



Mazaya Business Avenue AA1

Mazaya Business Avenue, Jumeirah Lake Towers, Dubai

Investor Deal | Tenanted | High Floor

3,452 sq ft
(320.70 sq m)

Mazaya Business Avenue AA1, Mazaya Business Avenue, Jumeirah Lake Towers, Dubai

Summary

Available Size	3,452 sq ft
Price	AED 9,000,000 (AED 2,607 per sq. ft)
EPC Rating	Upon enquiry

Description

Property Highlights:

- Two combined office units
- Securely leased until 2028 (3-year lease term)
- Fully furnished
- High-floor location
- Selling Price: AED 9,000,000

This is an exceptional opportunity to acquire a high-floor, income-generating office asset in one of Dubai's most dynamic commercial districts.

Knight Frank is the world's leading independent property consultancy, headquartered in London, with a strong and established presence in the Middle East, including offices in Abu Dhabi, Dubai, and Saudi Arabia.

Location

Mazaya Business Avenue AA1 is a premium Grade A commercial tower ideally positioned in the heart of Jumeirah Lakes Towers (JLT). The building boasts exceptional connectivity to major highways and is conveniently located near public transport, ensuring easy access for both staff and visitors. Purpose-built for modern business operations, the tower offers 24/7 security, access control, high-speed elevators, district cooling (Empower), and ample covered parking. Tenants benefit from well-maintained common washrooms, pantry areas, and a wide range of surrounding cafés, restaurants, and retail amenities.



Viewing & Further Information



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