

# Apartments in Downtown Dubai

H1 2025 Resale Report  
1st January - 30th June 2025

Powered by



PROPERTY  
MONITOR

AED 2,755

▲ +7.2%  
Average price per sq. ft  
Compared to H1 2024

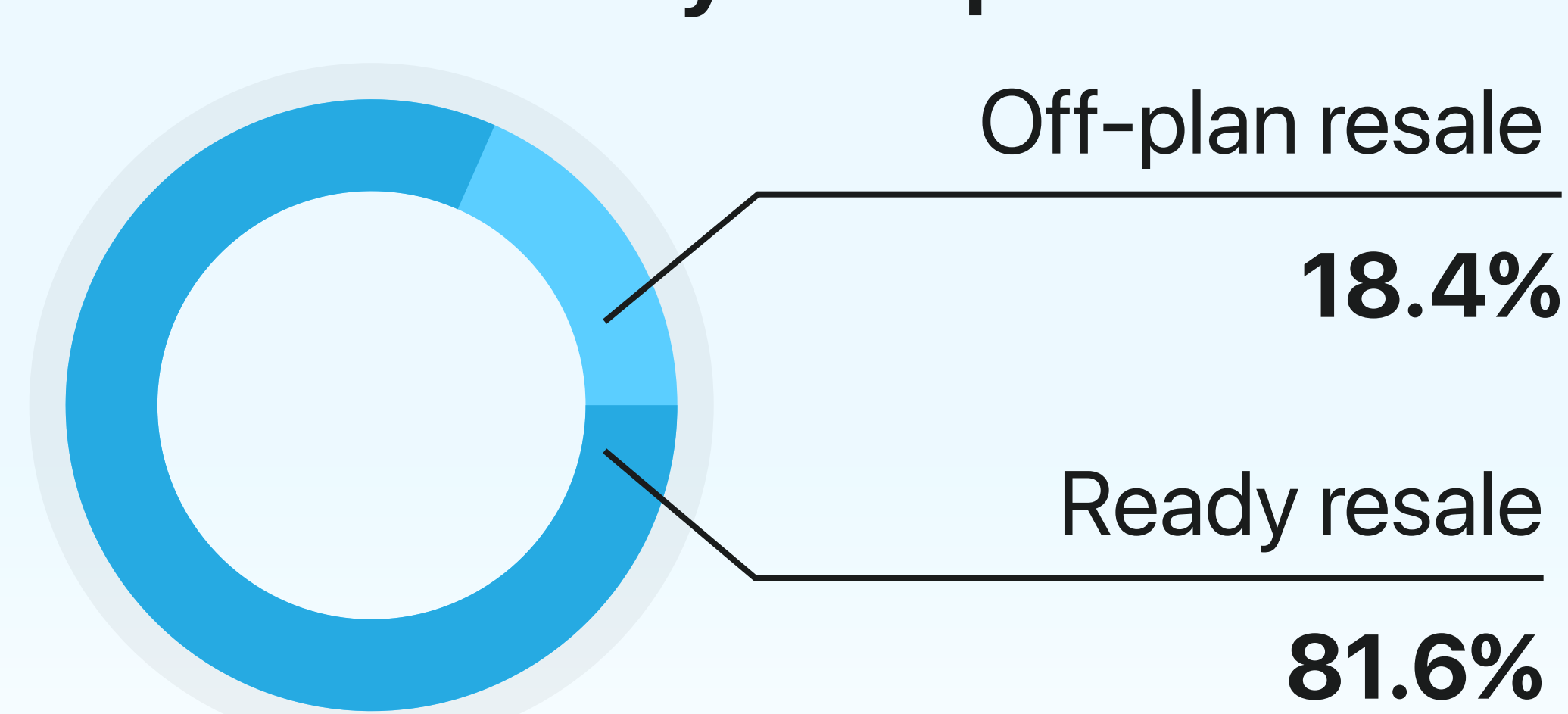
▲ +6.7%

1,375 Resale transactions

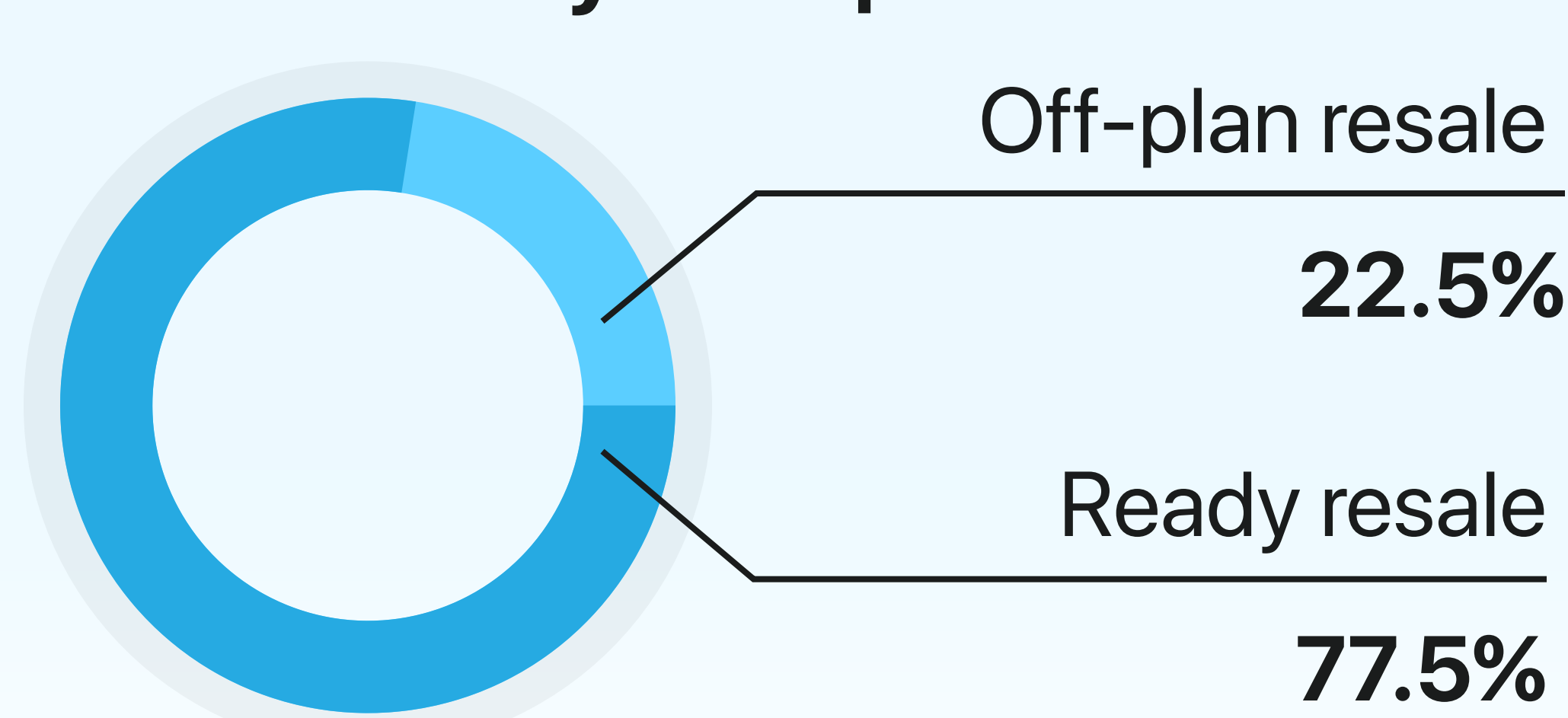
▲ +9.6%

AED 5.3B Total resale value

## Transactions by Completion Status



## AED Value by Completion Status



## Average Resale Price

1st January - 30th June 2025

<b>Studio</b> AED 1,356,766 82 transactions   ▲ 36.7%	<b>1</b> AED 2,165,456 528 transactions   ▲ 7.8%	<b>2</b> AED 3,807,931 527 transactions   ▲ 5.8%
<b>3</b> AED 6,765,911 215 transactions   ▲ 1.9%	<b>4</b> AED 22,176,499 19 transactions   ▼ -20.8%	<b>5</b> AED 29,987,908 3 transactions   ▼ -25%
<b>6</b> AED 65,000,000 1 transaction   ▼ -50%		

*\*Not all recorded property transactions specify number of bedrooms*

## Rental Summary

AED 143

▲ +6.4%  
Average price per sq. ft  
Compared to H1 2024

▼ -6.2%

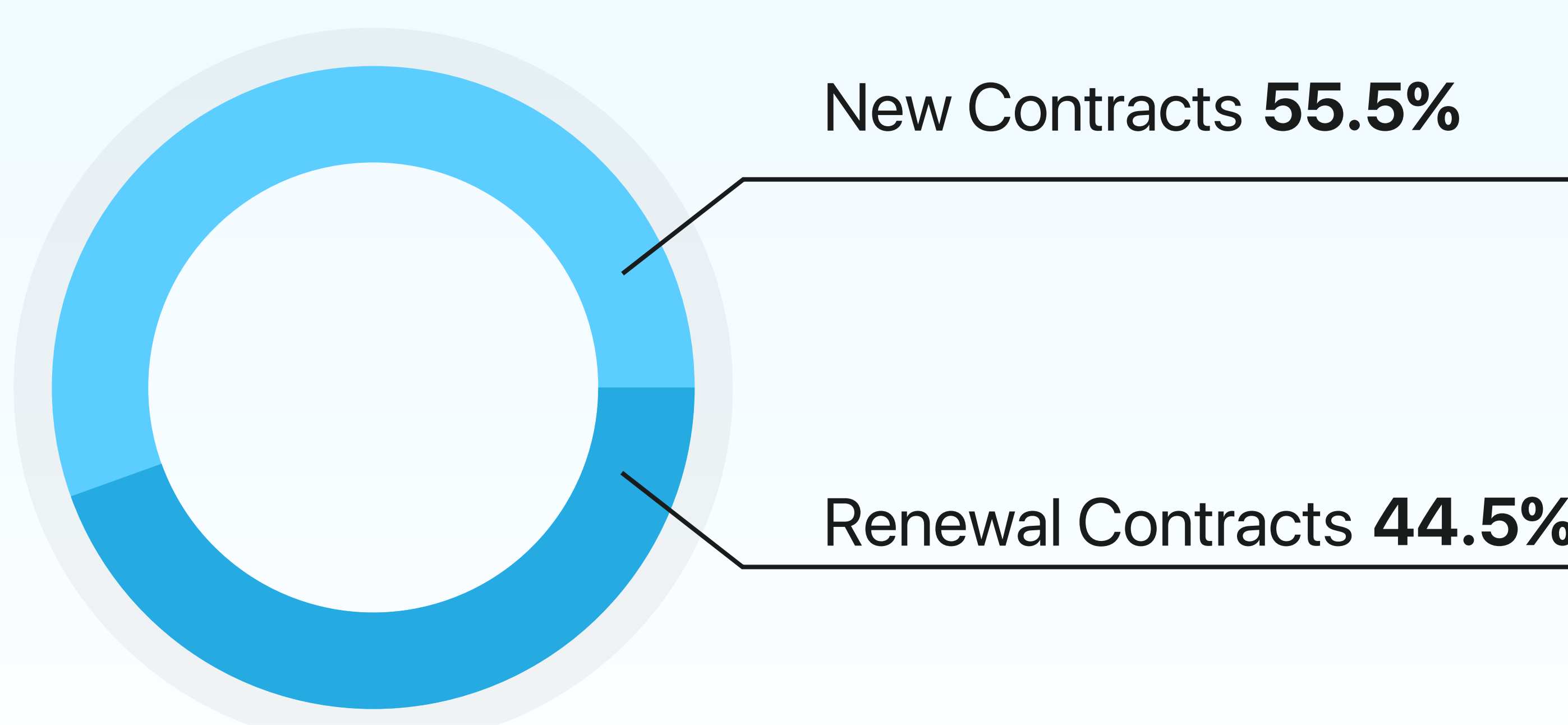
3,816 Rental transactions

▲ +1.4%

AED 665.5M Total rental value

5.85%

Gross rental yield



## Average Rental Price

1st January - 30th June 2025

<b>Studio</b> AED 81,681 251 transactions   ▲ 11.1%	<b>1</b> AED 121,515 1,609 transactions   ▼ -5%	<b>2</b> AED 194,039 1,505 transactions   ▼ -4.2%
<b>3</b> AED 300,202 396 transactions   ▼ -3.2%	<b>4</b> AED 964,629 32 transactions   ▲ 68.4%	<b>5</b> AED 1,670,500 2 transactions   ▲ 100%

*\*Not all recorded property transactions specify number of bedrooms*

