

# Townhouses in Serena

## Q1 2026 Resale Report

1st January - 31st March 2026

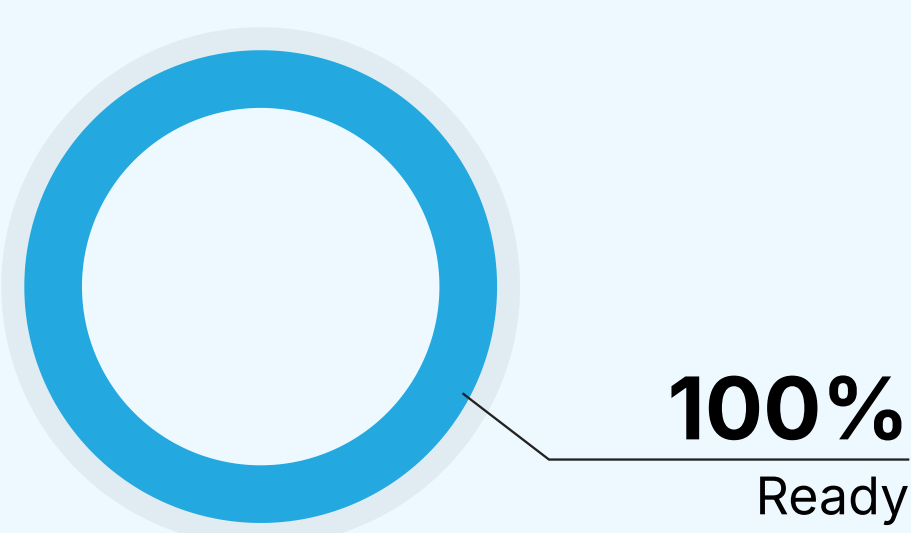
# AED 1,512

▲ **+6%**  
Average price per sq. ft  
Compared to Q1 2025

▼ **-10.3%**

**26** Resale Transactions

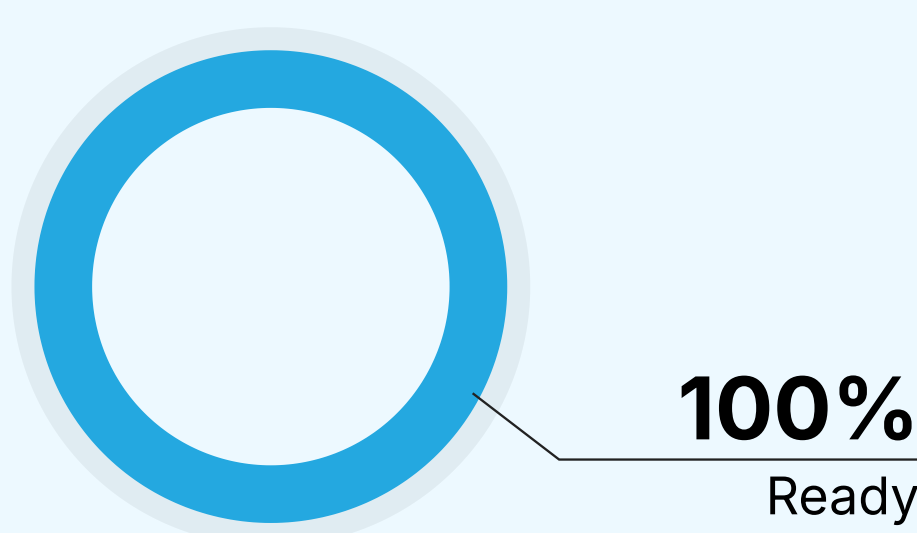
Transactions by Completion Status



▼ **-3.1%**

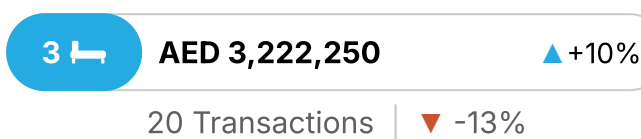
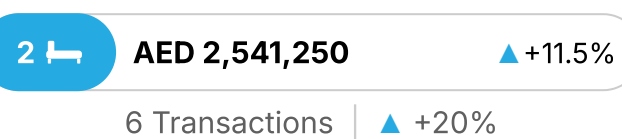
**AED 79.7M** Resale Value

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 76

▲ **+5.6%**  
Average price per sq. ft  
Compared to Q1 2025

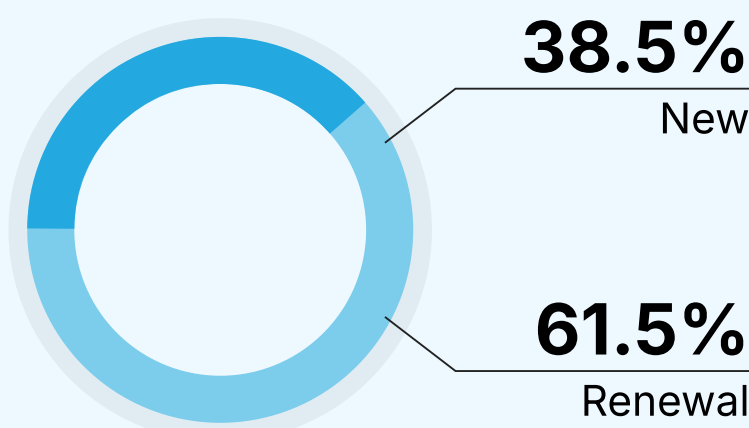
▼ **-26.6%**

**130** Rental Transactions

▼ **-22.8%**

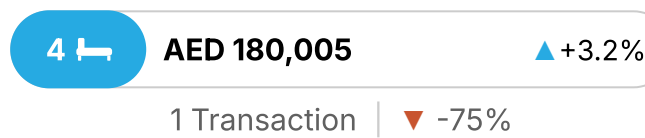
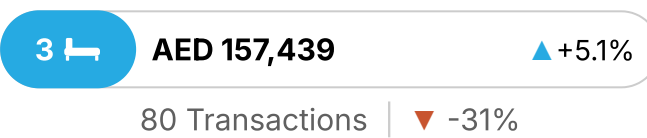
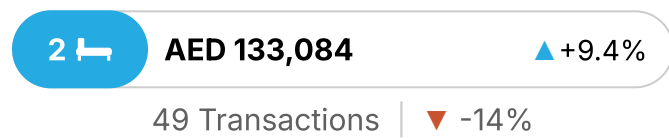
**AED 19.3M** Total Rental Value

**5.03%**  
Gross rental yield



## Average Rental Price

1st January - 31st March 2026



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

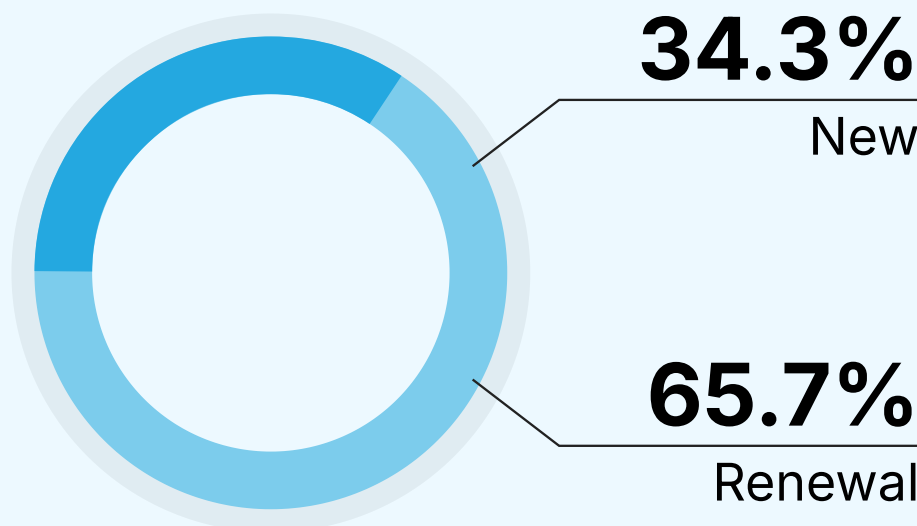
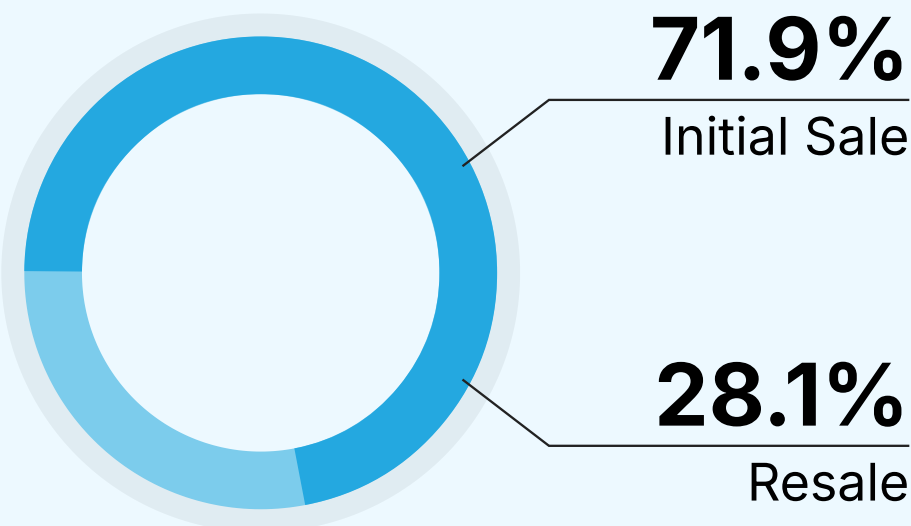
## Dubai Overall Market

# 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

