

VOXA

OFFICES.RESIDENCES.PENTHOUSES

— JVT —

JUMEIRAH VILLAGE TRIANGLE

LIFE FINDS ITS VOICE

BROKERS DECK

A woman with long, dark, curly hair is shown in profile, looking out of 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 shelves with various items and a lamp. The overall mood is serene and contemplative.

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



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, showing the dense residential area of Jumeirah Village Triangle in the foreground, with the city's skyline and the Dubai Mall visible in the distance 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 & 5

retail

GROUND FLOOR

BE PART OF SOMETHING
EXTRAORDINARY

PREMIUM VIEWS



A high-angle, top-down photograph of a woman with dark hair tied back, wearing a white tank top, lying on her back on a light-colored tiled surface next to a swimming pool. She is looking up with her eyes closed, and her hands are resting on the tiles. The pool's blue water is visible on the left side of the frame.

AMENITIES

LIVE. WORK. PLAY.



PADEL COURT

MULTI-PURPOSE COURT

YOGA DECK

OUTDOOR CINEMA

OUTDOOR SEATING AREA

CABANAS

VOXA BEACH LOUNGE

BEACH POOL

PANTHEON

INDOOR GYM

CROSS-FIT

VOXA LOUNGE

JACUZZI

SUNKEN SEATING

BEACH WALKWAY

MINI GOLF

SWIMMING POOL

SPLASH AREA

KIDS SWIMMING POOL

JOGGING TRACK

KIDS PLAY AREA

ZEN YOGA GARDEN

DOG PARK

BBQ AREA

SEATING AREA



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

TYPICAL FLOOR PLAN

Studio

1 Bedroom

2 Bedroom

Marina/Golf View

Marina/Golf View

Al Khail View

Al Khail View



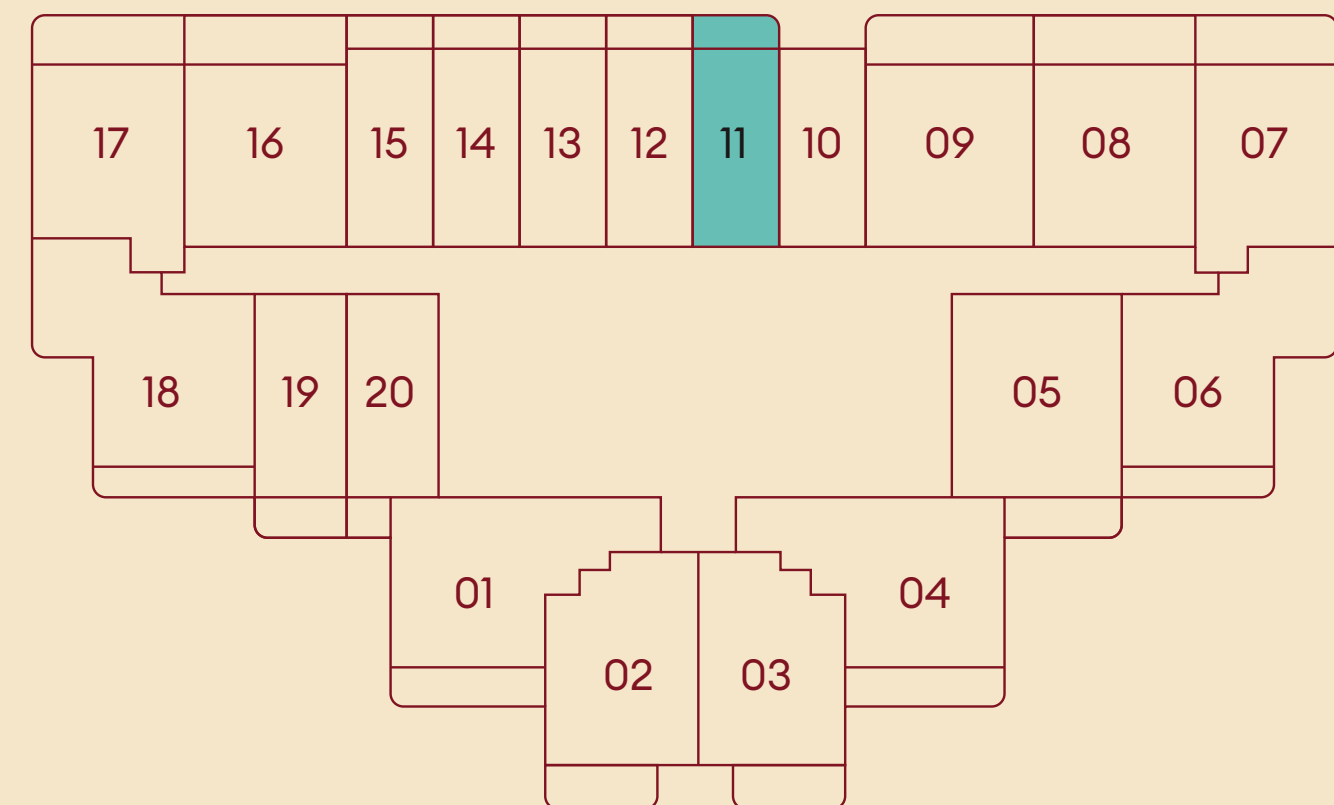
TYPICAL STUDIO



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.](#)

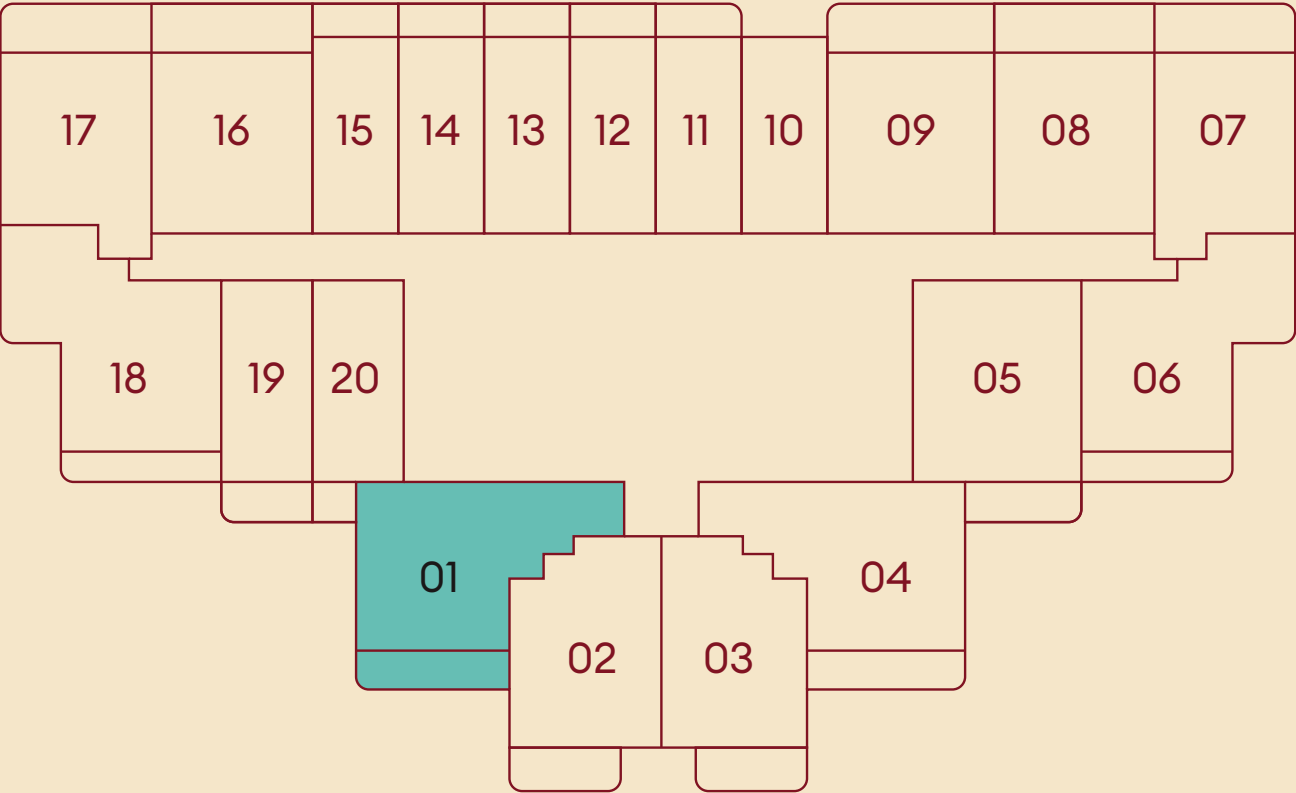
TYPICAL
1 BEDROOM



1 BEDROOM

SUITE AREA	54.33 sq. m	584.80 sq. ft.
BALCONY AREA	9.10 sq. m	97.95 sq. ft.
TOTAL AREA	63.43 sq. m	682.75 sq. ft.

TYPICAL FLOOR PLAN



01 2nd Floor to 15th Floor

01 16th Floor to 17th Floor

01 18th Floor to 27th Floor

1.BALCONY	6.35x1.38 sq. m
2.KITCHEN	2.51x2.50 sq. m
3.LIVING	4.15x3.00 sq. m
4.BEDROOM	3.05x4.15 sq. m
5.BATH	2.45x1.35 sq. m
6.PWD ROOM	1.40x1.90 sq. m

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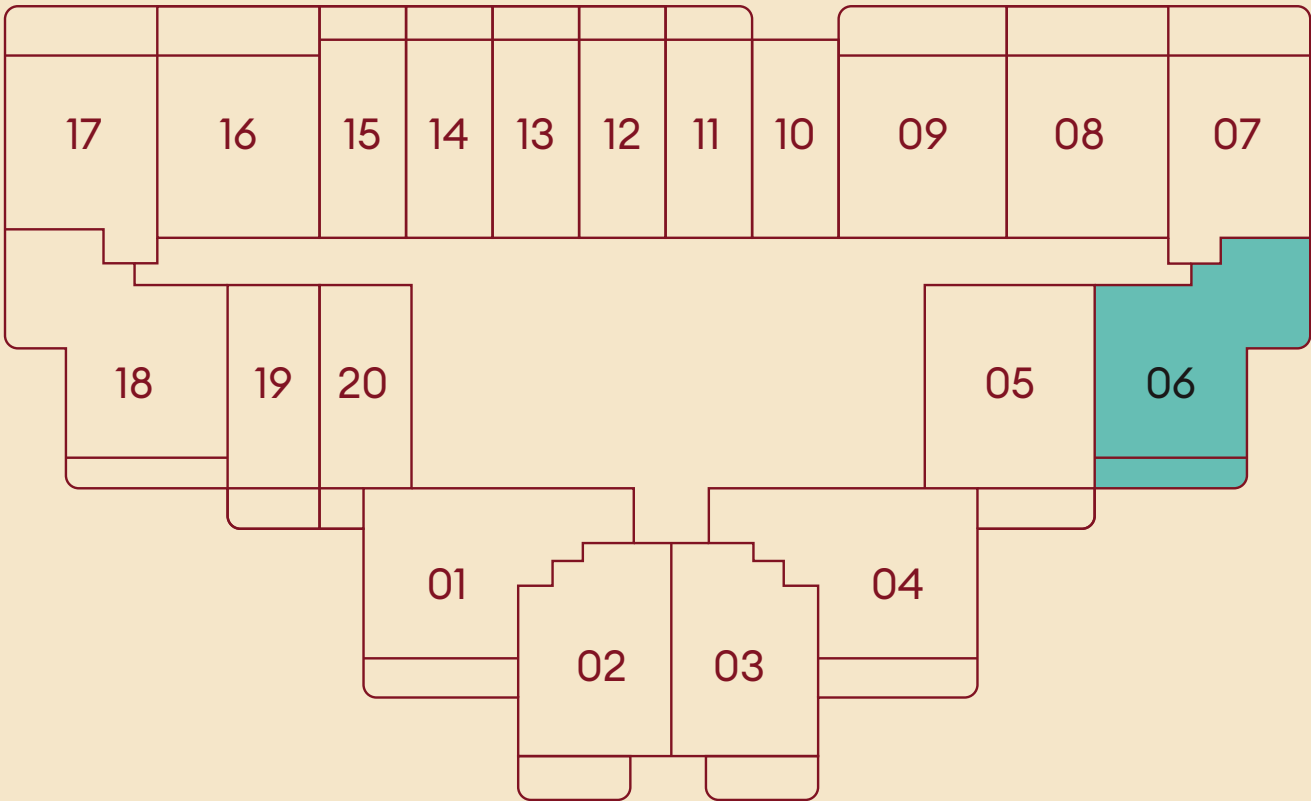
TYPICAL
2 BEDROOM



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.
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The background of the entire image is a dark, rich brown wood grain. The grain patterns are intricate, with many concentric circles and swirling lines, giving it a textured, organic appearance. The lighting is slightly darker towards the edges, creating a subtle vignette effect.

LIFE FINDS ITS VOICE

LET'S HEAR YOURS

ENQUIRE NOW!