

Villas in

# Arabian Ranches 2

## Q1 2026 Resale Report

1st January - 31st March 2026

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**PROPERTY MONITOR**

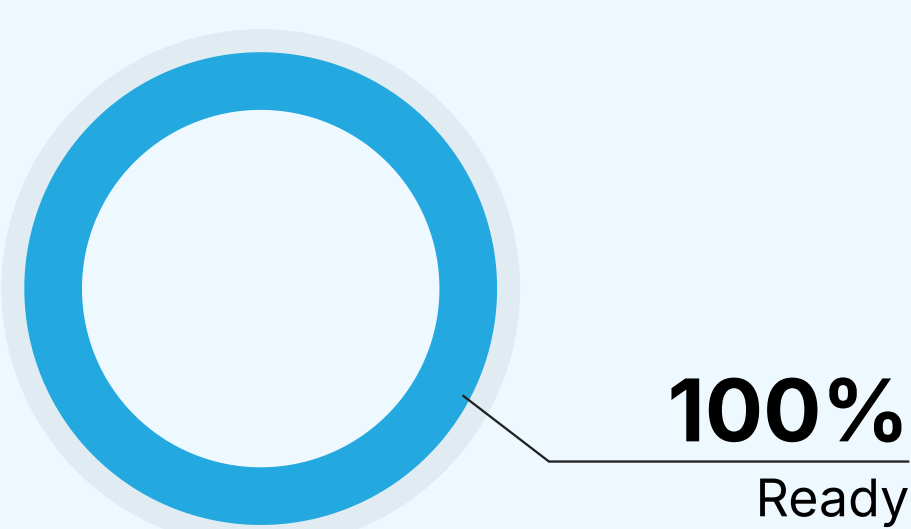
# AED 2,048

▲ **+15.5%**  
Average price per sq. ft  
Compared to Q1 2025

▼ **-13.6%**

**19** Resale Transactions

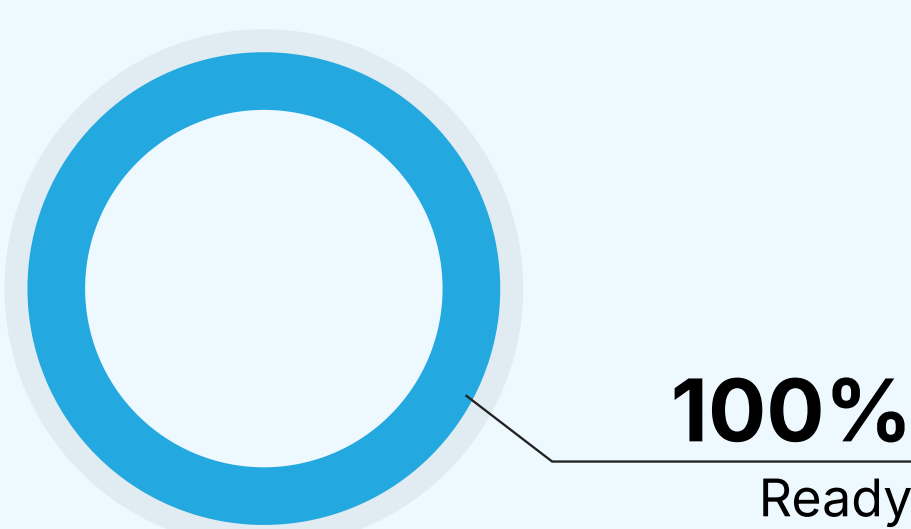
### Transactions by Completion Status



▼ **-7.5%**

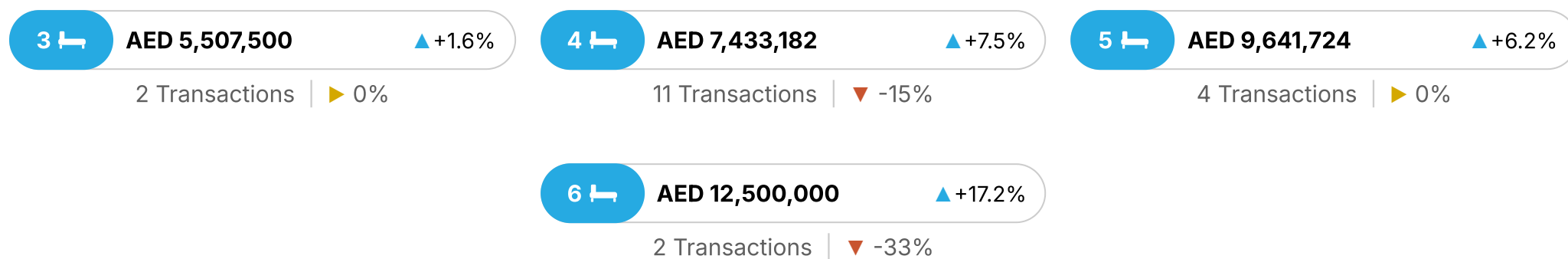
**AED 156.3M** Resale Value

### AED Value by Completion Status



## Average Resale Price

1st January - 31st March 2026



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

## Rental Summary

(Includes short-term and long-term contracts)

# AED 93

▲ **+10.7%**  
Average price per sq. ft  
Compared to Q1 2025

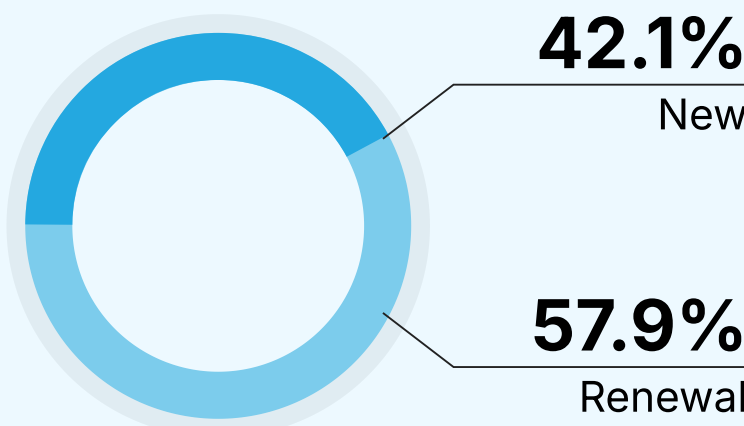
▼ **-1%**

**95** Rental Transactions

▲ **+16.4%**

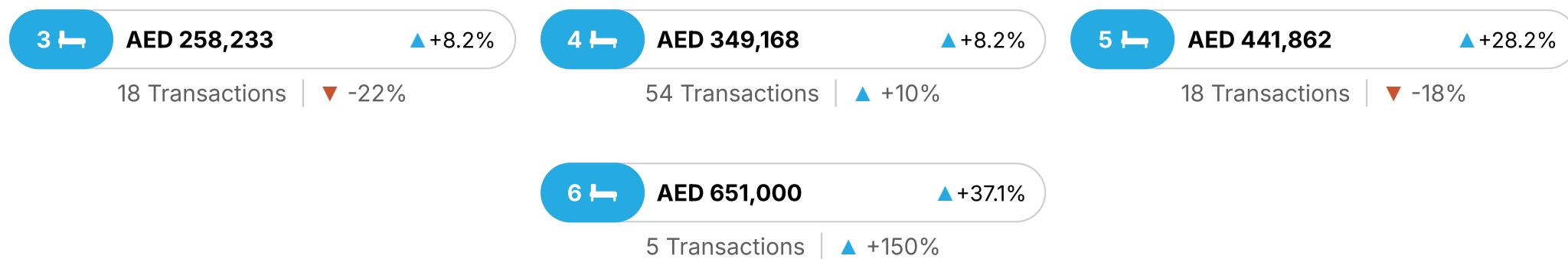
**AED 34.7M** Total Rental Value

**5.26%**  
Gross rental yield



## Average Rental Price

1st January - 31st March 2026



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

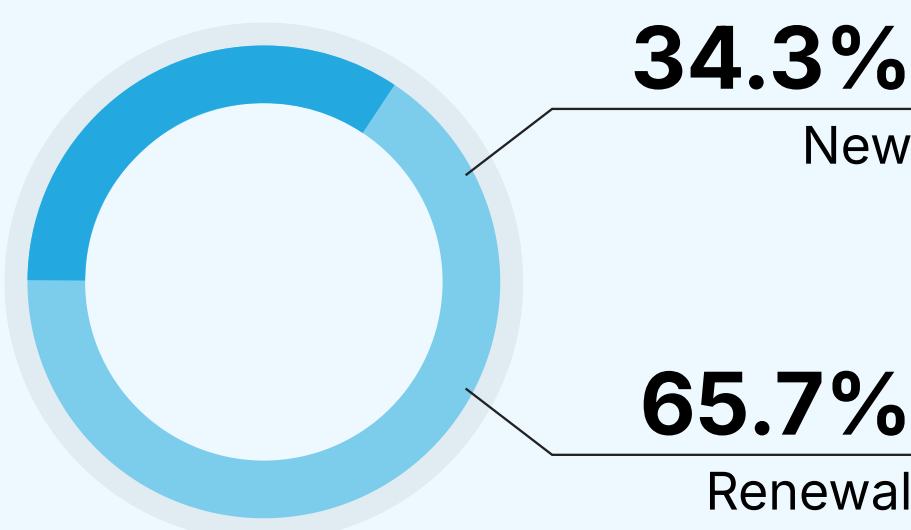
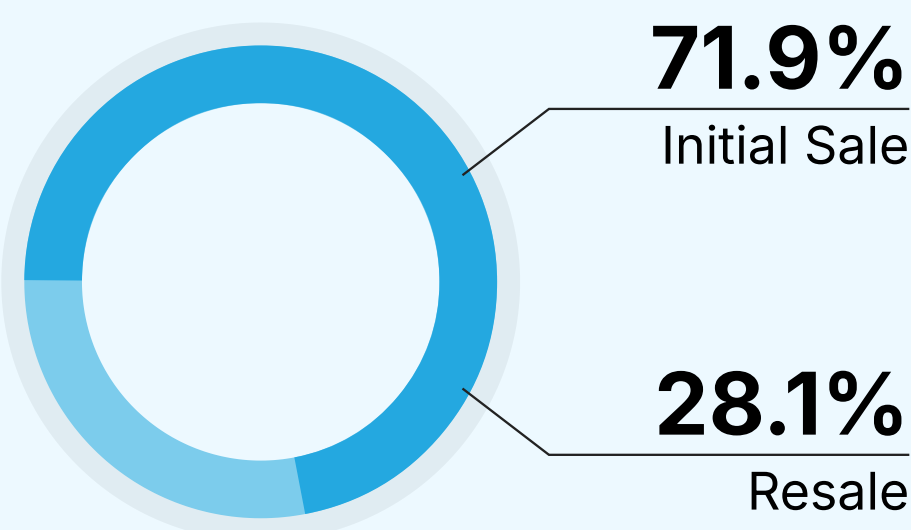
## Dubai Overall Market

# AED 139.122B

▲ **+21.5%** Total Sale Value

# AED 12.749B

▼ **-0.5%** Total Rental Value



▲ **+4.5%**

**44,229** Sale Transactions

▼ **-6.8%**

**144,515** Rental Transactions

