

Apartments in
Dubai Hills Estate

H1 2026 Resale Report

1st January - 30th June 2026

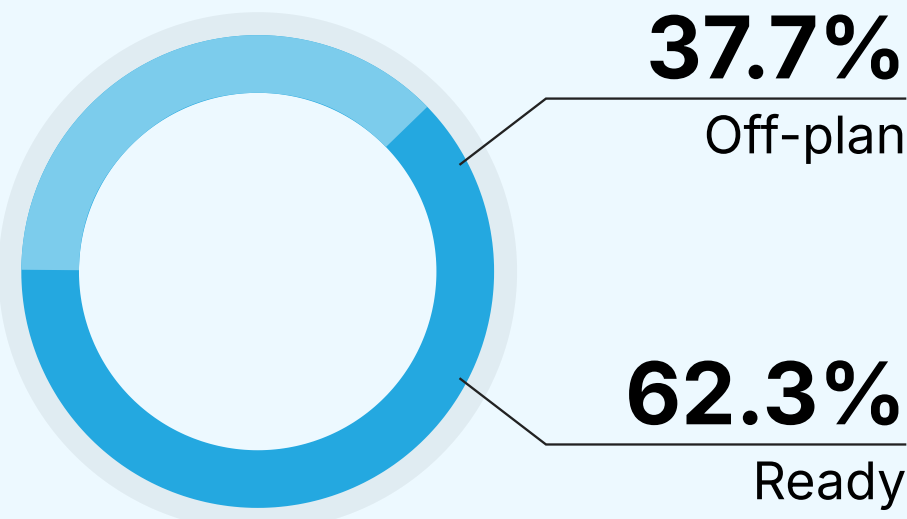
Powered by
**PROPERTY
MONITOR**

AED **2,387**

▲ **+2.8%**
Average price per sq. ft
Compared to H1 2025

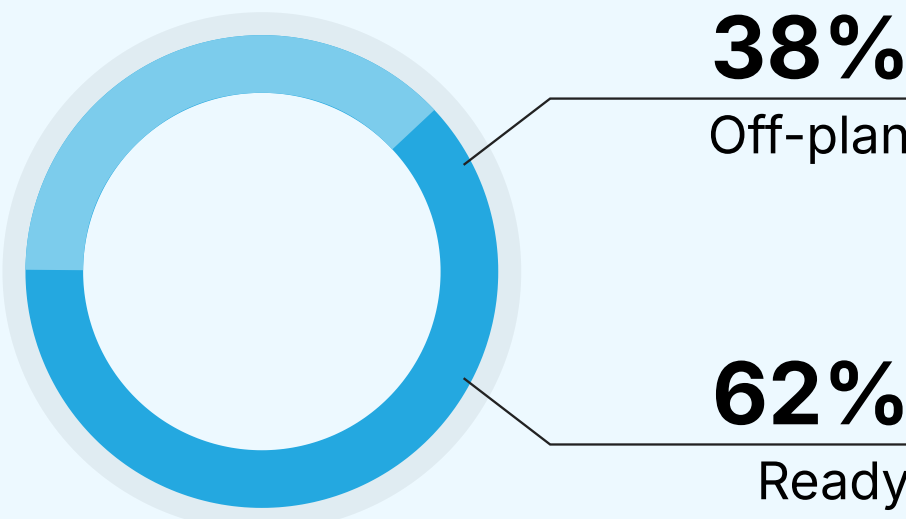
▼ **-24.2%**
597 Resale Transactions

Transactions by Completion Status



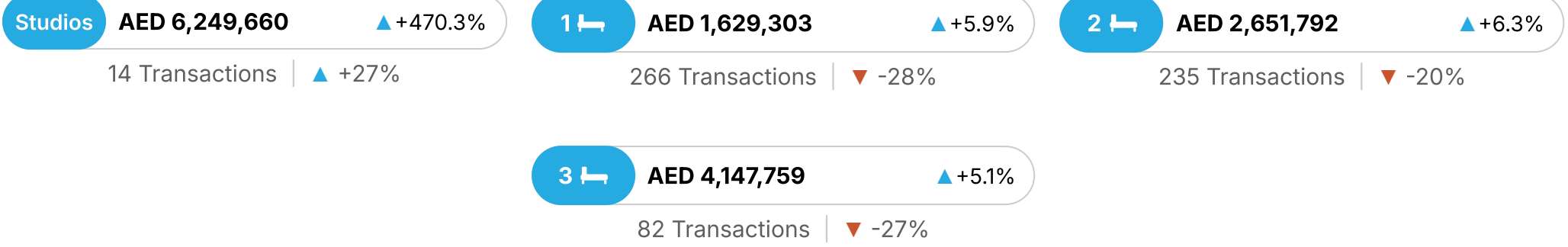
▼ **-15.9%**
AED 1.484B Resale Value

AED Value by Completion Status



Average Resale Price

1st January - 30th June 2026



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

Off Plan Primary

(Initial sales by Developer)

AED **1.401B**

▼ **-46.6%** Total Value

▼ **-53.7%**
510 Off-Plan Transactions

Rental Summary

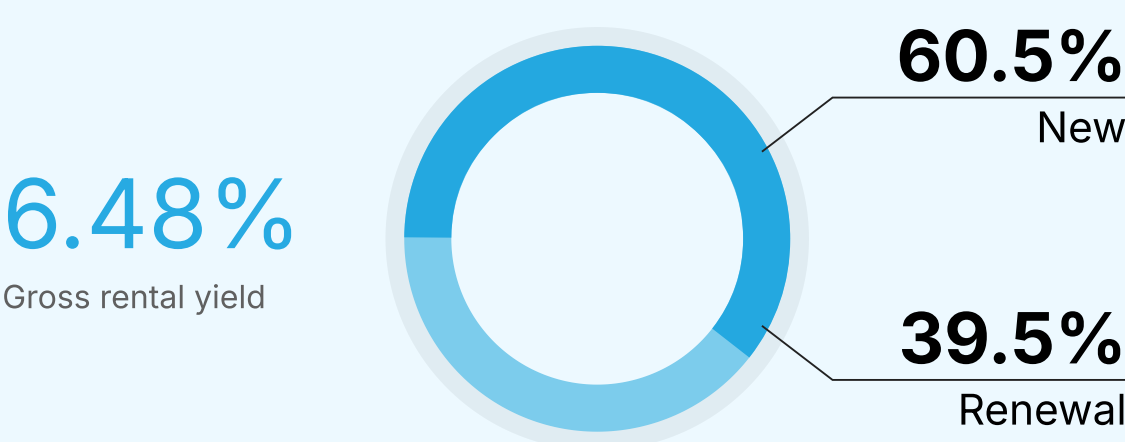
(Includes short-term and long-term contracts)

AED **148**

▲ **+4.2%**
Average price per sq. ft
Compared to H1 2025

▲ **+18.7%**
1,860 Rental Transactions

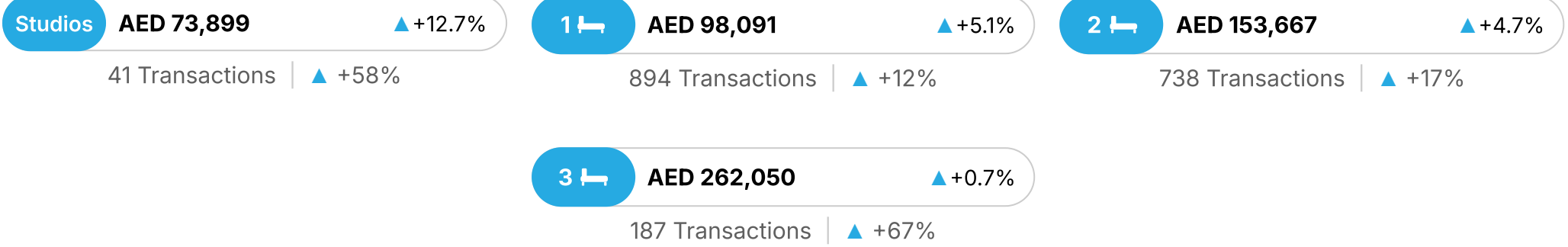
▲ **+27.8%**
AED 253.1M Total Rental Value



6.48%
Gross rental yield

Average Rental Price

1st January - 30th June 2026



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

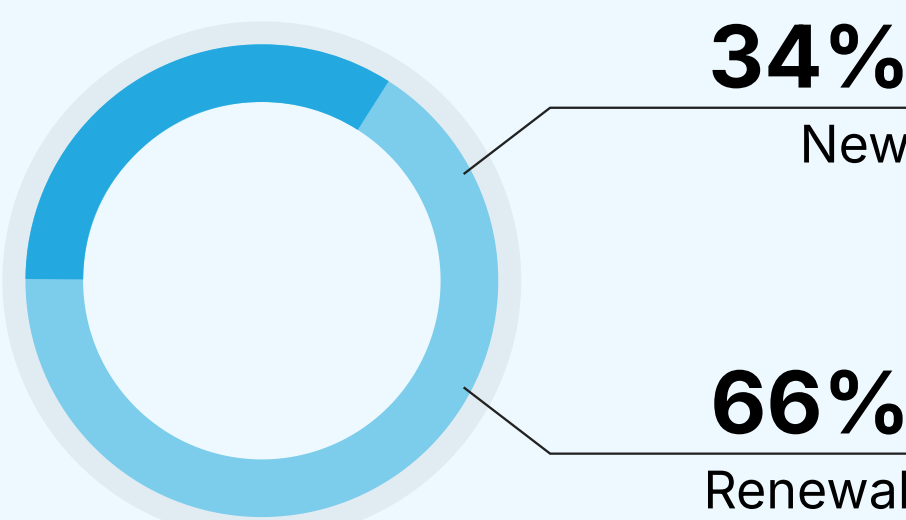
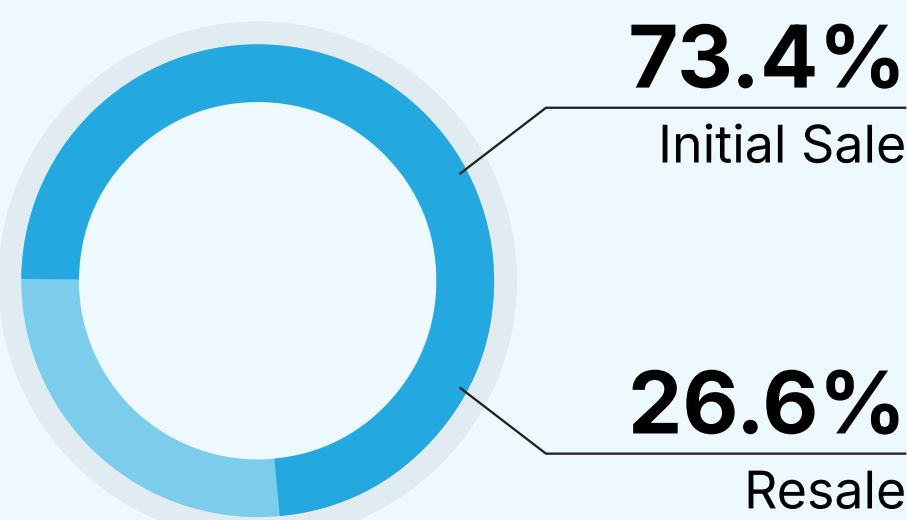
Dubai Overall Market

AED **221.425B**

▼ **-15.7%** Total Sale Value

AED **24.456B**

▲ **+0.4%** Total Rental Value



▼ **-13.8%**
79,283 Sale Transactions

▼ **-4.3%**
276,413 Rental Transactions

