



JW MARRIOTT

RESIDENCES

AL MARJAN ISLAND



AN EXPERIENCE LIKE NO OTHER

Welcome to JW Marriott Hotel and Residences, Al Marjan Island, a sanctuary of stunning sea views, the pinnacle of resort lifestyle, and a location like no other.

Discover a world where the ordinary fades into obscurity and the commonplace is left behind. Here's to an experience like nothing else.



AL MARJAN ISLAND, RAS AL KHAIMAH

Blue skies, powdery sand, and crystal clear waves complement fine dining, nightlife, and tropical fun in the sun at Al Marjan Island, promising to deliver the holiday lifestyle every day.

1 MIN.
to Wynn Resort

40 MINS.
to Sharjah International Airport

30 MINS.
to RAK International Airport

60 MINS.
to DXB International Airport





UNPARALLELED AMENITIES

Immerse in the glamour of evenings under the open sky, and feel the pulse of an active lifestyle. At JW Marriott Residences Al Marjan Island, we cultivate experiences that heighten your passion-filled journeys through life.

JW Marriott Services & Facilities

Fully Furnished
& Equipped

7 Premium F&B
Outlets

Housekeeping

24/7 Room Service

Spa by JW

Outdoors

Private Beach

Beach Bar

Infinity Edge Pool

Kids Pool

Kids Play Area

Sport/Padel Court

Boardwalk

Sky Gardens

Indoors

Lobby & Lounge

Concierge

Co-working Area

Board Room

Grab & Go Market

Fire Pit

Wine Room

Bar Zone

Retail Outlets

Media Room

Cinema

Golf Simulator

Fully Equipped
Gym

Kids Club



MARRIOTT BONVOY PLATINUM ELITE STATUS

Exclusive Marriott Bonvoy Benefits for the First Two Years of Ownership

Owners are eligible to receive exclusive privileges and benefits as elite members of the Owners are eligible to receive exclusive privileges and benefits as Platinum Elite members of the global Marriott International Luxury Residences family.





PROJECT DETAILS

NAME

JW Marriott Al Marjan Island Resort
& JW Marriott Residences Al Marjan Island

TYPE

Hotel & Residences

264
Hotel Keys

1 Bedroom Residences
88 sq. m. - 111 sq. m.

474
Residential Units

2 Bedroom Residences
125 sq. m. - 144 sq. m.

2026
Completion

3 Bedroom Residences
167 sq. m. - 177 sq. m.

Duplex
193 sq. m.





PAYMENT PLAN

70 / 30

10% **DOWN PAYMENT**

10% **SPA**

5% **INSTALLMENT 1**
July, 2024

5% **INSTALLMENT 2**
October, 2024

5% **INSTALLMENT 3**
January, 2025

5% **INSTALLMENT 4**
April, 2025

5% **INSTALLMENT 5**
July, 2025

10% **INSTALLMENT 6**
November, 2025

5% **INSTALLMENT 7**
February, 2026

5% **INSTALLMENT 8**
May, 2026

5% **INSTALLMENT 9**
August, 2026

30% **HANDOVER**
December, 2026



DOCUMENTS REQUIRED

MAINLAND COMPANY

Board of Resolution
Certificate of Good Standing
Trade License / Certificate of Incorporation
Memorandum of Association - Memorandum of Articles - English and Arabic Translation
NOC Owning Properties
Recent Certificate of Incumbency / Share Certificate

NATIONAL / UAE RESIDENT

Passport Copy
Passport Copy Signature Page
Visa Page
Emirates ID
Contact Details
Address Details

OFFSHORE COMPANY

Owner's Passport Copy
Board of Resolution / POA
Certificate of Good Standing
Copy of Trade License / Certificate of Incorporation
Incumbency Certificate
MOA - English and Arabic Translation
NOC - Owning a Property in Dubai
Share Certificate

NON-UAE RESIDENT

Passport Copy
Passport Copy Signature Page
National ID Card (Where Applicable)
Contact Details
Address Details
10% Reservation Deposit of Unit Value in AED through Credit Card or Cheque

LEGEND

SPA: Sales & Purchase Agreement, DLD: Dubai Land Department, RERA: Real Estate Regulatory Agency, DED: Department of Economy & Tourism, DMCC: Dubai Multi Commodities Centre, MOA: Memorandum of Association, NOC: No Objection Certificate, POA: Power of Attorney



BOOKING PROCESS

- 1 RESERVATION / APPLICATION FORM**
The Reservation Form details the basic terms of the sale, payment plans, and the purchaser's personal information.
- 2 PAYMENT OF RESERVATION DEPOSIT**
Following the receipt of the Reservation Deposit, the chosen residence will be reserved for the purchaser.
- 3 SALES & PURCHASE AGREEMENT (SPA)**
Upon receiving the Sales and Purchase Agreement (SPA), the purchaser will sign and send back the SPA to the developer, along with instructions for transferring the down payment to the ESCROW account.
- 4 ISSUANCE OF INITIAL AGREEMENT FOR SALE**
Registration of the unit is completed and a certificate of ownership, known as the Initial agreement of Sale is issued in the purchaser's name. Land Department fees and administration costs will apply at this step.
- 5 SUBSEQUENT PAYMENTS**
To be made as per the payment plan and in compliance with the terms and conditions of the SPA.



DEVELOPED BY

WOW

R E S O R T S

Just Imagine

WOW Resorts is a luxury development and property management company dedicated to creating unforgettable experiences for guests by providing exceptional service and world-class amenities.

WOW Resorts embodies a wealth of experience in managing and operating a portfolio of luxury resorts, hotels, and properties around the world.



EXCLUSIVE SALES PARTNER

ONE BROKER GROUP

OBG is an award-winning real estate agency focused on selling prestigious and renowned residential properties in the UAE – One Broker Group (OBG) is the exclusive sales partner for WOW developments.



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