

# Mudon Townhouses

## Q3 Resale Report

1st July - 30th September 2024

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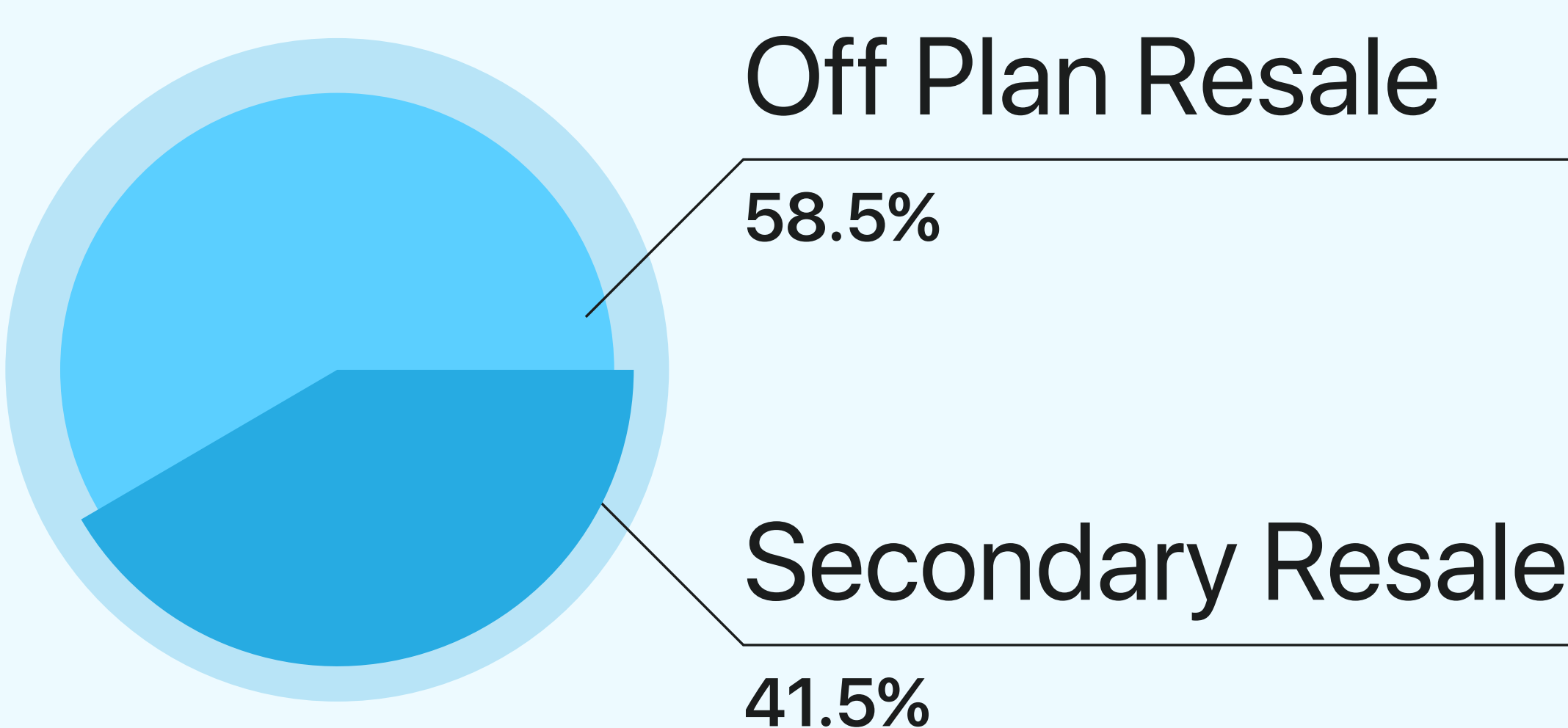
PROPERTY MONITOR

AED 1,264 ▲ +4.2%

Average price per sq. ft  
Compared to Q3 2023

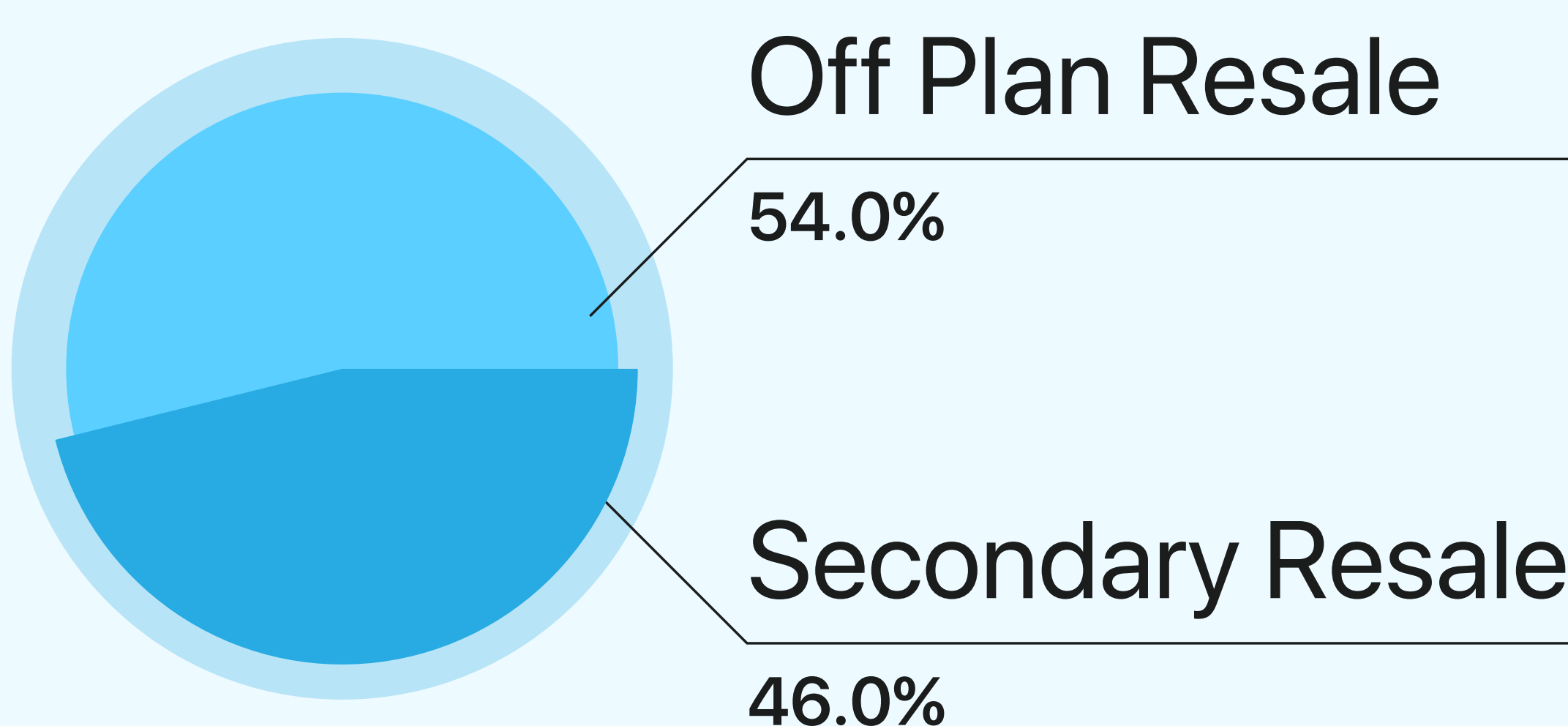
▲ +3.7%

82 resale transactions



▲ +8.2%

AED 239.211M total resale value



### Average Resale Price

Per bedroom (2024)

2 bed 2,093,333  
3 transactions

3 bed 2,631,658  
55 transactions

4 bed 3,734,348  
23 transactions

### Rental Summary

AED 73 ▲ +19.7%

Average rental price per sq. ft  
Compared to Q3 2023

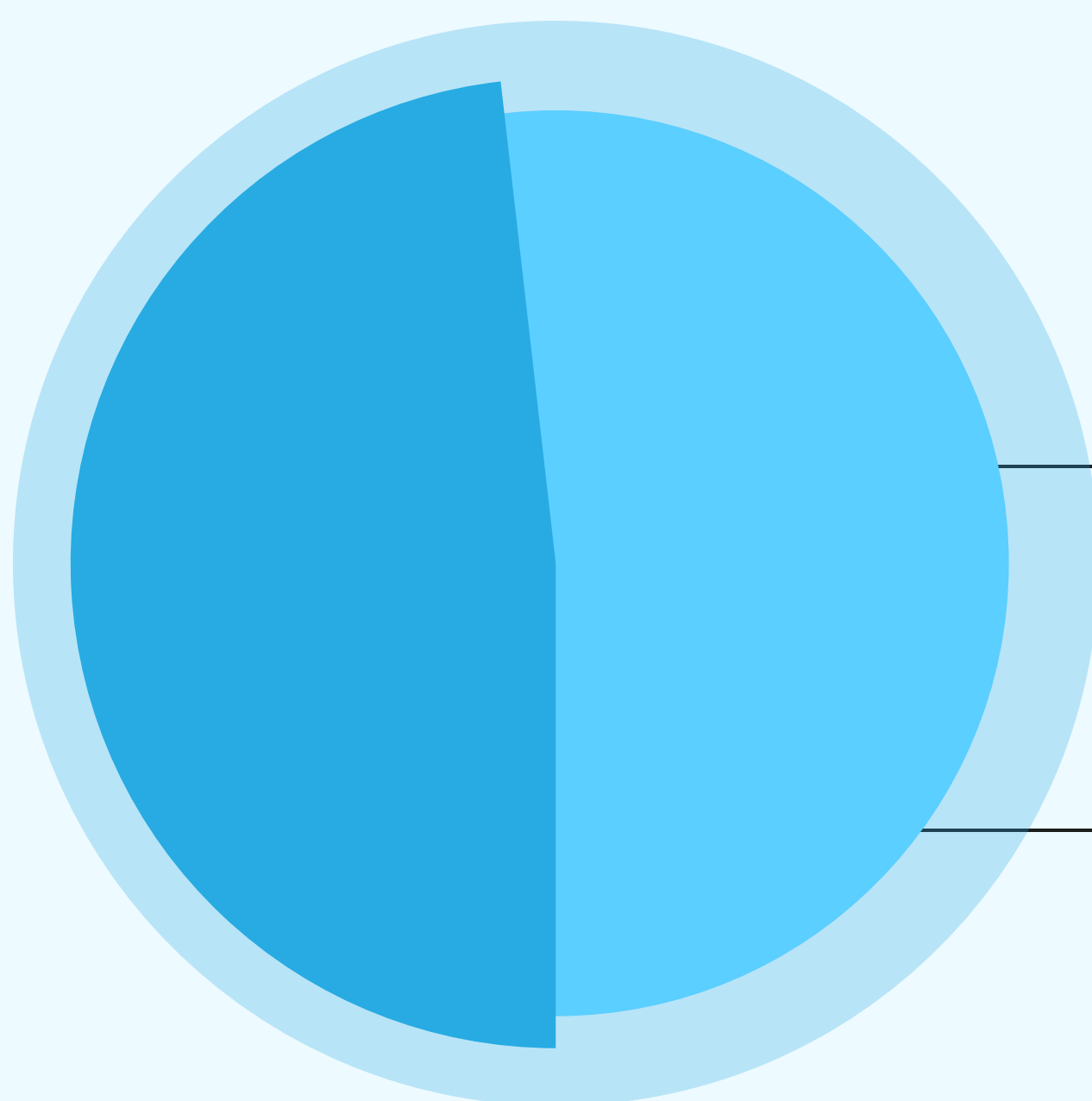
▼ -6.2%

239 rental transactions

▲ +10.7%

AED 43.638M total rental value

5.66% Gross rental yield



New Contracts 48.1%

Renewal Contracts 51.9%

### Average Rental Price

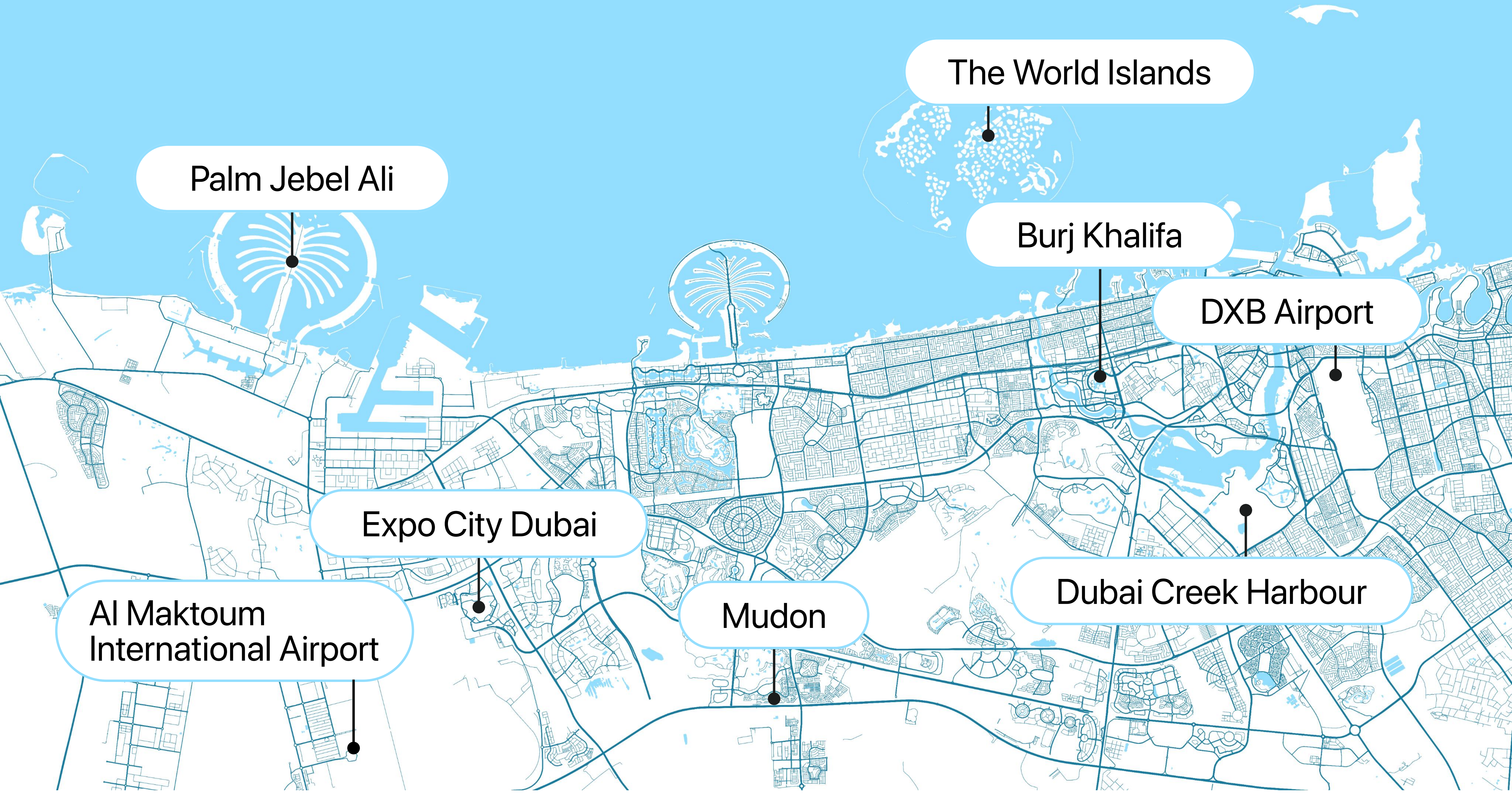
Per bedroom (2024)

2 bed 127,000  
11 transactions

3 bed 166,898  
164 transactions

4 bed 234,923  
60 transactions

5 bed 193,500  
4 transactions



METROPOLITAN PREMIUM PROPERTIES