



VOXA

OFFICES. RESIDENCES. PENTHOUSES

— JVT —

JUMEIRAH VILLAGE TRIANGLE

LIFE FINDS ITS VOICE

BROKERS DECK

A woman with long, dark, wavy hair is shown in profile, looking out a window. She is wearing a white, off-the-shoulder, lace dress. The room is dimly lit, with light coming from the window on the left. In the background, there are brown curtains and a wooden shelf with various items. The overall mood is serene and contemplative.

DESIGNED FOR LIFE
WHERE AMBITION MEETS
SKYLINE IN **PERFECT BALANCE**



PRINCE ANTHEON DEVELOPMENT

LIFE IN PERFECT BALANCE CRAFTED FOR **AMBITION!**

Nestled in the vibrant heart of Dubai's Jumeirah Village Triangle, **VOXA** redefines urban living.

Imagine waking up to spectacular skyline views, enjoying the perfect balance between a thriving city life and serene community vibes.

Whether you are a young professional, entrepreneur, or family, this is where your lifestyle aspirations come alive.



An aerial photograph of Dubai, United Arab Emirates, showing the Jumeirah Village Triangle in the foreground and the city skyline in the distance. The sky is filled with soft, golden light, suggesting a sunrise or sunset. The foreground shows a dense residential area with many small buildings and green spaces. The middle ground is a wide, flat area, possibly a park or a large open space. The background features the Dubai skyline with numerous skyscrapers, including the Burj Khalifa, under a bright, hazy sky.

IN THE HEART OF DUBAI, **JUMEIRAH VILLAGE TRIANGLE**

Strategically located in the bustling community of Jumeirah Village Triangle,
VOXA connects you to the best of Dubai.

Whether it's your morning commute, a shopping spree,
or a weekend getaway, **VOXA** ensures the city's most iconic destinations
are always within reach.

PROXIMITY

HIGHLIGHTS

At **VOXA** life is about enjoying the city's vibrant energy while returning to a sanctuary that feels a world apart.

Schools

- 2 Min** | Arcadia British School
- 4 Min** | Sunmarke School
- 4 Min** | Redwood Montessori Nursery
- 4 Min** | Jumeirah International Nursery
- 7 Min** | JSS international School

Malls

- 4 Min** | Circle Mall
- 15 Min** | Dubai Hills Mall

Health

- 6 Min** | NMC Speciality Hospital
- 9 Min** | Mediclinic Me'aisem
- 10 Min** | Life Medical Center

Hotels

- 2 Min** | Novotel JVT
- 2 Min** | Movenpick Hotel

Parks

- 2 Min** | JVT Big Park
- 5 Min** | JVT Community Park





penthouses

FLOOR 28TH TO 29TH

*residential
apartments*

FLOOR 1ST TO 27TH

office space

PODIUM 1,2,3 & 4

retail

GROUND FLOOR

BE PART OF SOMETHING
EXTRAORDINARY

PREMIUM
VIEWS



A high-angle photograph of a woman with her hair pulled back, wearing a white tank top and white shorts, sitting on a white lounge chair by a swimming pool. She is looking towards the pool with a relaxed expression. The water in the pool is a clear, bright blue. The scene is brightly lit, suggesting a sunny day.

AMENITIES

LIVE. WORK. PLAY.



- PADEL COURT
- INDOOR GYM
- DOG PARK
- MULTI-PURPOSE COURT
- CROSS-FIT
- VOXA LOUNGE
- BBQ AREA
- YOGA DECK
- SWIMMING POOL
- KIDS PLAY AREA
- SEATING AREA
- OUTDOOR CINEMA
- OUTDOOR SEATING AREA
- CABANAS
- JACUZZI
- VOXA BEACH LOUNGE
- SUNKEN SEATING
- BEACH POOL
- KIDS SWIMMING POOL
- SPLASH AREA
- BEACH WALKWAY
- JOGGING TRACK
- MINI GOLF
- ZEN YOGA GARDEN

PANTHEON

VOXA is built for living well.

Every corner invites you to move, unwind, connect, or just breathe. Whether it's starting your day with a workout, catching a sunset with friends, or simply finding your own space to switch off, the amenities are designed to make every day feel like exactly where you want to be.



RECREATIONAL FEATURES

Amenities like gyms and jogging track,
promoting relaxation, fitness, and fun.



WORK-ORIENTED AMENITIES

Work-oriented amenities boost productivity with quiet spaces and collaborative areas for efficiency and comfort.

Floor Layout

Marina/Golf View

Marina/Golf View

TYPICAL FLOOR PLAN

Studio

1 Bedroom

2 Bedroom



Al Khail View

Al Khail View

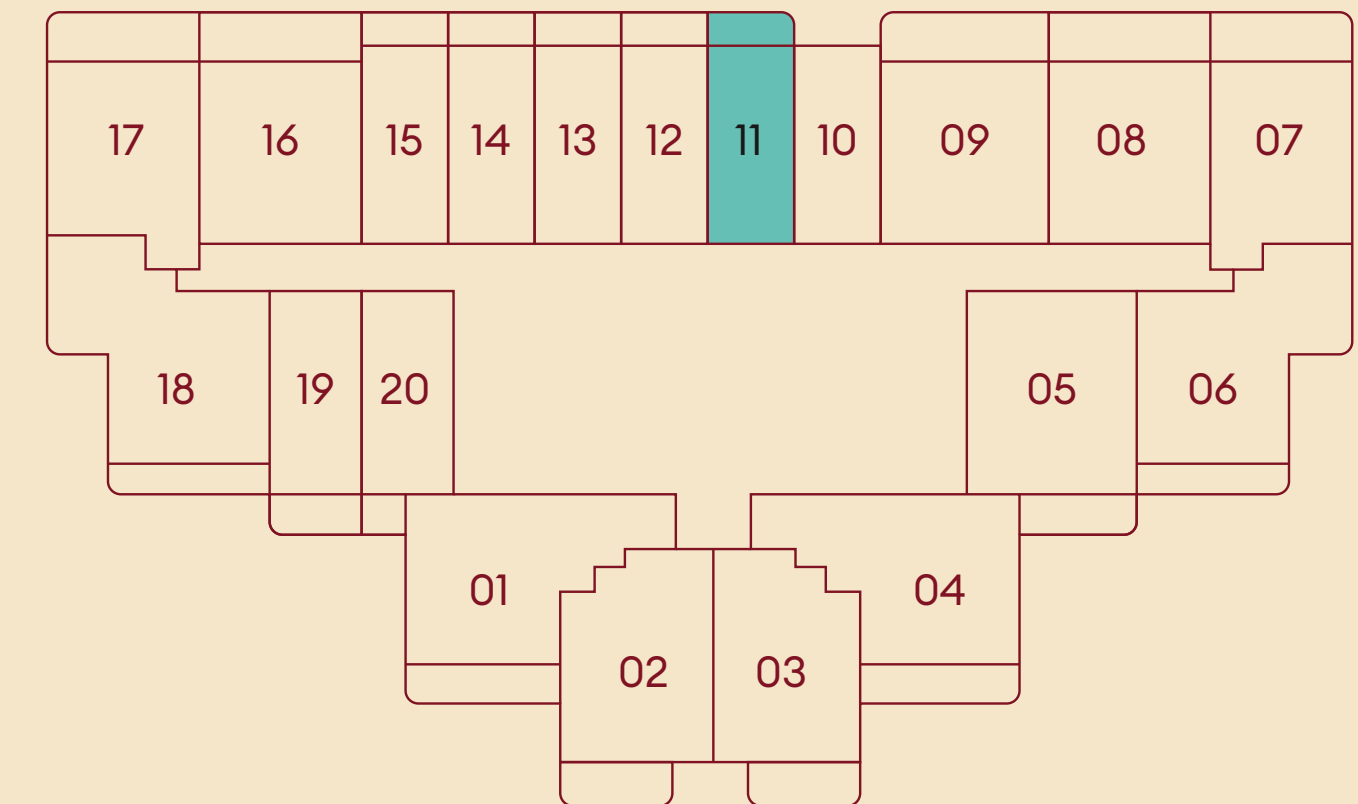
TYPICAL STUDIO



STUDIO

SUITE AREA	30.19 sq. m	324.96 sq. ft.
BALCONY AREA	5.81 sq. m	62.54 sq. ft.
TOTAL AREA	36.00 sq. m	387.50 sq. ft.

TYPICAL FLOOR PLAN



11 2nd Floor to 15th Floor

11 16th Floor to 17th Floor

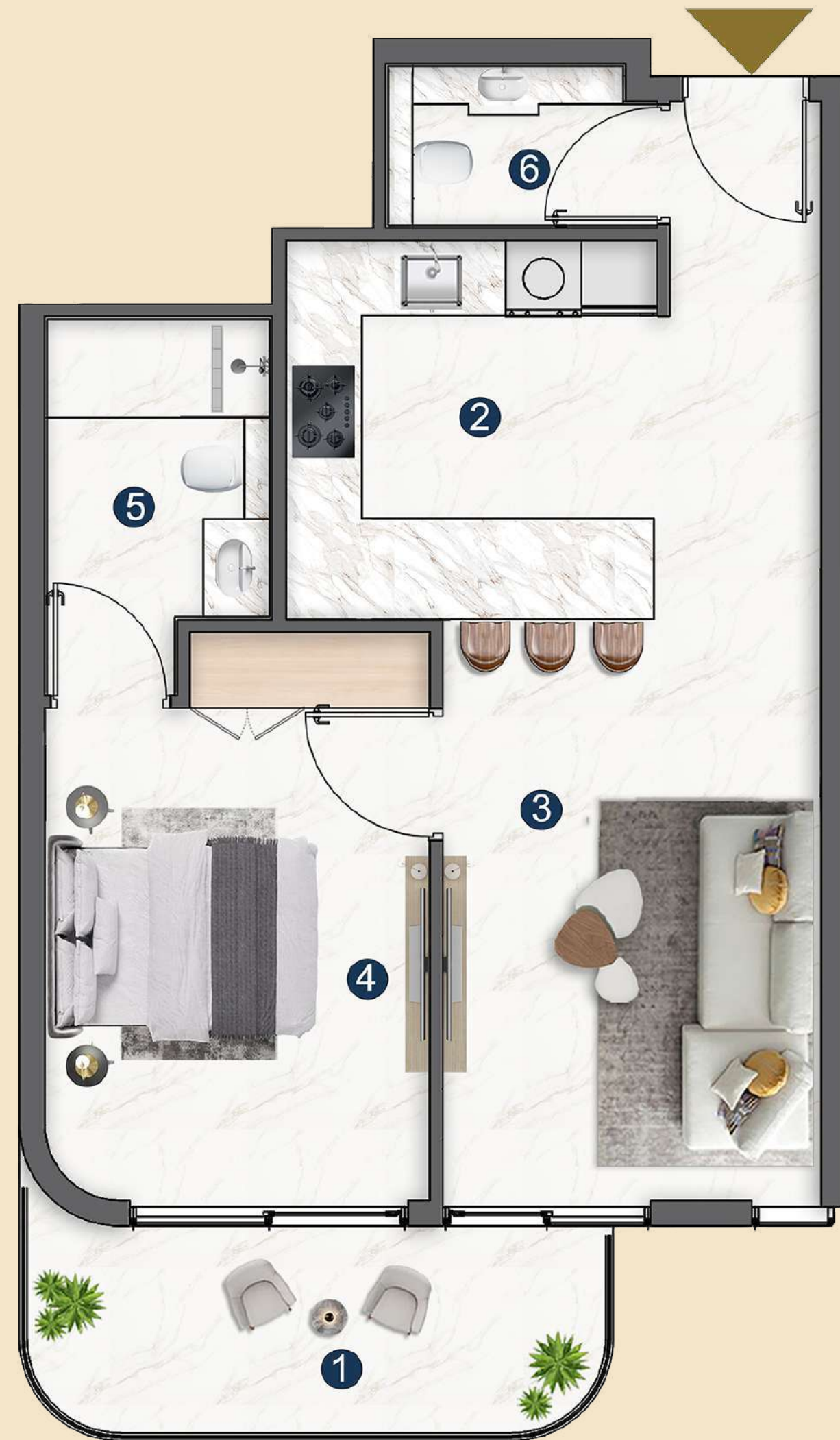
11 18th Floor to 27th Floor

1.BALCONY	3.74x1.60 sq. m
2.KITCHEN	2.75x1.80 sq. m
3.LIVING/ BEDROOM	4.80x3.40 sq. m
4.BATH	2.60x1.22 sq. m

Disclaimer: All images used are for illustrative purposes only and do not represent the actual size, features, specifications, fittings, and furnishings. The developer reserves the right to make revisions / alterations, at its absolute discretion, without any liability whatsoever.

Access our digital PDF for detailed information to explore the full range of our floor and unit plans.

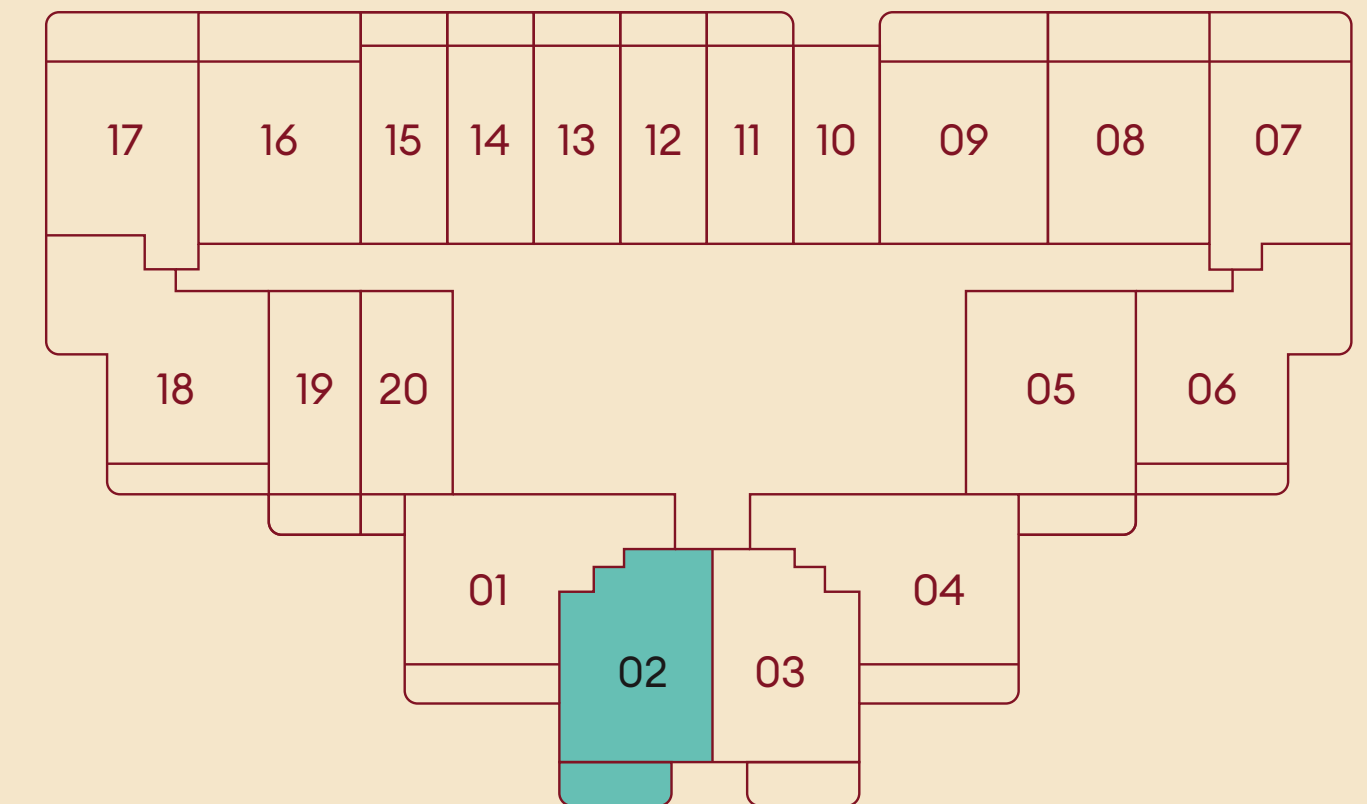
TYPICAL 1 BEDROOM



1 BEDROOM

SUITE AREA	52.80 sq.m.	568.33 sq.ft.
BALCONY AREA	7.92 sq.m.	85.25 sq.ft.
TOTAL AREA	60.72 sq.m.	653.58 sq.ft.

TYPICAL FLOOR PLAN



02 2nd Floor to 15th Floor

02 16th Floor to 17th Floor

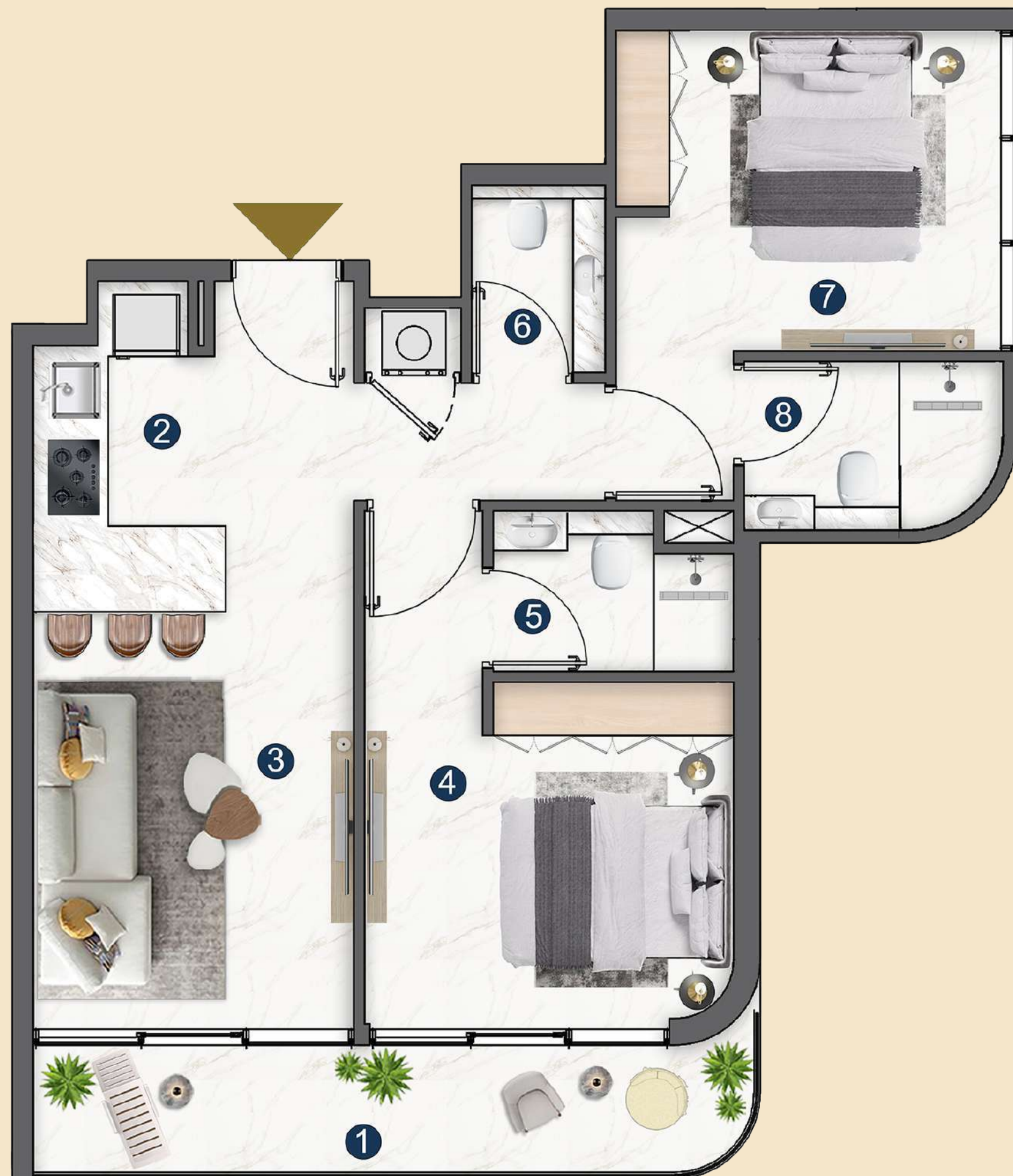
02 18th Floor to 27th Floor

1.BALCONY	4.69x1.70 SQM
2.KITCHEN	2.93x3.00 SQM
3.LIVING	4.65x3.00 SQM
4.BEDROOM	3.95x3.06 SQM
5.BATH	3.00x1.80 SQM
6.PWD ROOM	2.05x1.30 SQM

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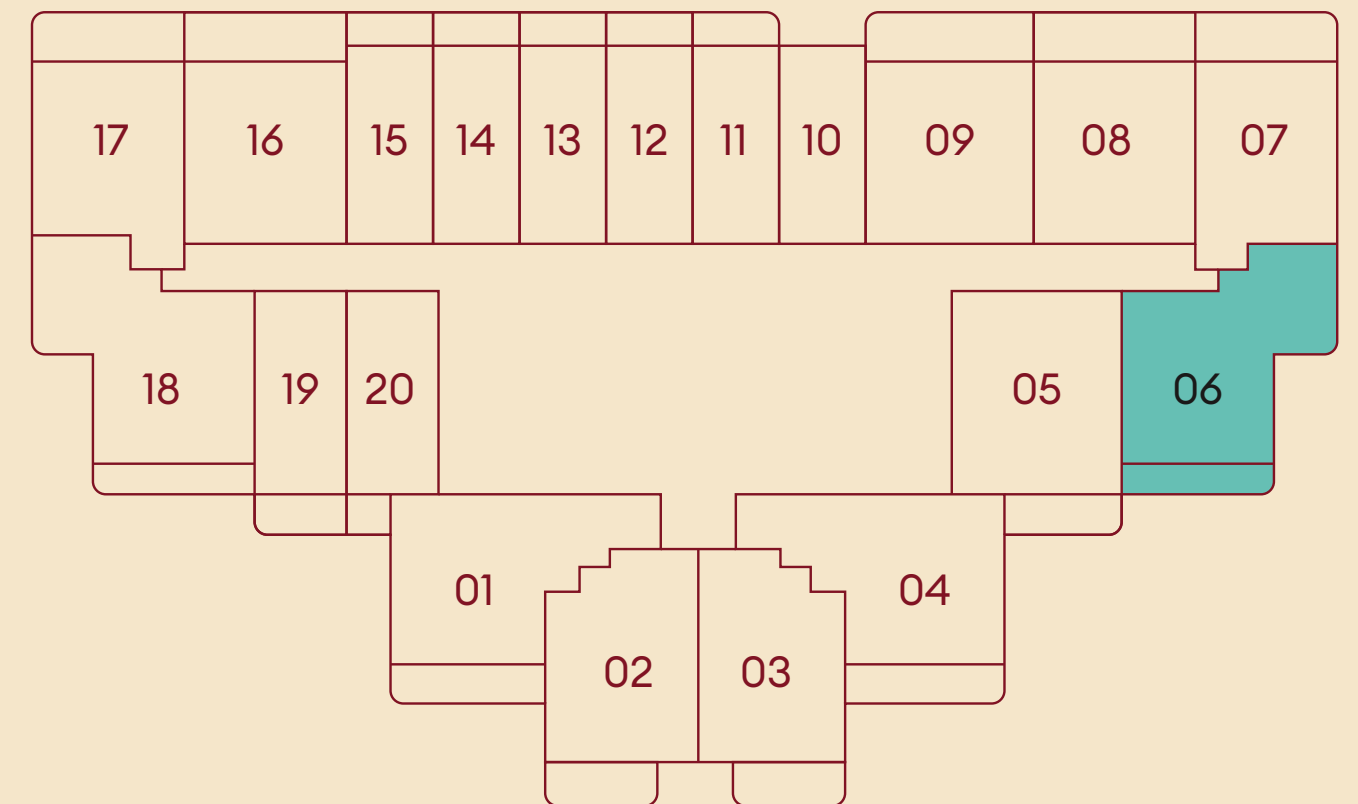
TYPICAL 2 BEDROOM



2 BEDROOM

SUITE AREA	63.68 sq. m	685.45 sq. ft.
BALCONY AREA	8.82 sq. m	94.94 sq. ft.
TOTAL AREA	72.50 sq. m	780.38 sq. ft.

TYPICAL FLOOR PLAN



06 2nd Floor to
15th Floor

06 16th Floor to
17th Floor

06 18th Floor to
27th Floor

1.BALCONY	6.80x1.25 sq. m
2.KITCHEN	1.79x3.09 sq. m
3.LIVING	3.91x3.00 sq. m
4.BEDROOM	3.45x4.85 sq. m
5.BATH	1.50x2.25 sq. m
6.PWD	1.26x2.15 sq. m
7.BEDROOM	3.60x4.40 sq. m
8.BATH	1.45x2.30 sq. m

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WHY

VOXA?

Where Vision Meets Value

INVESTMENT OPPORTUNITY

- At **VOXA**, invest in Dubai's thriving heart, a prime Jumeirah Village Triangle address merging luxury, connectivity, and high-yield potential.

• Prime Location, Infinite Returns

- Minutes to Dubai Marina, Downtown, and key highways (SZR, Al Khail).

• Diverse Portfolios, Flexible Plans

- Residences: Premium 1-2 bedroom & penthouses with skyline views.
- Retail/Offices: High-traffic spaces for entrepreneurial growth.
- Attractive payment plans tailored for investors.

• Amenities That Elevate Demand

- Beach pool, outdoor cinema, pet parks, and smart workspaces.
- A lifestyle magnet for tenants and buyers alike.

• Enduring Financial Appeal

- High rental yields in Dubai's buoyant market.
- Capital appreciation fueled by strategic location and supply.



PAYMENT PLAN
65% / 35%

FULLY FURNISHED* APARTMENTS	1% PER MONTH ONLY	6-YEAR PAYMENT PLAN	Q3 2028 EXPECTED HANDOVER
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*Only for pre-launch period

LIFE FINDS ITS VOICE

LET'S HEAR YOURS

ENQUIRE NOW!



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