Project report: Minati Homes 1

Facts as published, each with its source. Built by Kolaboro on 25 Nov 2026 from its public data. No verdicts.

Certificate

In short

Minati Homes 1 is listed as under construction in Jabal Ali First, Dubai, UAE, by Januss. The handover date on record is September 2026. That date passed 2 months ago, according to our records. A permit number is published. Transparency score: 80 of 100, rank 236 of 1,154 in Dubai. 7 of 7 developer claims we tested are confirmed.

Key facts

Developer: Januss
source: https://dubairealestateiq.com/project/minati-homes-1

Location: Jabal Ali First, Dubai, UAE
source: https://dubairealestateiq.com/project/minati-homes-1

Stage: under construction
source: https://dubairealestateiq.com/project/minati-homes-1

Handover on record: September 2026
source: https://dubairealestateiq.com/project/minati-homes-1

Permit or licence number: DLD project registration 3047
source: https://dubairealestateiq.com/project/minati-homes-1

Price from: Registered sales from AED 1,100,000 to AED 2,400,000 (DLD, 4 Mar 2026 - 27 Apr 2026)
source: https://dubairealestateiq.com/project/minati-homes-1

Payment plan: not published

Last checked: 25 Nov 2026

Page we read: https://dubairealestateiq.com/project/minati-homes-1

Transparency checklist

Transparency score: 80 of 100. Rank 236 of 1154 in Dubai

[x] Developer identified by legal name: Legal name: Januss Real Estate Developers L.L.C (DLD developer 1871)

[?] Developer found in an official company register: Not checked

[x] Permit or licence number published: Number published: DLD project registration 3047

[x] Permit confirmed by a register or independent source: Confirmed (registry)

[x] Handover date published: Published: September 2026

[?] Handover date record: Not enough dated history yet

[x] Deposit protection stated: Escrow, bank guarantee or insurance stated

[o] Address or plot location published: No precise address or plot location published

[?] Developer website health: Developer website not checked by us

[x] Official lists screened: sanctions lists: no match; regulator warning lists: no match

[o] Price published: No price in the pages we read

https://kolaboro.com/methods/transparency-score/

Changes on record

25 Nov 2026: Now tracked by Kolaboro
https://kolaboro.com/projects/minati-homes-1/

25 Nov 2026: Official register checked: Dubai DLD project register (published on dubairealestateiq.com)
https://kolaboro.com/registers/

Sources

https://dubairealestateiq.com/project/minati-homes-1

This report is not advice and says nothing good or bad about the developer. Check each fact at its source before you pay. The live page has the latest data: https://kolaboro.com/projects/minati-homes-1/

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