INSPECT BEFORE YOU INVEST



Why Snagging Is Important in Jumeirah Village Triangle (JVT) – A Fast-Growing Family Community

Jumeirah Village Triangle (JVT) has quickly become one of Dubai's most sought-after residential areas, combining value, space, and accessibility. With a mix of Nakheel-developed villas, independently built homes, and mid-rise apartment buildings, JVT attracts families, landlords, and investors alike.

But despite its appeal, properties in JVT often come with **construction inconsistencies**, especially across **varied build standards and ages**. Whether you're taking handover from the developer, purchasing a resale unit, or preparing to lease your property, **snagging in JVT is essential** to avoid surprise repairs and protect your investment.

✓ Why Choose Our JVT Snagging Team?

- **✓** 44,000+ property inspections completed across Dubai
- **✓** Specialists in Nakheel homes, private villas, and apartment snagging
- **✓** Fast, photo-rich snag reports delivered within 12 hours
- **✓** Visual, itemized reports using Spectora & Onsite software
- **✔** Post-inspection support for DLP claims or seller negotiations
- **✓** Trusted, certified, and highly rated by JVT homeowners

What We Inspect in JVT Villas, Townhouses & Apartments

JVT features a wide range of unit types—each with its own set of potential defects. Our inspection approach is **tailored by property type and build quality**, whether it's a Nakheel-built townhouse or a custom villa.

Exterior & Structural:

- Roof slab checks, waterproofing inspection, and gutter slope
- Driveway tiling cracks, surface leveling, and carport structure
- Garden drainage issues and irrigation functionality
- Paint peeling, façade cracks, or render bubbling on exterior walls
- Pergola alignment, boundary wall integrity, and gate automation (if applicable)

nterior & Finishing:

- Floor tile quality: **hollow sounds**, edge chipping, and uneven joints
- Ceiling corner cracks, stair joint separation, or paint flaking
- Wardrobe and interior door alignment and hinge strength
- Skirting gaps, wall paint streaks, and switch plate fitment

DUBAI PROPERTY SNAGGING

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Bathrooms & Kitchen:

- Water pressure test across all outlets (showers, WCs, taps)
- Cabinet and vanity alignment, hinge tension, and finish quality
- Floor trap slope and wet area waterproofing validation
- Exhaust fan airflow and anti-odor systems check

MEP (Mechanical, Electrical, Plumbing):

- AC system performance: duct airflow, condensation line, and filters
- Electrical socket and DB board test for load and safety
- Pump pressure checks, water heater operation, and pipe leak detection
- Outdoor lighting fixtures, **balcony outlets**, and motion sensors (if applicable)

Areas & Properties We Cover in JVT

We inspect every sub-community and unit type in Jumeirah Village Triangle:

- Nakheel 2-bedroom Independent Villas
- Nakheel 1-bedroom Townhouses
- Signature Villas by Private Developers
- Low-rise Apartments, including:
 - o Imperial Residences
 - o The Square
 - o Al Manara Tower
 - o Joya Verde
 - o Plus other private apartment buildings

Whether it's a new handover, refurbished resale, or lease-ready unit, we help ensure your property meets expected quality and safety standards.

Real Case Example: District 3 Nakheel Villa Inspection

Mrs. Amina, a long-time Dubai tenant, purchased her first home in District 3 of JVT. She scheduled our snagging inspection before moving in. The results revealed:

- **Poor silicone sealing** under all bathroom vanities
- Several **hollow floor tiles** in the living and dining areas
- Early signs of water seepage near the AC access panel

With our visual snag list, she had clear documentation for the **Defects Liability Period (DLP)**, and the contractor addressed all issues before move-in.

"It was the smartest decision I made in the entire purchase process," she said.



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\Colon Need an Inspection?

Dubai Property Snagging

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₩ Visit: https://dubaipropertysnagging.ae







