



 ESTRELLA

By

NESSUS
DEVELOPER

Discover a new
standard of luxury

At Estrella, luxury is not just a feature
but an experience.





ESTRELLA



ESTRELLA

Create memories
that go beyond
imagination

MAJAN



MAJAN



Nexus Developer

Nexus Developer specializes in the development of residential projects in Dubai. Over a short span within the industry the developer has delivered multiple townhouses and villas in Dubai and now is working towards delivering its first residential building.



MR. ABDUL SAMAD
C.E.O Nexus Group

A. Samad

MESSAGE FROM CEO

At the heart of Dubai, we are a leading full-service residential property development firm that prides itself on multidisciplinary prowess, positioned as one of the most trusted and innovative firms.

As property Development Company, our forte is building and property development, investment and asset management, financing, construction management, property management, primary planning, and design. We carry a diversified portfolio providing high-quality services to our valued clients.

Our team is quite adept in what they do, allowing us to dispense with customized solutions for our clients.

Our excellence and expertise make us a pioneering firm in the residential property development sector working towards fulfilling our vision of becoming the region's leading residential property builder company.

MESSAGE FROM CCO

Nexus is a property development firm that looks to develop exceptional properties by blending innovative architecture with contemporary living. We build and develop, invest, and manage assets, finance, construction management, property management, primary planning, and design.

On the lookout for new possibilities, we embrace fresh concepts and integrate sustainable practices into all our projects. We develop and undertake excellence in whatever we do and we invite you to join us on this distinctive journey that brims with limitless possibilities for the stakeholders.



MR. ARHAM ALEEM
C.C.O Nexus Developer

Arham Aleem



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Connect with the
essence of nature



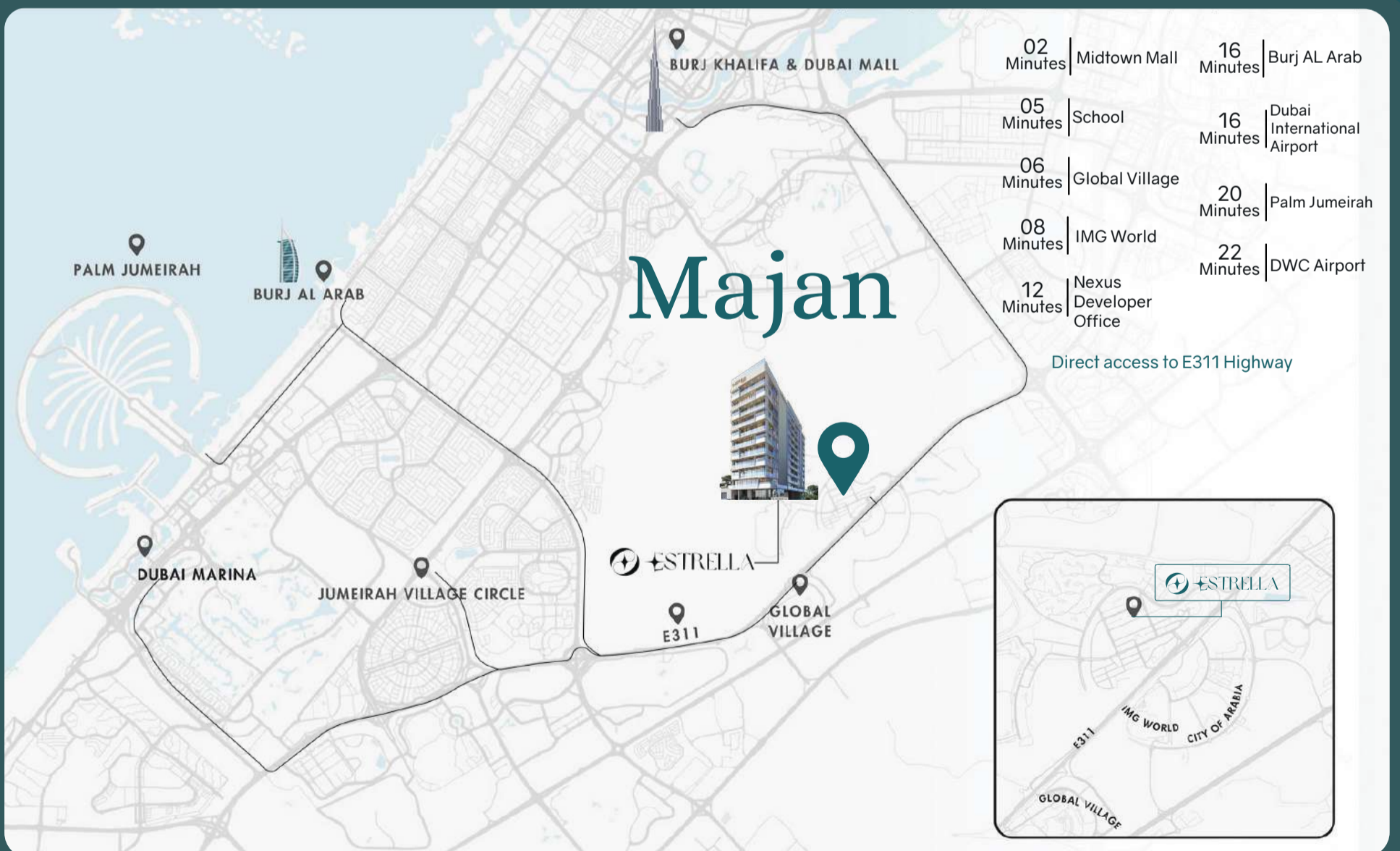
MAJAN



MAJAN

Majan

Majan, also known as Wadi Al Safa 3, is a family-friendly and growing community in Dubailand. Majan provides easy access to key city areas. Close to popular attractions like Global Village and IMG Worlds of Adventure, Majan combines convenience with a tranquil lifestyle making it an appealing choice for those seeking affordability and comfort in Dubai.



Minutes Away



GLOBAL VILLAGE



IMG WORLD

E311 Highway



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Bringing
nature to your
doorstep

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Luxury shines in every corner, offering a living experience that's truly extraordinary.

Building Overview



60 Apartments

✦ 1 Bedroom
20 Apartments

✦ 2 Bedroom
20 Apartments

✦ 2 Bedroom + Pool
20 Apartments

Starting From

AED 982,800

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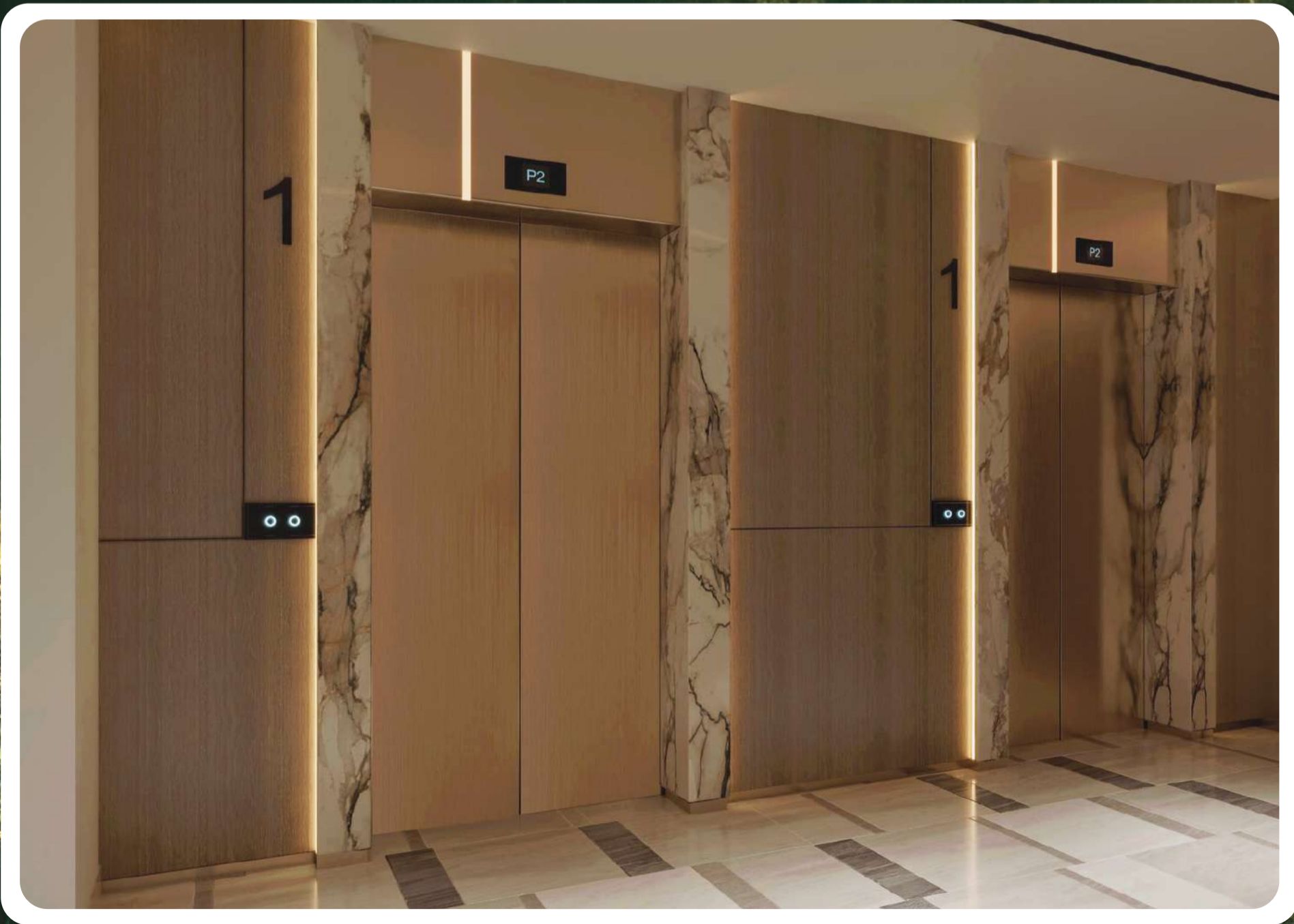
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A new era of
excellence



Lobby





Living Room





Bedroom







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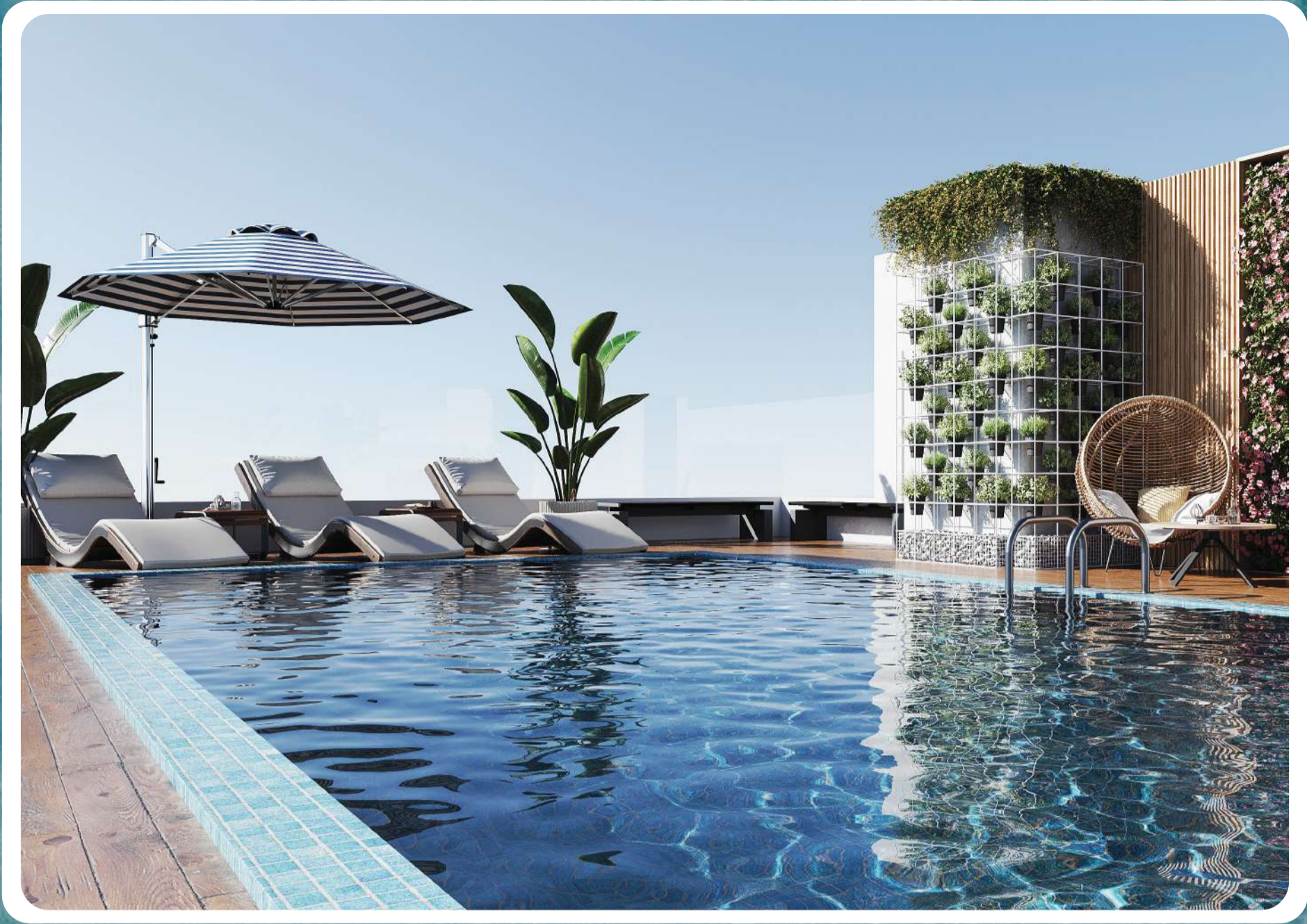
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Rooftop Pool

Where stunning views meet seamless luxury

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Key Features And Amenities

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Grand Lobby



Roof-top pool



Covered Private Parking



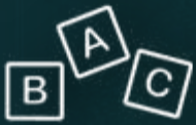
High-speed Elevators



Fitness Club



Meeting Room



Kids Play Area



Multipurpose Room



Cabanas & Sunbeds



Foosball



Billiards



BBQ Area



Smart home Technology



Direct Access to E311



EV Charging Station



In The Heart of Majan



Plunge Pool

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Fitness club

Experience fitness at
new heights

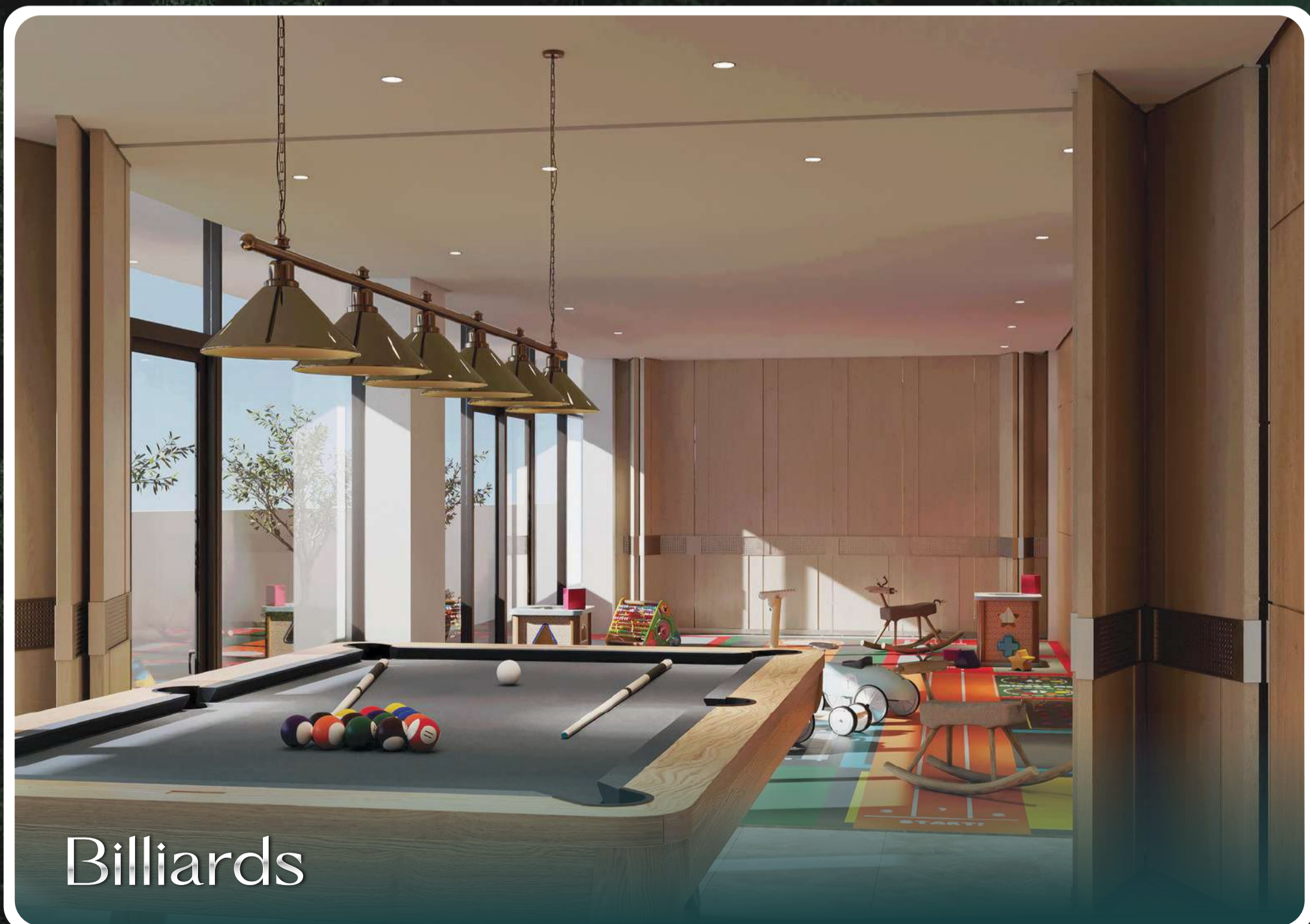
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Smart home



Billiards



Sun Bed



Bbq area



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Foosball

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Kids Play Area

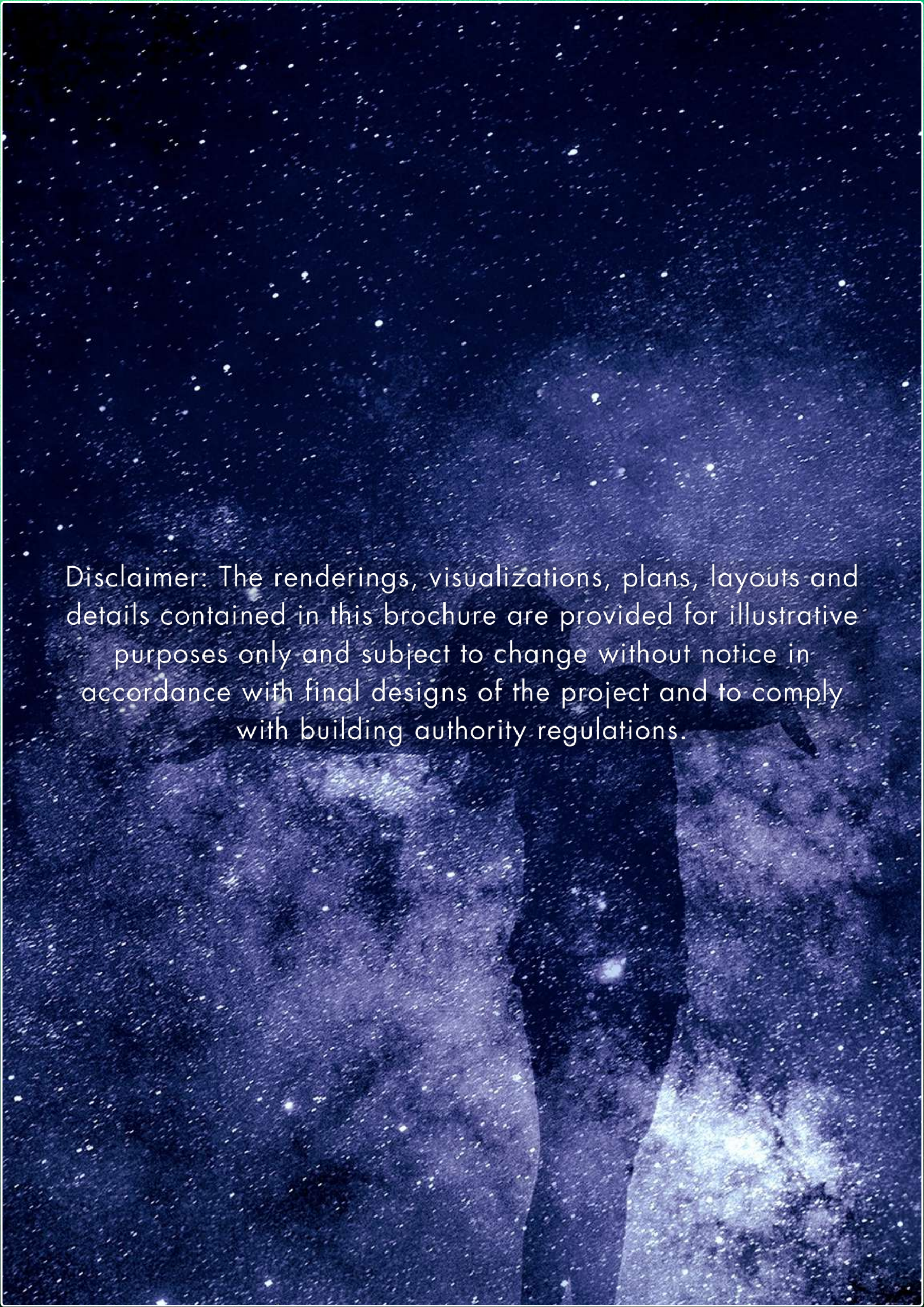
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Create lasting
memories filled
with wonder

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A photograph of a person's silhouette standing on a rocky outcrop, looking out over a vast, starry night sky filled with the Milky Way galaxy. The person is positioned in the lower center of the frame, their back to the camera. The sky is a deep, dark blue, densely populated with stars of various colors and sizes. The Milky Way is visible as a bright, hazy band of light stretching across the sky, with a prominent section in the lower right. The overall scene is serene and awe-inspiring, capturing the beauty of the night sky.

Disclaimer: The renderings, visualizations, plans, layouts and details contained in this brochure are provided for illustrative purposes only and subject to change without notice in accordance with final designs of the project and to comply with building authority regulations.



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