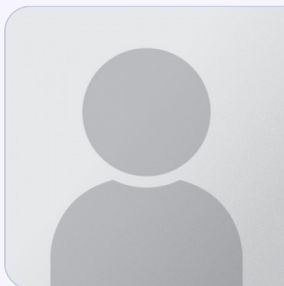




**Great opportunity | stylish apt | Modern design**  
**Apartment - For Sale - Abu Dhabi, UAE**

**AED 1,750,000**

**Apartment with an area of 804 (Sq. ft) in Abu Dhabi**



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## Property Features

 Apartment  1 Beds  2 Baths  804 (Sq. ft)  Built in 2027  ID: 1049001670157

## Property Description

A great opportunity to own a stylish apartment in one of Yas Island's newest and most desirable communities – Gardenia Bay. Located on a high floor with a stunning canal view, offering privacy and breathtaking open views.

**Apartment Features:** Spacious 1 bedroom with modern design Bright living room with natural light Contemporary kitchen with high-quality finishes Balcony overlooking the canal High floor with open, unobstructed views


**Community Amenities:** Premium waterfront community Landscaped gardens and green spaces Swimming pools and leisure areas Fully equipped gym Prime location close to Yas Mall, Ferrari World, and Yas Waterworld

**Location:** Yas Island, Abu Dhabi Perfect for end-users or investors with strong ROI potential Gardenia Bay takes a thoughtful approach to urban design with a strong emphasis on green infrastructure promoting wellbeing and a healthy lifestyle The developments strategic orientation maximizes shade minimizes heat and integrates water features The 10 km canal front promenade provides a vehicle-minimized environment making it a haven of serenity amidst the busy city

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## Property Photos

