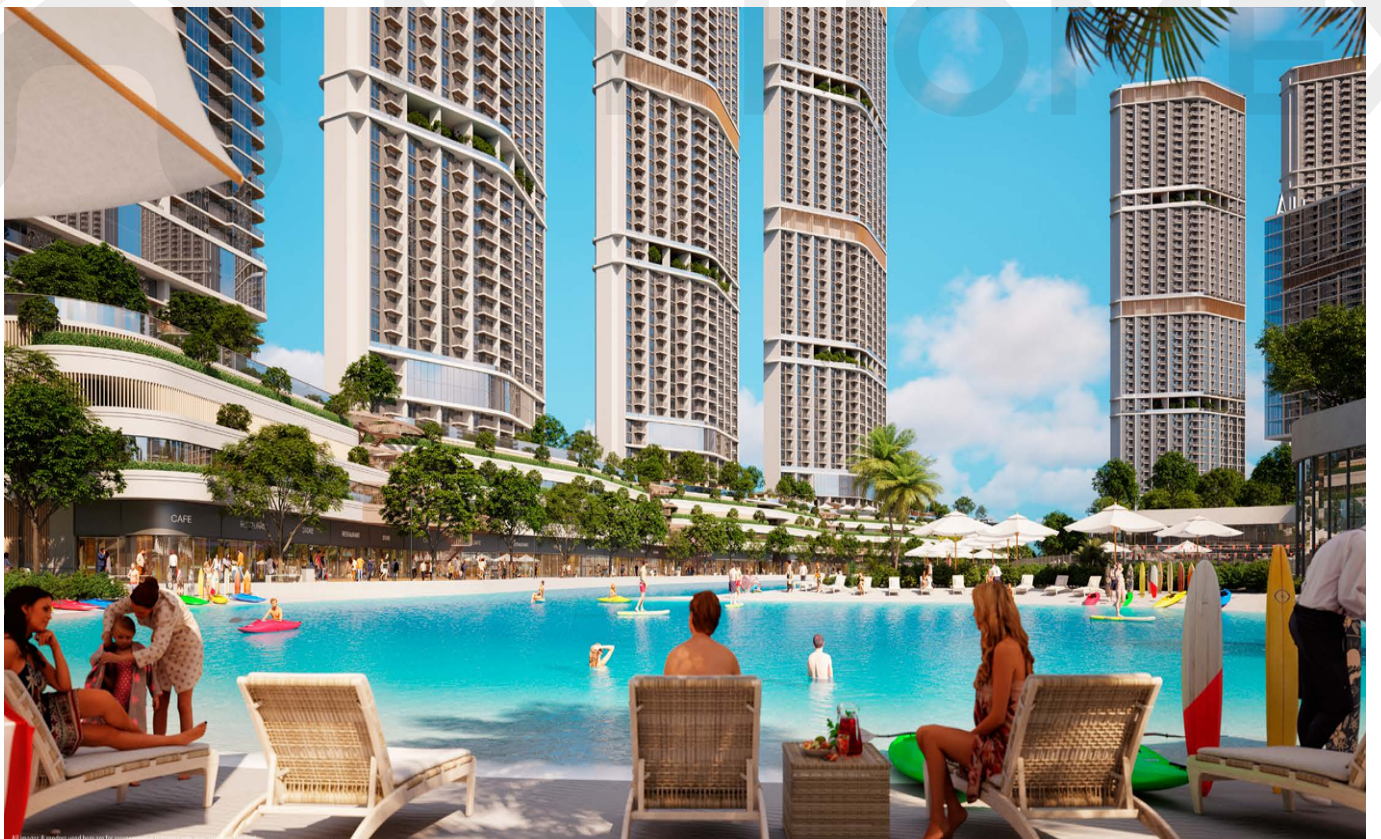


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Phone: **+971 58 578 7812**