Project report: SAMANA Ocean Pearl

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

Certificate

In short

SAMANA Ocean Pearl is listed as under construction in Dubai Islands, Dubai, Dubai, UAE, by SAMANA Developers. The handover date on record is Q4 2027. A permit number is published. Transparency score: 83 of 100, rank 13 of 23 in Dubai Islands. 6 of 10 developer claims we tested are confirmed. Last checked 17 Nov 2026.

Key facts

Developer: SAMANA Developers
source: https://www.samanadevelopers.com/projects/samana-ocean-pearl

Location: Dubai Islands, Dubai, Dubai, UAE
source: https://www.samanadevelopers.com/projects/samana-ocean-pearl

Stage: under construction
source: https://www.samanadevelopers.com/projects/samana-ocean-pearl

Handover on record: Q4 2027
source: https://www.samanadevelopers.com/projects/samana-ocean-pearl

Permit or licence number: DLD project registration 3167
source: https://www.samanadevelopers.com/projects/samana-ocean-pearl

Price from: AED 3,940,444
source: https://www.samanadevelopers.com/projects/samana-ocean-pearl

Payment plan: not published

Last checked: 17 Nov 2026

Page we read: https://www.samanadevelopers.com/projects/samana-ocean-pearl

Transparency checklist

Transparency score: 83 of 100. Rank 13 of 23 in Dubai Islands. Rank 55 of 482 in Dubai

[x] Developer identified by legal name: Legal name: Samana Star Real Estate Development L.L.C (DLD developer 1688)

[o] Developer found in an official company register: Not found in GLEIF by exact legal name

[x] Permit or licence number published: Number published: DLD project registration 3167

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

[x] Handover date published: Published: Q4 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

[x] Developer website health: answers; valid TLS certificate; domain registered for 60+ days more; no lookalike-domain notice

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

[x] Price published: Price published

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

Changes on record

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

17 Nov 2026: Now tracked by Kolaboro
https://kolaboro.com/projects/samana-ocean-pearl/

Sources

https://www.samanadevelopers.com/projects/samana-ocean-pearl
https://dubairealestateiq.com/developer/samana
https://dubairealestateiq.com/project/ocean-pearl-by-sd

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/samana-ocean-pearl/
Free to share under CC BY 4.0, credit Kolaboro.