



MAJARA  
LUXURY REAL ESTATE L.L.C

# GLAM RESIDENCE

[www.glamresidence.ae](http://www.glamresidence.ae)



حي فا العقارية  
PROPERTIES

# DISCOVER A NEW STANDARD OF LUXURY LIVING AT GLAM RESIDENCE

Nestled within the vibrant community of Al Zorah, this exceptional development offers a harmonious blend of contemporary design and unparalleled comfort.

Crafted with meticulous attention to detail, Glam Residence presents a diverse range of thoughtfully designed homes to cater to every lifestyle. From stylish studios perfect for young professionals to spacious one, two & three-bedroom apartments ideal for growing families, there's a perfect residence awaiting you. And for those seeking the ultimate in opulence, the exclusive penthouse crowns the building, offering panoramic views and unmatched exclusivity.

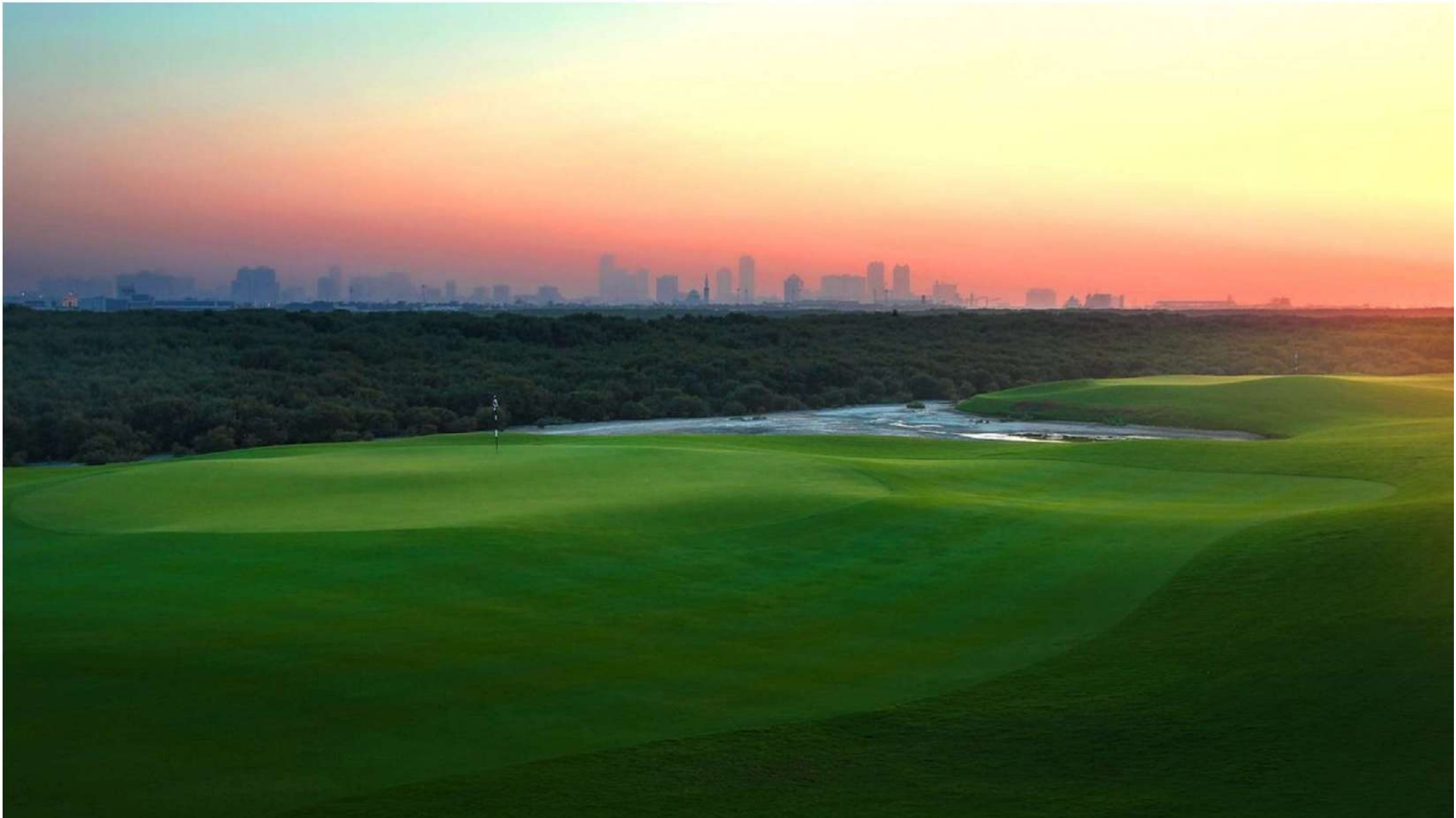
Prepare to be captivated by the allure of Glam Residence, where every day feels like a vacation.





## AL ZORAH: A WORLD-CLASS LIFESTYLE

. This master-planned community boasts an array of world-class amenities and facilities designed to cater to every resident's desires.



# NATURE AND RECREATION

**Lush Mangroves:** Explore the serene beauty of the mangroves through kayaking or simply enjoy leisurely walks along the scenic trails.

**Championship Golf Course:** Tee off at the stunning Al Zorah Golf Club, a golfer's paradise.

**Pristine Beach:** Relax and unwind on the powdery white sands of Al Zorah Beach, perfect for sunbathing, swimming, and water sports.

**Water Sports:** Experience the thrill of water sports, including jet skiing, paddle boarding, and more at Al Zorah City





## LIFESTYLE AND WELLNESS

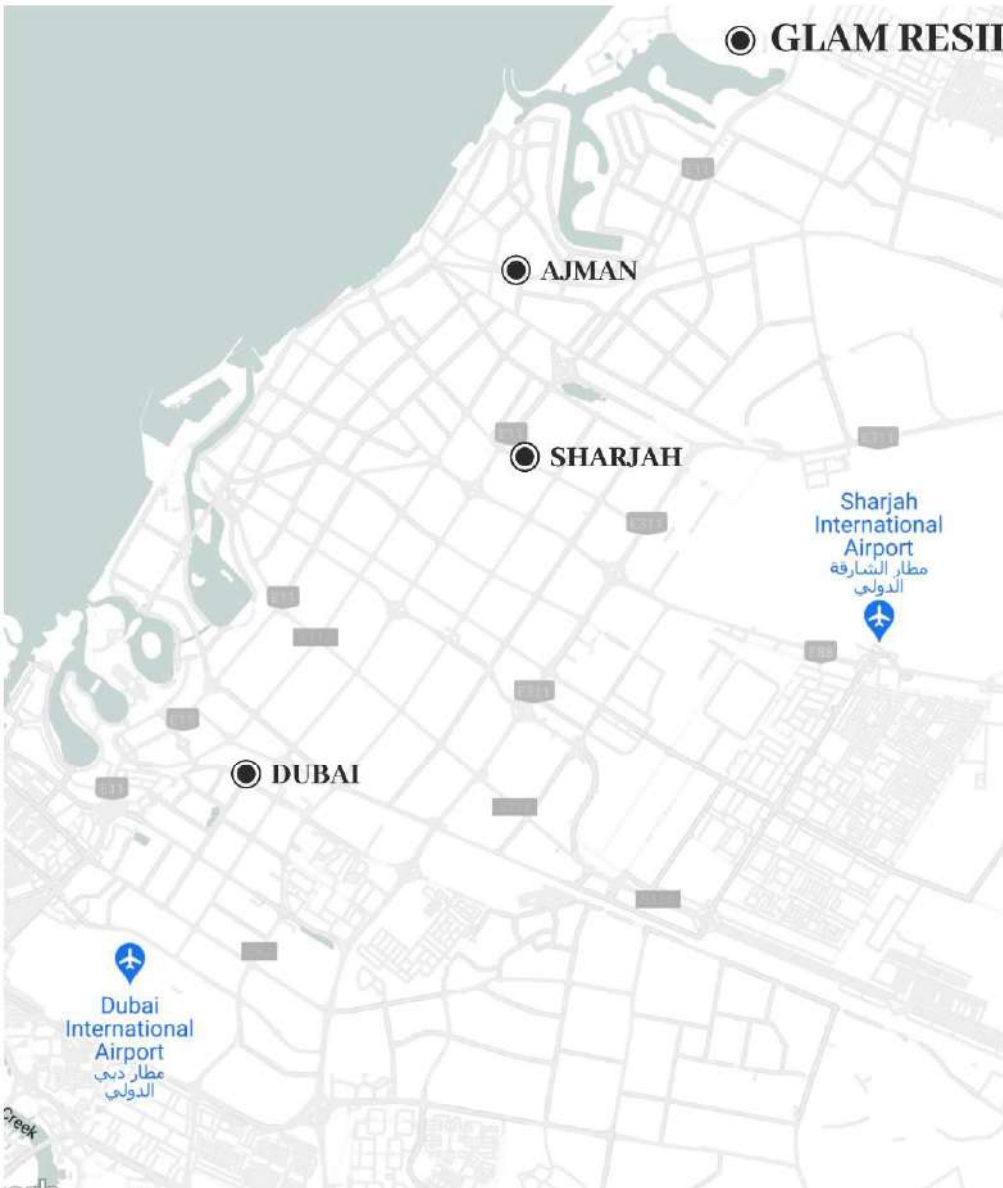
**The Oberoi Beach Resort:** Indulge in world-class hospitality, fine dining, and rejuvenating spa treatments.

**Retail and Dining:** Explore a variety of shops, boutiques, and restaurants offering a diverse culinary experience.

**Fitness and Wellness:** Maintain an active lifestyle with state-of-the-art fitness facilities, including gyms, yoga studios, and outdoor workout areas.

**Community Parks:** Enjoy picnics, barbecues, and family fun in the beautifully landscaped community parks.





## CONVENIENCE & ACCESSIBILITY

**Marina:** Explore the vibrant marina, home to luxury yachts and offering a range of water-based activities.

**Schools and Healthcare:** Easy access to international schools and top-tier healthcare facilities.

**Transportation Links:** Convenient access to major highways and public transportation options.

### CLOSE PROXIMITY:

Ajman City Center

🚗 08 mins

Ajman University

🚗 08 mins

Sh. Khalifa Hospital Ajman

🚗 08 mins

Al Zorah Beach

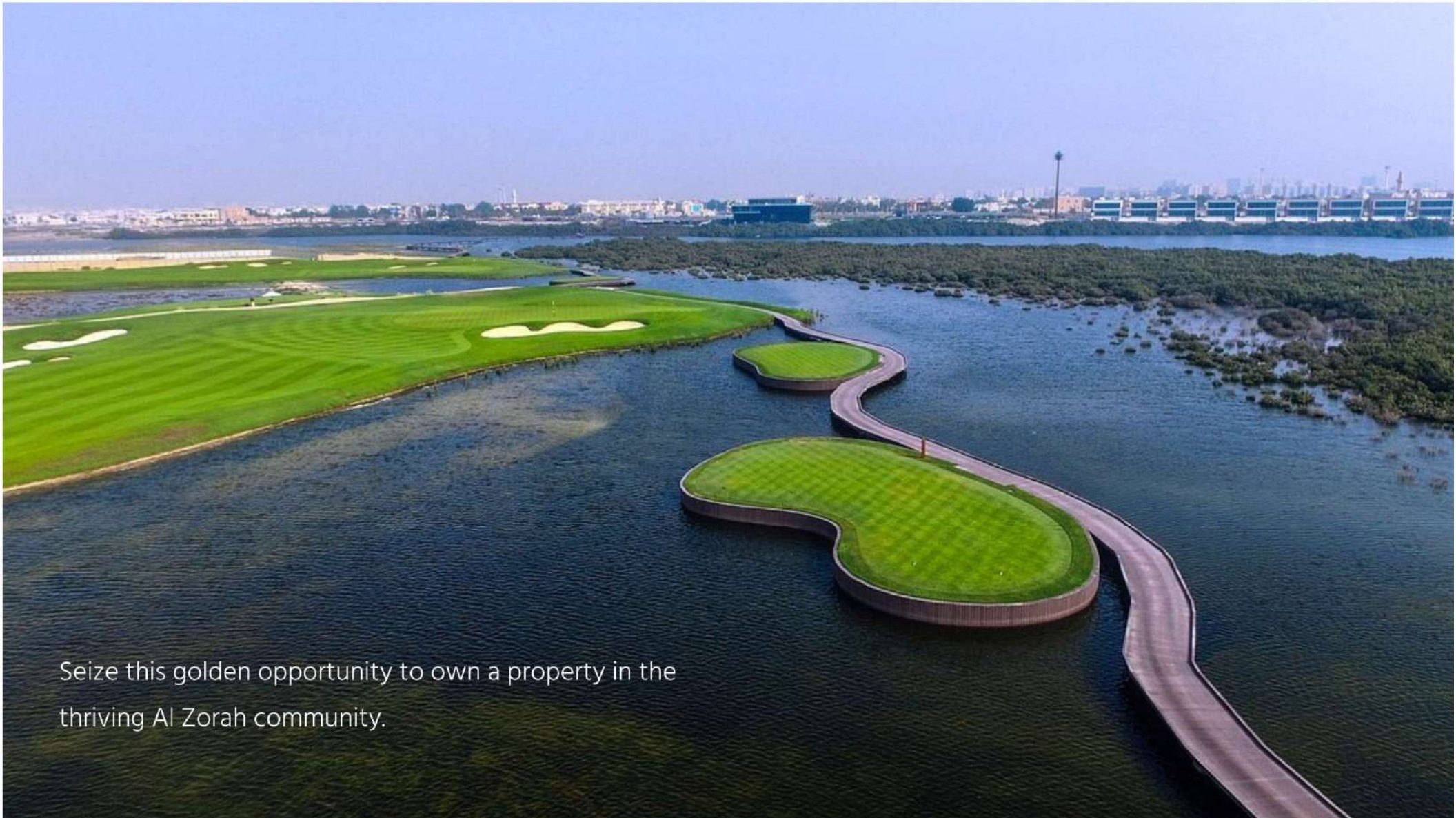
🚗 07 mins

Sharjah International Airport

🚗 24 mins

Dubai International Airport

🚗 35 mins



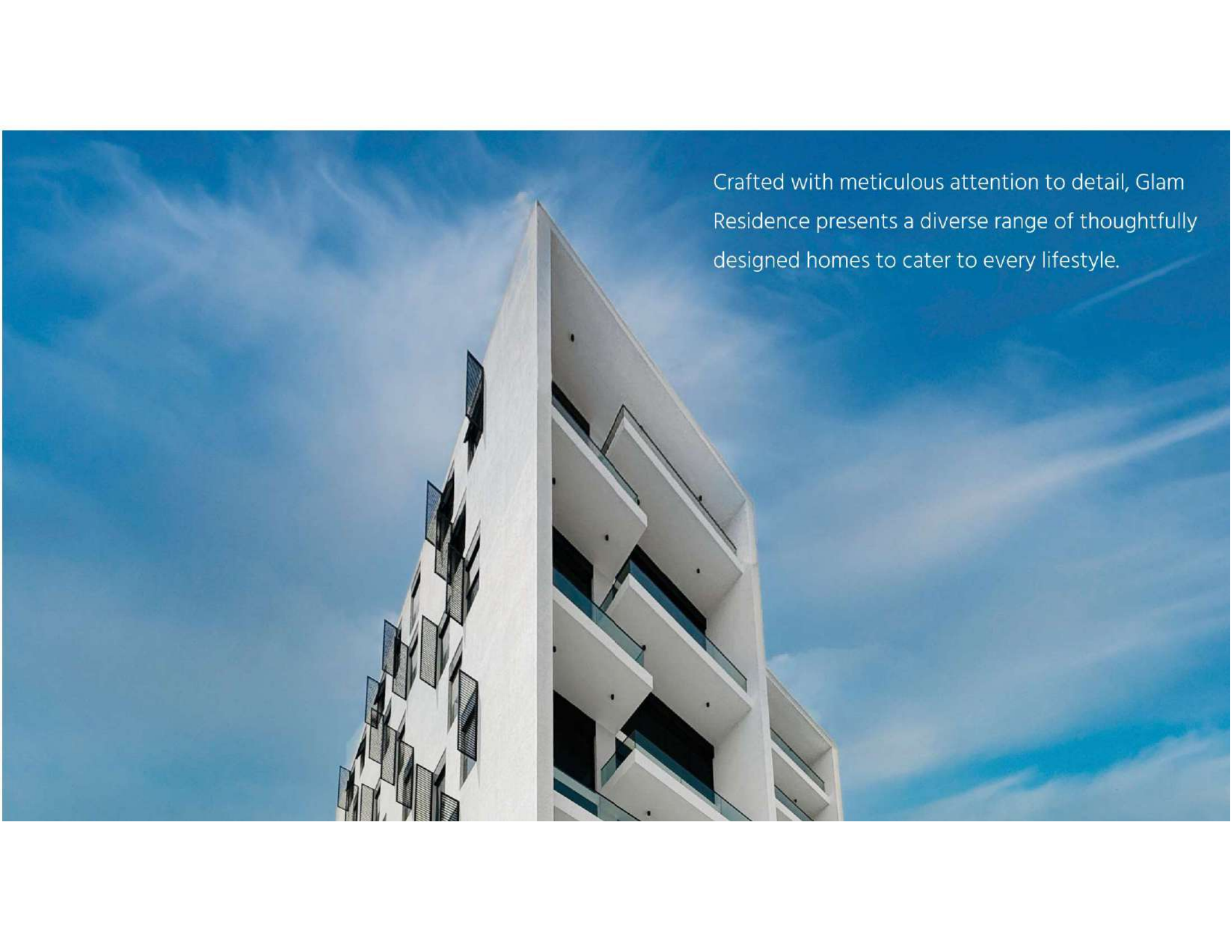
Seize this golden opportunity to own a property in the thriving Al Zorah community.

# OWN YOUR SLICE OF PARADISE WITH GLAM RESIDENCE.

Enjoy unparalleled investment opportunities and a luxurious lifestyle with these exceptional features:

- **Low Entry Point:** Secure your dream home with a modest **10% down payment**.
- **Flexible Payment Plan:** Spread out your payments over a convenient **2-year plan**.
- **Full Ownership:** Experience the freedom of **100% freehold ownership**.
- **Hassle-Free Investment:** Benefit from **zero interest and commission fees**.
- **Direct from the Developer:** Buy with confidence directly from the source.
- **Prime Location:** Enjoy easy access to Dubai, Sharjah, and Ras Al Khaimah.





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LIVING ROOM



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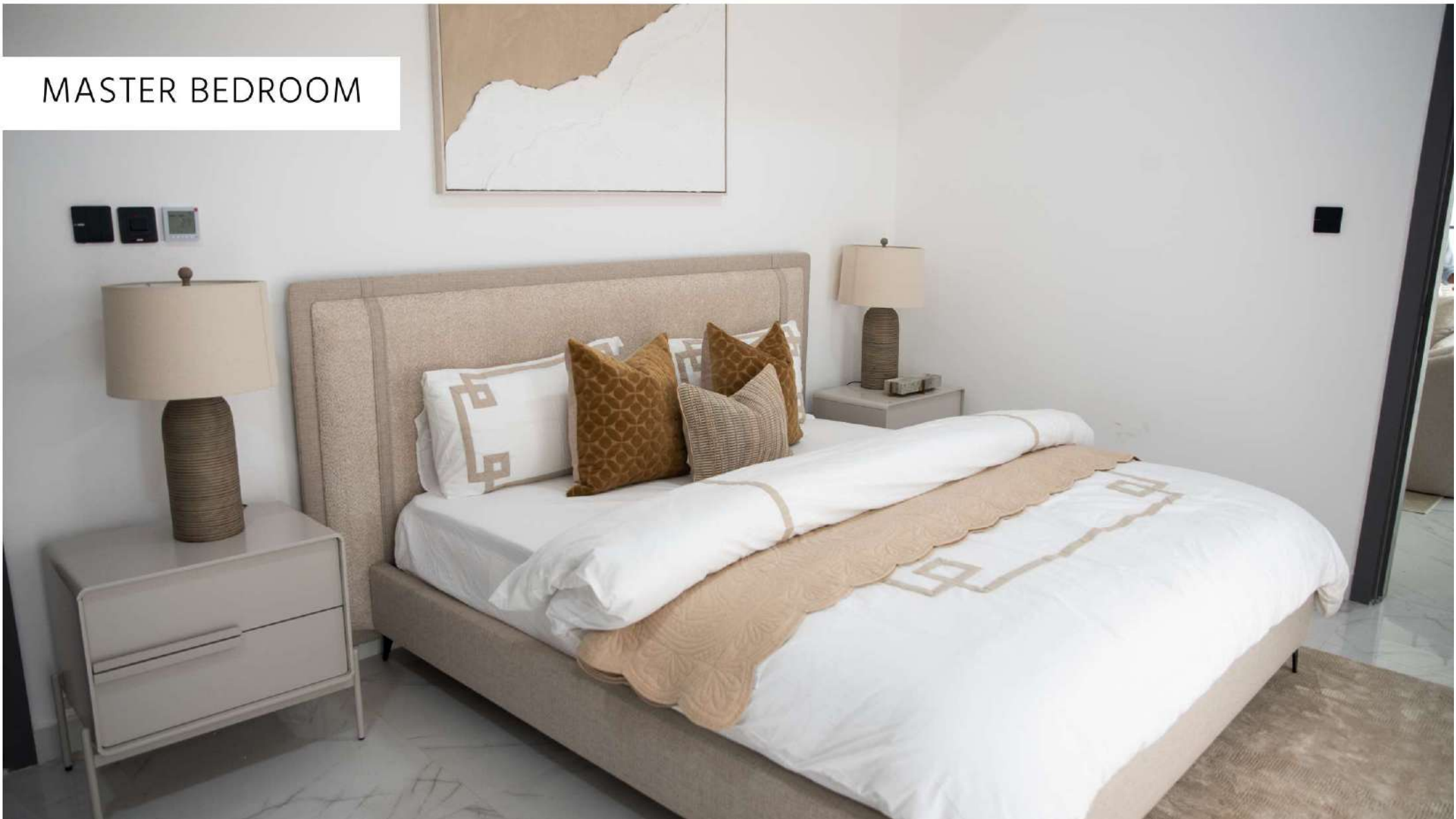
# LIVING ROOM



MASTER BEDROOM



MASTER BEDROOM



# BATHROOM



# KITCHEN



BALCONY



## BALCONY VIEW



# FLOOR PLANS

- Studio:** Type A
- 1 Bedroom:** Type 1A:a , 1A:b , 1A:c  
Type 1B:a , 1B:b  
Type 1C:a , 1C:b
- 2 Bedroom:** Type 2A
- 3 Bedroom:** Penthouse



# TYPE A



Unit	Studio
Floor	1-8
Internal Area	467.91 SQ FT
External Area	129.60 SQ FT
Total Area	597.50 SQ FT



## Disclaimer:

1. All materials, finishes, dimensions and drawings are approximate.
2. Information is subject to change without notice.
3. Actual suite area may vary from the stated area.
4. Drawings are not to scale.
5. The Developer reserves the right to make revisions/alterations without any liability whatsoever

# TYPE 1A:A

Unit	1 Bedroom
Floor	1
Internal Area	897.06 SQ FT
External Area	380.50 SQ FT
Total Area	1277.57 SQ FT



Road View



Golf Course View

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# TYPE 1A:B

Unit	1 Bedroom
Floor	3,5,7
Internal Area	897,06 SQ FT
External Area	302.36 SQ FT
Total Area	1199,42 SQ FT



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# TYPE 1A:C

Unit	1 Bedroom
Floor	2,4,6,8
Internal Area	897,06 SQ FT
External Area	144,67 SQ FT
Total Area	1041,73 SQ FT



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# TYPE 1B:A

Unit	1 Bedroom
Floor	1,3,5,7
Internal Area	869.19 SQ FT
External Area	154.46 SQ FT
Total Area	1023.65 SQ FT



Road View



Golf Course View

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# TYPE 1B:B

Unit	1 Bedroom
Floor	2,4,6,8
Internal Area	869.19 SQ FT
External Area	153.17 SQ FT
Total Area	1022.36 SQ FT



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# TYPE 1C:A

Unit	1 Bedroom
Floor	1,3,5,7
Internal Area	863,05 SQ FT
External Area	129,60 SQ FT
Total Area	992,65 SQ FT



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# TYPE 1C:B

Unit	1 Bedroom
Floor	2,4,6,8
Internal Area	863,05 SQ FT
External Area	86,97 SQ FT
Total Area	950,02 SQ FT



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# TYPE 2A

Unit	2 Bedroom
Floor	Ground Floor
Internal Area	1443,87 SQ FT
External Area	690,94 SQ FT
Total Area	2134,81 SQ FT



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Road View



Golf Course View

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## GROUND FLOOR

# PENTHOUSE

Unit	3 Bedroom
Floor	9
Internal Area	1792.94 SQ FT
External Area	129.60 SQ FT
Total Area	1922.54 SQ FT



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FLOOR: 9

# ABOUT GJ PROPERTIES

GJ Properties has completed several high-quality real estate projects in Ajman and the Northern Emirates over the last ten years. The developer creates residential spaces that meet the highest industry standards for an exceptional lifestyle.

GJ Properties and maintains close relationships with the best partners. Each project is created to maximize return on investment and provide every homeowner with the highest assurance of living in a custom-designed place that matches their personality, accomplishments, and goals.

10+

**Years of Experience**

15

**Projects Completed**

25+

**Projects Under Construction**



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## PAYMENT PLANS

**10%**

**DOWN  
PAYMENT**

**2**

**YEARS  
PLAN**

**100%**

**FREEHOLD**



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**بي جا العقارية**

# WHY INVEST IN AJMAN?

Glam residence are the next best investment opportunity in the UAE. It boasts a strategic location, growing population, safety and security and low cost of living. Close to offices, schools, shopping malls and the public transportation network, Glam residence is an ideal investment opportunity with exceptional returns. Build your future and protect your portfolio, with low maintenance costs and high appreciation in value.

## FINANCIAL FACTORS

- **0% Registration Cost**
- **100% Freehold**
- **Minimum Maintenance Fee**

## SOCIAL FACTORS

- **Strategic Location**
- **Growing Population**
- **Safety & Security**
- **Low Living Cost**





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