Project report: Exotica by Al Marina

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

Certificate

In short

Exotica by Al Marina is listed as under construction in Dubai, UAE, by Al Marina Investment. 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: Al Marina Investment
source: https://dubairealestateiq.com/project/exotica-by-al-marina

Location: Jumeirah Village Circle, Dubai, UAE
source: https://dubairealestateiq.com/project/exotica-by-al-marina

Stage: under construction
source: https://dubairealestateiq.com/project/exotica-by-al-marina

Handover on record: September 2026
source: https://dubairealestateiq.com/project/exotica-by-al-marina

Permit or licence number: DLD project registration 2823
source: https://dubairealestateiq.com/project/exotica-by-al-marina

Price from: Registered sales from AED 942,000 to AED 1,700,000 (DLD, 15 May 2026 - 18 Aug 2026)
source: https://dubairealestateiq.com/project/exotica-by-al-marina

Payment plan: not published

Last checked: 25 Nov 2026

Page we read: https://dubairealestateiq.com/project/exotica-by-al-marina

Transparency checklist

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

[x] Developer identified by legal name: Legal name: Al Marina Investment - Sole Proprietorship L.L.C - Dubai Branch (DLD developer 1585)

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

[x] Permit or licence number published: Number published: DLD project registration 2823

[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/exotica-by-al-marina/

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

Sources

https://dubairealestateiq.com/project/exotica-by-al-marina

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/exotica-by-al-marina/

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