



# Charming Townhouse in The Heart of Business Bay

**AED 6,000,000**

Ref: S-681

**The Sterling, Downtown & Burj Khalifa  
District, Dubai**

-  Field Type: For Sale
-  Property Status: Ready to Move In
-  Property Type: Townhouse
-  Number of Bedrooms: 4
-  Number of Bathrooms: 5
-  Area: 2994 sq ft

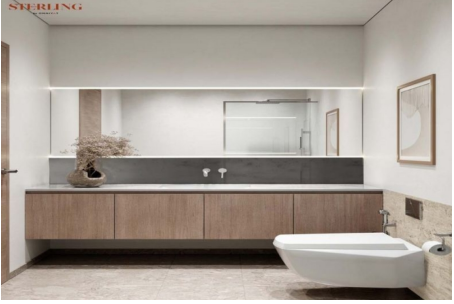


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# Gallery



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# Property Description

**Location:** The Sterling, Downtown & Burj Khalifa District, Dubai

Tereza Estates is pleased to present this Charming Four bedroom Townhouse with Marasi Bay Views in The Sterling by Omniyat conveniently located in the heart of Downtown & Burj Khalifa District.

This spacious townhouse spreads over three floors and comprises 2994 sq.ft. of generous indoor and outdoor living space, well designed four bedrooms with ensuite bathrooms and walk-in closets. Two of the master suites are located on the second floor, another bedroom on the first and mezzanine floor. An open plan kitchen connected to the living and dining area, includes balconies on both floors, secluded study area or lounge and a private garage with dedicated entrance from the ground floor.

Finished with Stylish Omani Beige stone flooring throughout with feature marble wall in the kitchen and travertine wall finishes in the bathrooms, bespoke fitted wardrobes and walk-in closets with integrated lighting, contemporary Italian kitchen with Quartz kitchen countertop, breakfast bar and European appliances from Siemens and SMEG. A spa-inspired master bathroom with rain shower as well as bathtub, vanity counter and Bagnodesign sanitary ware.

This Gorgeous townhouse in Sterling by Omniyat is truly a perfect place to embrace the vibrant urban lifestyle that Dubai Downtown has to offer. Sterling by Omniyat comprises two towers - East and West House. Each of the towers has its own amenities platform, with everything you need to feel heavenly and relaxed as a beautiful infinity swimming pool with spacious cabanas, gym and spa, impeccable service, relaxing music and a stunning Dubai.

If you would like to know more about this Gorgeous Four bedroom Townhouse in Sterling by Omniyat for sale, please contact us on **+971585365111** or fill an inquiry form with your details to request a call back and we will be looking forward to arrange a showing of the apartment for you along with answering any questions that you may have about your future luxury lifestyle home.

Trakheesi Permit #: 2130164203



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## Additional Info

For Sale	Floor Area : 2994 sq ft	Brand New Building
High Quality Finishes	Travertine Bathrooms	Excellent Location
15min to Dubai Mall by walk	Restaurants & Shops Nearby	Walk In Closet
Open Plan Kitchen	Kitchen Appliances	Spacious Balcony
Maid's Room	Pet Friendly	

## Amenities

24/7 Security	Gym & Spa	Infinity Swimming Pool
Community Gardens	Grand Lobby	Smart Home System



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