Project report: Azizi Venice 11

Facts as published, each with its source. Built by Kolaboro on 18 Nov 2026 from its public data. No verdicts.

Certificate

In short

Azizi Venice 11 is listed as under construction in Madinat Al Mataar, Dubai, Dubai, UAE, by Azizi Developments. The handover date on record is August 2027. A permit number is published. Transparency score: 81 of 100, rank 98 of 482 in Dubai. 8 of 9 developer claims we tested are confirmed. Last checked 18 Nov 2026.

Key facts

Developer: Azizi Developments
source: https://dubairealestateiq.com/project/azizi-venice-11

Location: Madinat Al Mataar, Dubai, Dubai, UAE
source: https://dubairealestateiq.com/project/azizi-venice-11

Stage: under construction
source: https://dubairealestateiq.com/project/azizi-venice-11

Handover on record: August 2027
source: https://dubairealestateiq.com/project/azizi-venice-11

Permit or licence number: DLD project registration 3239
source: https://dubairealestateiq.com/project/azizi-venice-11

Price from: Registered sales from AED 596,000 to AED 1,200,000 (DLD, 27 Oct 2026 - 2 Nov 2026)
source: https://dubairealestateiq.com/project/azizi-venice-11

Payment plan: not published

Last checked: 18 Nov 2026

Page we read: https://dubairealestateiq.com/project/azizi-venice-11

Transparency checklist

Transparency score: 81 of 100. Rank 98 of 482 in Dubai

[x] Developer identified by legal name: Legal name: Azizi Developments L.L.C (DLD developer 1002)

[x] Developer found in an official company register: GLEIF record, LEI 2549001A14A764XCHB16

[x] Permit or licence number published: Number published: DLD project registration 3239

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

[x] Handover date published: Published: August 2027

[?] 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

18 Nov 2026: Now tracked by Kolaboro
https://kolaboro.com/projects/azizi-venice-11/

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

Sources

https://dubairealestateiq.com/project/azizi-venice-11

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/azizi-venice-11/
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