



OAKBRIDGE
DELVELOPMENTS

British Craftsmanship Dubai Vision

OAKBRIDGE DEVELOPMENTS BROKER PARTNERSHIP PROPOSAL

Referral Program



If Oakbridge enters into a signed agreement valued at AED 2,000,000, the referring agent earns AED 100,000 (5.5%) upon contract execution.

The Opportunity

Oakbridge Developments LLC (Dubai, UAE) is inviting licensed real estate brokers and agents to collaborate on our **development and refurbishment projects** across Dubai.

How It Works

If you introduce Oakbridge to any investor, property owner, or buyer seeking: Full villa, townhouse and offices renovation, New build or extension projects High-spec commercial or residential fit-outs and Oakbridge signs a formal contract with that client, you will receive **5/8% of the total project valuation or quotation amount**, payable upon signing.

www.oakbridgeuae.com





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Introduction

Oakbridge Developments is a Dubai-based contracting and development company specializing in high-end villa refurbishments, new builds, offices and investor-driven property transformations.

We work alongside brokers, real-estate agents, and property consultants across the UAE who connect us with investors, landlords, or buyers seeking to renovate or develop premium properties.

Referral Program



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Executive Summary

Oakbridge Developments values the relationships and market reach that professional real estate brokers bring to the Dubai property sector.

We understand that brokers are often the first to identify investors, buyers, or owners seeking to renovate, rebuild, or develop and we believe those introductions deserve to be rewarded fairly. To strengthen our collaboration with the brokerage community, Oakbridge offers a **stepped referral commission** ranging from **5% up to 8%**, depending on the overall project value and scope.



Oakbridge offers a **5/10% commission** on the total project valuation or signed quotation to any licensed agent or broker who introduces Oakbridge to a new client, resulting in a signed contract and confirmed project start.



Oakbridge Developments recognises the value of genuine introductions that lead to signed, active projects. To reward this, we offer a tiered referral commission to licensed brokers and agents who connect Oakbridge with new clients.

The referral commission is calculated on the total signed project value and is payable once the contract is signed and the project has fully commenced on site (100% mobilisation)

Broker Referral Program Commission Framework

Project Value (AED)	Commission Rate	Example Commission	Payment Condition
Up to 2,000,000	5%	AED100,000	Compact villa townhouse
2,000,001 – 3,000,000	5.5%	AED 165,000 on AED 3 M	Mid-range residential fit-out
3,000,001 – 4,500,000	6.5%	AED 292,500 on AED 4.5 M	Larger residential/boutique development
4,500,001 – 6,000,000	7.5%	AED 450,000 on AED 6 M	luxury villa/small commercial project
6,000,001 – 8,000,000	8%	AED 640,000 on AED 8 M	High-end/upper-tier commercial project

This stepped structure ensures fairness and transparency while rewarding brokers for bringing in larger, high-value developments. It reflects Oakbridge’s commitment to **long-term, performance-based partnerships** across the UAE real-estate community.

Eligibility

Referrals must be directly traceable to the broker’s introduction. The referral must be declared **before** the signing of any contract. Payment is released once the contract is executed and project mobilization begins. The broker must hold a valid UAE Real Estate Regulatory Authority (RERA) license or be affiliated with a registered brokerage.



Why Partner With Oakbridge

The commission is calculated on the **total signed project valuation** and becomes payable **once the contract has been executed and the project has officially commenced on site (100% mobilisation confirmed)**

Why This Matters

Our referral framework is designed to create **long-term, performance-based partnerships** rather than one-off transactions.

Oakbridge brokers gain access to:

Direct collaboration with a registered Dubai contracting and development company (Oakbridge Technical Services LLC).

Full visibility on project valuations, timelines, and client communications once an introduction leads to a signed contract.

Guaranteed payouts tied to measurable project starts not vague promises or conditional leads.

Access to **repeat business** through Oakbridge's ongoing portfolio of luxury villa renovations and new-build developments across Jumeirah Golf Estates, Jumeirah Islands, Al Warqa, JVC, Palm and other premium communities.

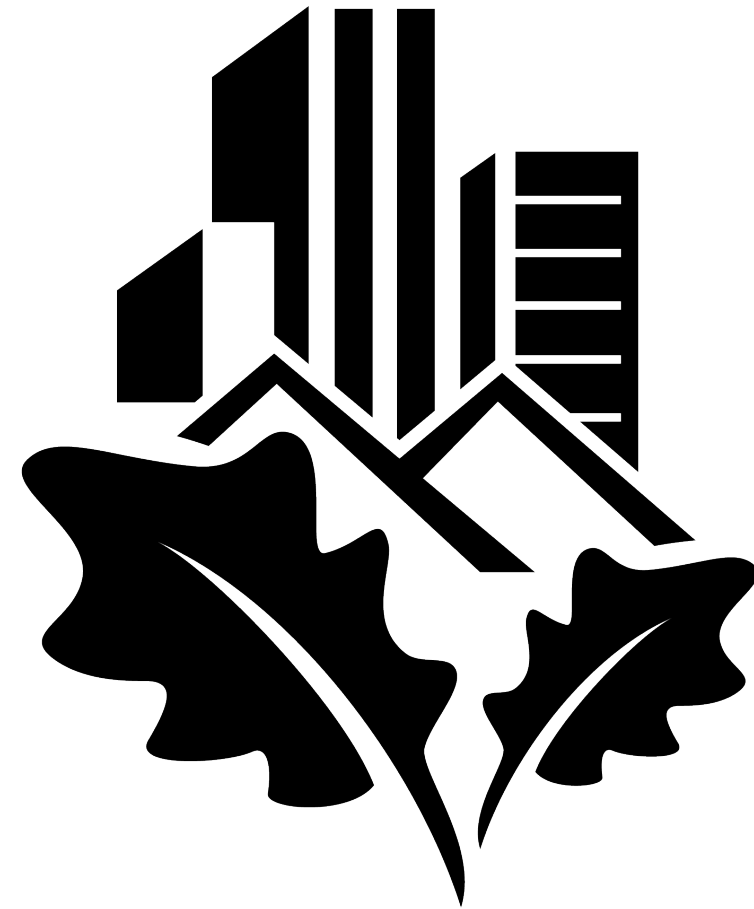
Why Partner with Oakbridge

Partnering with Oakbridge means working directly with a **registered Dubai contracting and development company** that delivers on design, build quality, and client satisfaction. We are not agents or intermediaries we are the **executors** of every project from concept to completion.

Our partners trust Oakbridge because we combine **transparency, reliability, and profitability** in every collaboration. When brokers bring clients to us, they know those clients will experience a professional, well-structured process from quotation and contract signing through to handover.

Key Reasons to Partner with Oakbridge:

- **Registered & Credible** Operating legally as *Oakbridge Technical Services LLC*, licensed in Dubai and fully compliant with UAE contracting regulations.
- **High Client Retention** Many of our clients return for secondary or investment projects, creating repeat opportunities for referring brokers.
- **Strong Financial Structure** Each project runs through formal quotations, cost approvals, and staged payments, ensuring brokers' introductions are protected by transparent documentation.
- **Proven Portfolio** Delivering successful residential and investment projects across **Jumeirah Golf Estates, Jumeirah Islands, Palm, Al Warqa, and Jumeirah Village Circle**.
- **Marketing & Presentation Support** Oakbridge provides branded material, feasibility studies, and ROI models that brokers can present confidently to their clients.
- **Above-Market Commission** Tiered referral structure of **5–8%**, significantly higher than the standard 2% agency rate, payable once projects are live.
- **Long-Term Collaboration** Brokers who perform consistently are invited to represent Oakbridge developments and participate in off-market investment introductions



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