Investor Deal | Targeted 10% ROIITurnkey Transform

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Dubai, Meydan
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Azizi Riviera 46

At Rise & Shine Realty, we dont just sell you a propertywe secure your future.

Our signature approach goes beyond the transaction: Rise & Shine buys the property for you and manages a bespoke furnishing process. By adding premium, designer-standard furniture, we directly boost your capital appreciation and maximize your rental yield. Our goal is to elevate your return on investment to a high-performing 10% ROI per year.

- Property OverviewThis charming studio is located in the prestigious Azizi Riviera 46, within the vibrant and fast-growing Meydan communitythe heart of Dubais new waterfront lifestyle.

Type: Studio Apartment (Currently Unfurnished)

Size: 302 sqft

Layout: Thoughtfully designed, cozy, and spacious

Location: Azizi Riviera 46, Meydan City

Investment HighlightsCurrent Rental: AED 44,100 per year.

Tenant Status: Rented (Vacating June 2026).

The Strategy: This is the perfect entry point. Use the current income to cover your holding costs, then in June 2026, let Rise & Shine furnish the unit to re-launch it at a premium price point, hitting that 10% ROI target.

Capital Growth: Azizi Riviera is one of the most in-demand secondary market areas in Dubai, ensuring

strong appreciation on your initial AED 680,000 investment.

Experience a smarter way to invest. Experience Rise & Shine Realty.

Contact Muhaned today to discuss how we can increase your capital appreciation on this unit.

Overview

Purpose Sale	Sale Price AED 679,900	Size 302 sqft
Bathrooms 1		

Contact Details

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