

Dubai Real Estate 2023 Highlights



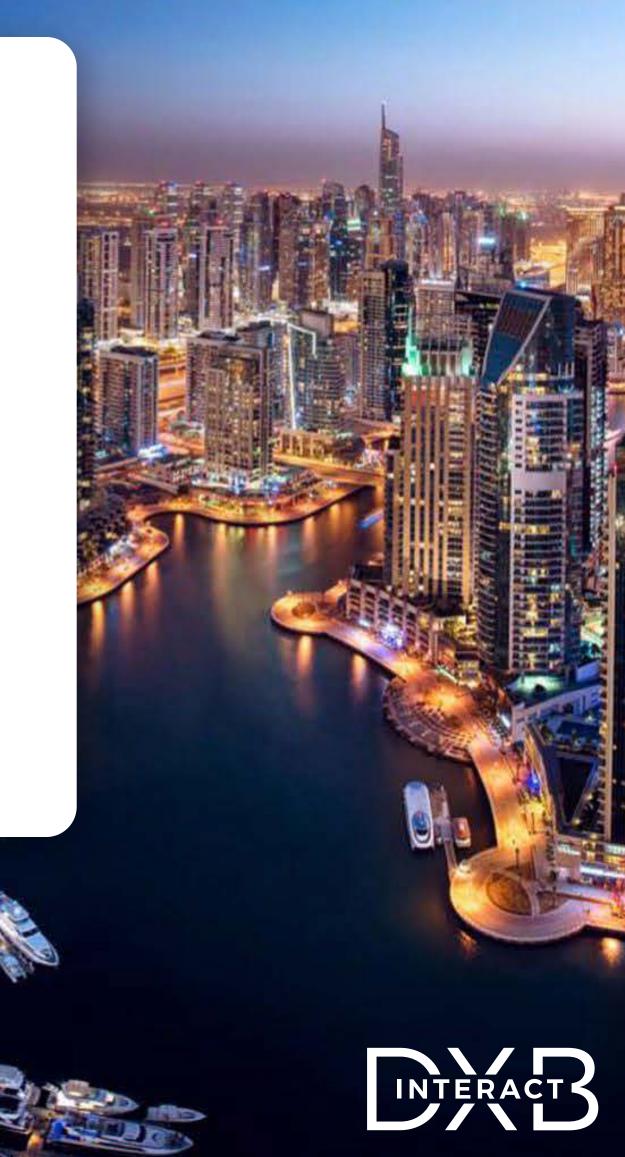


Property Sales Volume

Transactions

133,300

1 37% vs. Year 2022





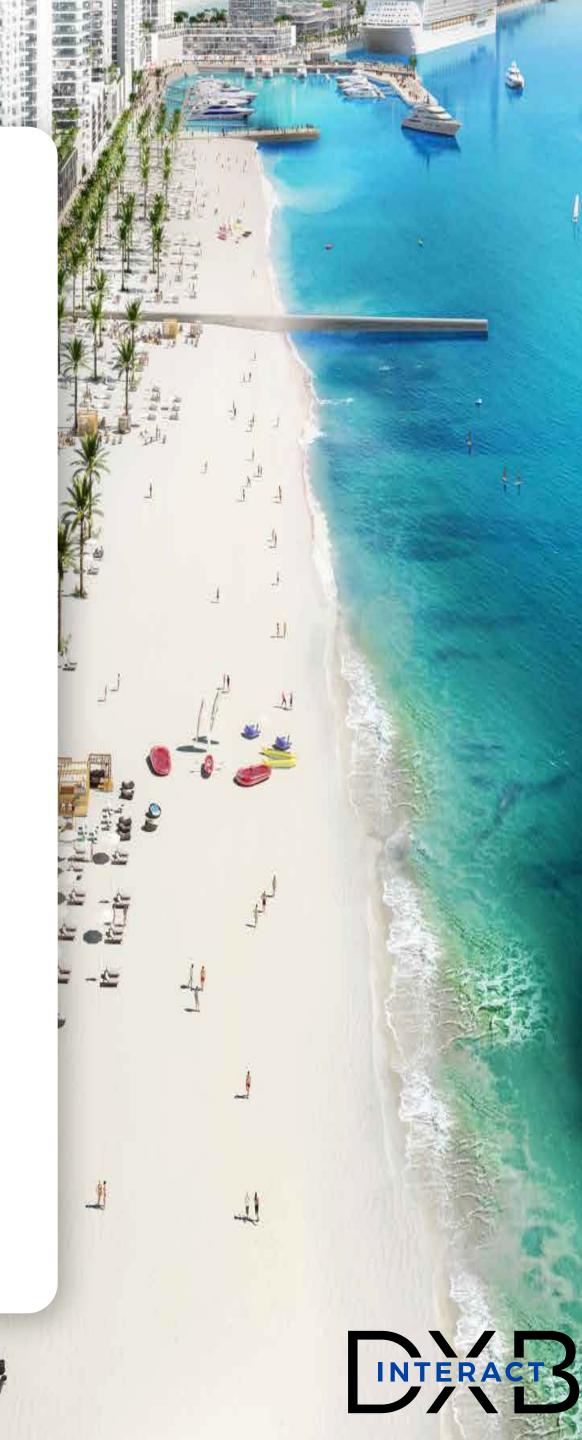
Property Supply

36,740+
Delivered.

77,00+*
Launched.

Population 3.65M

1 3% vs. 2022



Off-Plan Property 🧖

Average Price per Sq.ft

Off-Plan Villa

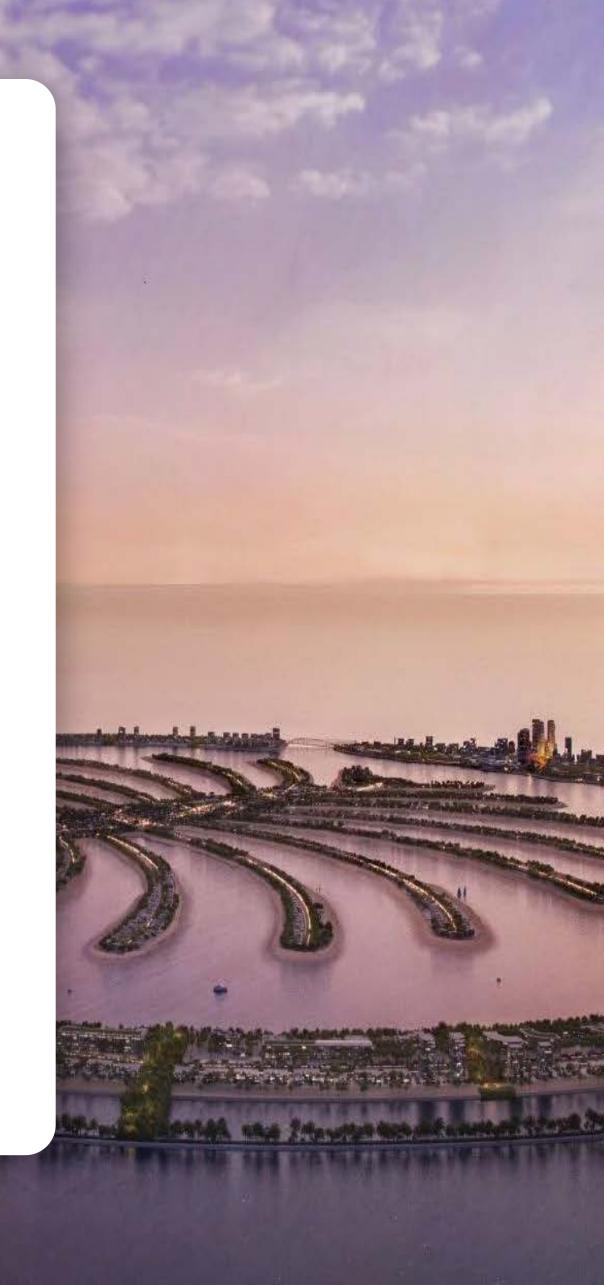
AED 1K

17% vs. 2022

Off-Plan Apartment

AED2K

1.6% vs. 2022







Average Price per Sq.ft

Ready Villa

AED 1K

1 22% vs. 2022

Ready Apartment

AEDIK

1 4.6% vs. 2022



Mortgage

Transactions

33,700

1 41% vs. 2022

Value

AED 125B

↓ -7% vs. 2022



Top-Performing Off-Plan Apartment Areas

		Value (AED)	Volume	Price Change	Per Sq.ft
	JVC	8.4B	9,712	19%	1.2K
2	Al Merkadh (MBR City)	11.2B	7,248	16%	1.9K
5	Dubai Marina	25.2B	5,240	↑32%	4.1K
4	Business Bay	11.3B	5,226	1 27%	2.3K
	Dubai Hills	7.7B	3,768	1 43%	2K



Top-Performing Ready Apartment Areas

		Value (AED)	Volume	Price Change	Per Sq.ft
	Dubai Marina	11.6B	4,490	1 8.6%	1.5K
2	JVC	3B	3,880	↑ 5%	950
	Business Bay	5.6B	3,580	↑.6%	1.7K
	Downtown Dubai	9.7B	2,980	^ 20%	2.2K
	International City	720M	1,865	1 8.6%	490



Top-Performing Off-Plan Villa Communities

		Value (AED)	Volume	Price Change	Per Sq.ft
	Damac Lagoons	11.2B	3,360	1 42%	1.3K
2	The Valley	5.8B	1,910	↑ 78%	980
5	Arabian Ranches 3	4.1B	1,520	↑6%	1.4K
4	Dubai South	5.3B	1,380	1 94%	880
5	Mudon	2.2B	820	^ 20%	1.2K



Top-Performing Ready Villa Communities

		Value (AED)	Volume	Price Change	Per Sq.ft
	Damac Hills 2	1.9B	3,360	18.5%	870
2	Emirates Living	5.2B	1,910	^24%	1k
3	Jabel Ali First	1.7B	1,520	1 20%	1k
4	Dubai Hills	4.7B	1,380	^26%	1.5K
5	Arabian Ranches 1	2.1B	820	11%	880



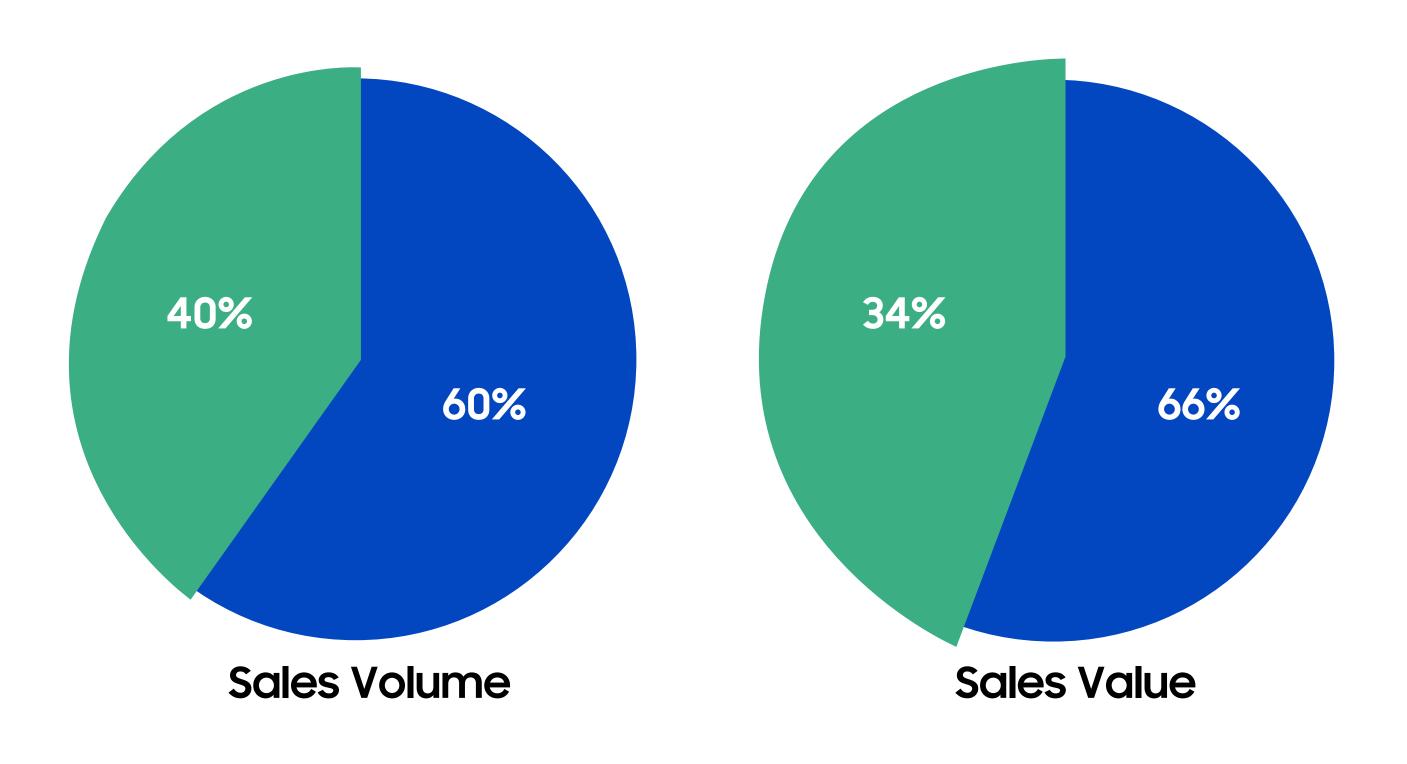
Most Luxurious Projects



	Building	Size in Sq.ft	Value in AED
	Como Residences Palm Jumeirah	21,950	AED 500M Value
2	Jumeirah Marsa Al Arab	27,140	AED 420M Value
5	Bulgari Lighthouse	38,970	AED 410M Value
4	AVA by Omniyat	32,160	AED 220M Value
5	One Za'abeel Tower	41,740	AED 200M Value



A Clear Shift From Ready to Off-Plan Market







Property Launches Concentrated in

JVC

Business Bay

Dubai Marina

Damac Hills

Dubai South

11,450 Units

5,270 Units

4,990 Units

4,540

Units

4330

Units





Arabian Ranches 1 ↑36%

Mudon | Emirates Living ↑28%

Town Square | Mira ↑25%

Palm Jumeirah | JVC ↑22%

Jumeirah Park | Dubai Hills ↑20%



Apartments Rental Change

Jumeirah Bay ↑49%

Dubai Hills ↑40%

Motor City ↑30%

Dubai Creek Harbour ↑29%

1VC **↑**20%

CityWalk 19%

Palm Jumeirah ↑19%

Downtown Dubai ↑18%

Business Bay 116%

Dubai Marina | Arjan ↑11%



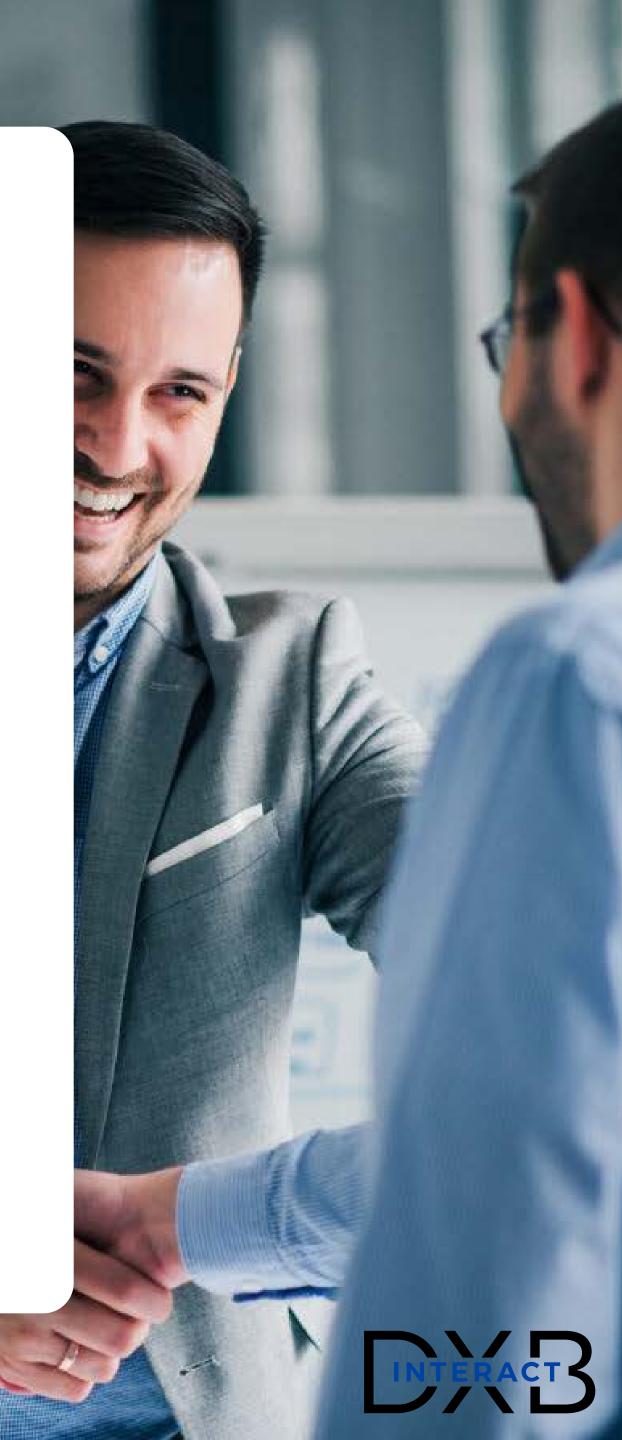


Top Property Buyers' Age Groups

36-40 Years
Off-Plan & Ready Apartment

41-45 Years
Off-Plan Villa

36-40 Years
Ready Villa





Agents & Agencies

Agents

14,100+

14% vs. 2021

Agencies

4,100+

1 26% vs. 2021





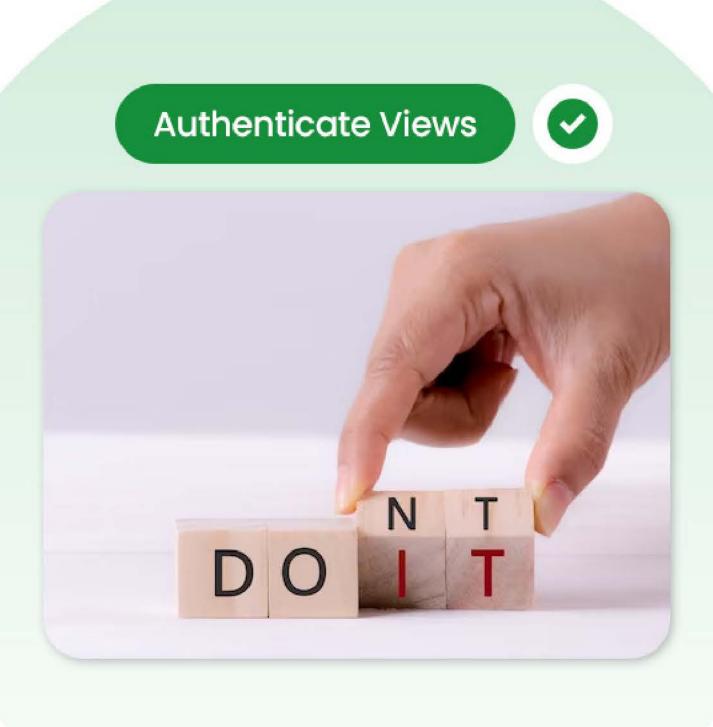
Forget Everything You Know About Real Estate





Find Out How Much Your Property Is Worth





Validate Agents' Opinions





Mitigate Risk and Maximize Profit





VISIT

www.dxbinteract.com

NOW





Disclaimer:

The information provided in this report is for general informational purposes only and should not be considered as professional financial or legal advice. The readers should not rely solely on the information presented herein for making any investment decisions. The authors, publishers, and distributors of this report expressly disclaim any and all liability in respect of actions taken or not taken based on any contents of this report.

The data contained within this report is subject to change at any time without notice. It is recommended that for the most current and accurate information, readers should refer to the official website at https://dxbinteract.com. We do not guarantee the timeliness, accuracy, or completeness of the information on our website or in this report.