

Townhouses in

Serena

H1 2026 Resale Report

1st January - 30th June 2026

Powered by
PROPERTY
MONITOR

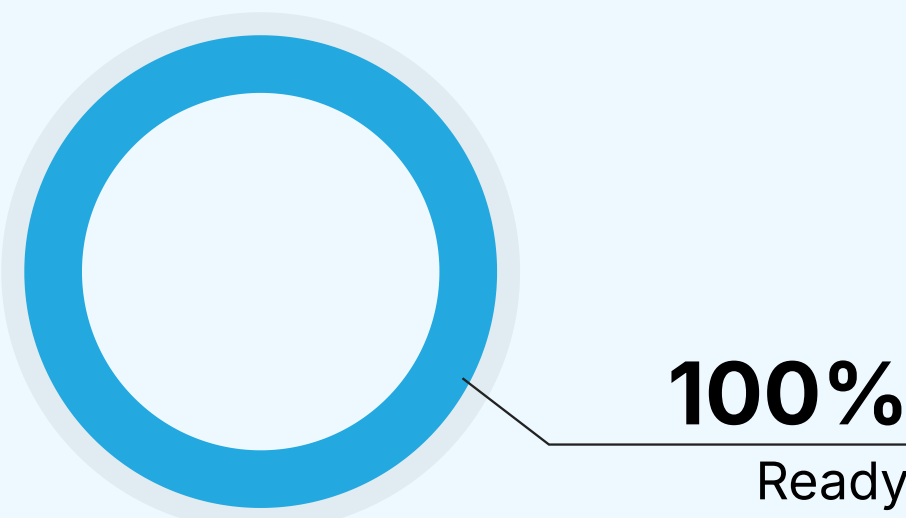
AED 1,534

▲ +6.9%
Average price per sq. ft
Compared to H1 2025

▼ -35.4%

42 Resale Transactions

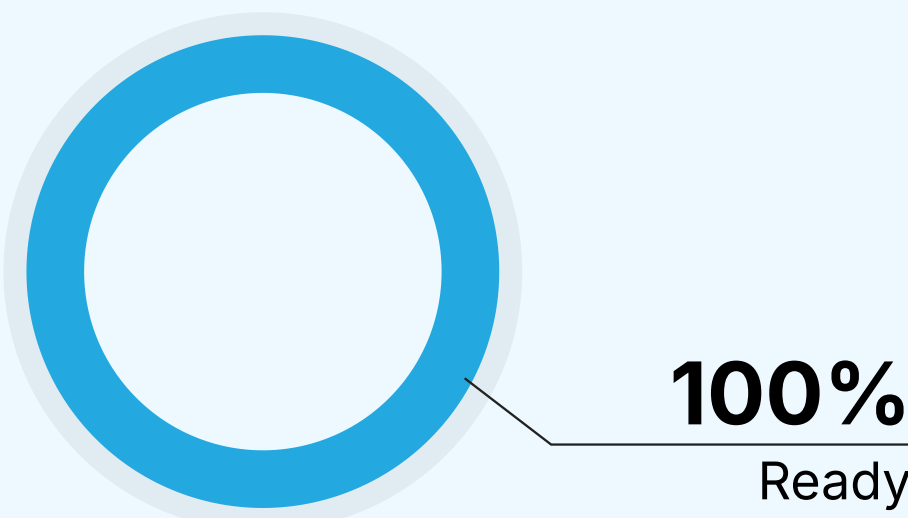
Transactions by Completion Status



▼ -29.7%

AED 130.9M Resale Value

AED Value by Completion Status



Average Resale Price

1st January - 30th June 2026

2 ➡ AED 2,580,833 ▲ +11.1%
9 Transactions | ▼ -53%

3 ➡ AED 3,262,121 ▲ +6.7%
33 Transactions | ▼ -25%

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

Rental Summary

(Includes short-term and long-term contracts)

AED 76

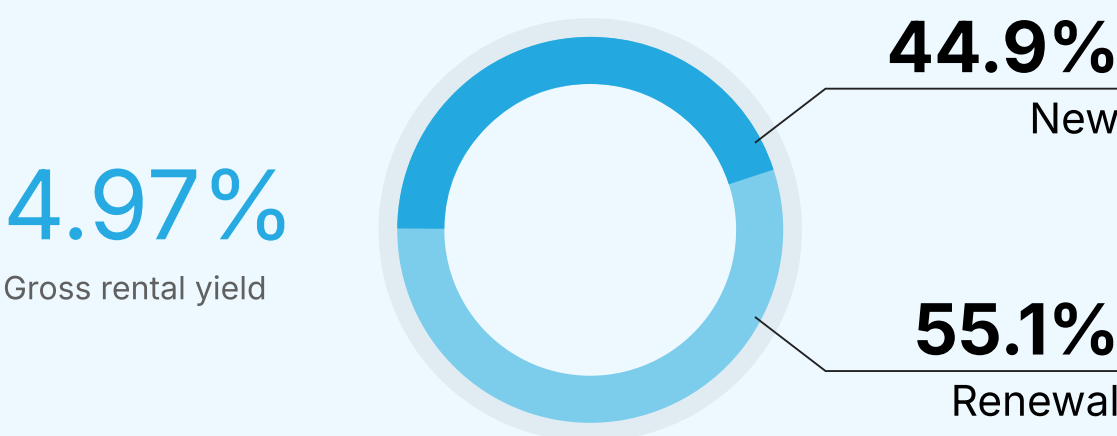
▲ +2.7%
Average price per sq. ft
Compared to H1 2025

▼ -14.6%

274 Rental Transactions

▼ -11.9%

AED 40.9M Total Rental Value



Average Rental Price

1st January - 30th June 2026

2 ➡ AED 131,363 ▲ +3.7%
96 Transactions | ▼ -9%

3 ➡ AED 158,447 ▲ +4%
176 Transactions | ▼ -16%

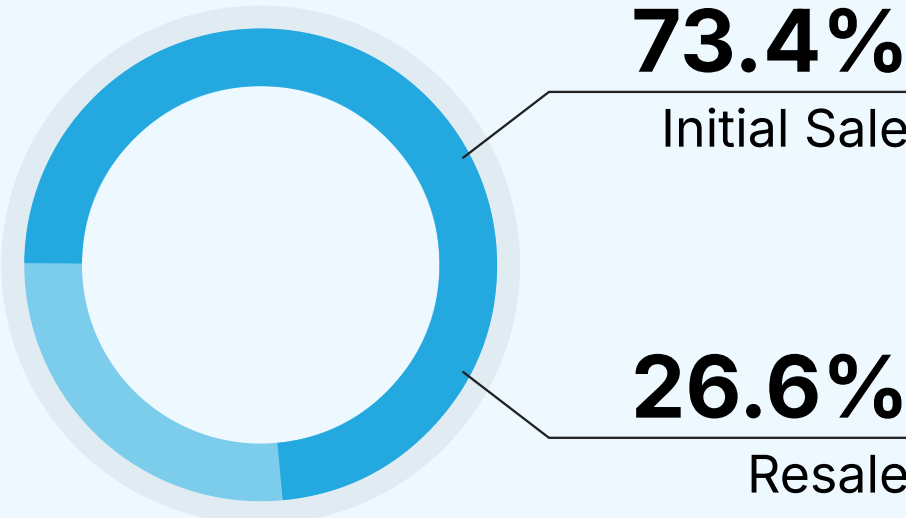
4 ➡ AED 182,250 ▲ +0.4%
2 Transactions | ▼ -67%

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

Dubai Overall Market

AED 221.425B

▼ -15.7% Total Sale Value

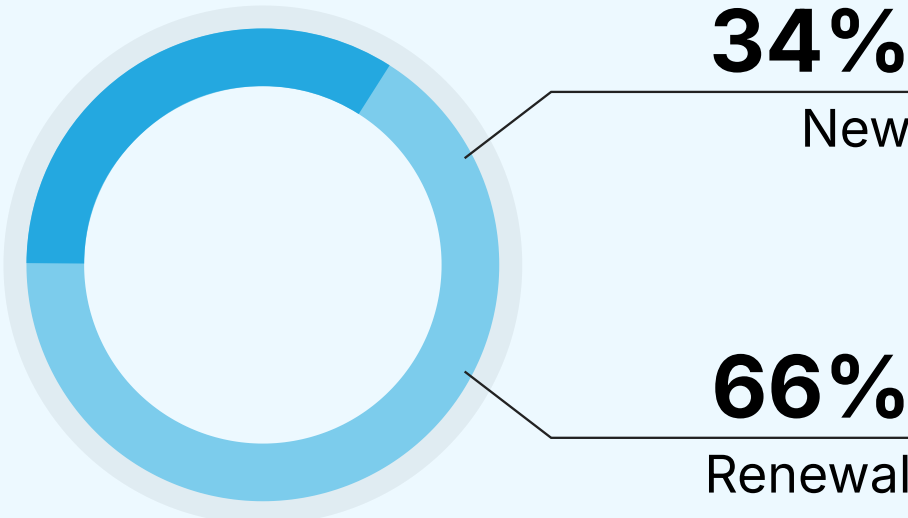


▼ -13.8%

79,283 Sale Transactions

AED 24.456B

▲ +0.4% Total Rental Value



▼ -4.3%

276,413 Rental Transactions

