



MARKET REPORT

Arabian Ranches 1

January 2024 - December 2024





Arabian Ranches 1

Community Report & Recent Transactions

January 2024 - December 2024

No. of Transfers

414

In Arabian Ranches there were 414 transfers registered at the Dubai Land Department in 2024

Total sales price:

AED **2.8B**

Highest transacting area

135

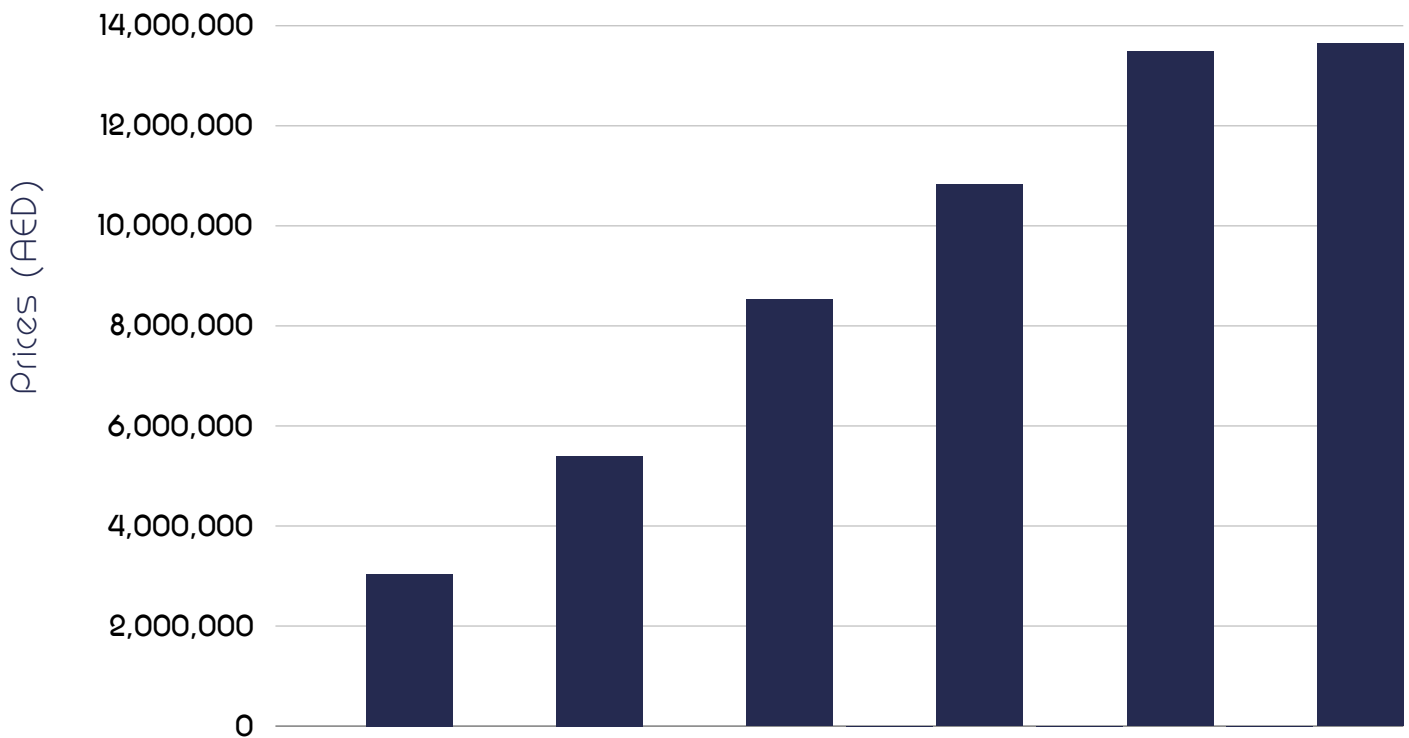
Al Reem, amounting to 33% of total transaction in Arabian Ranches 1

Average Price

AED **6.77M**

Currently, the average sales price in Arabian ranches is AED 6.77M. The average price per sq.ft is AED 1,831

Average Price per Bedroom



Average Price per Bedroom

AED 3,042,000

AED 5,401,000

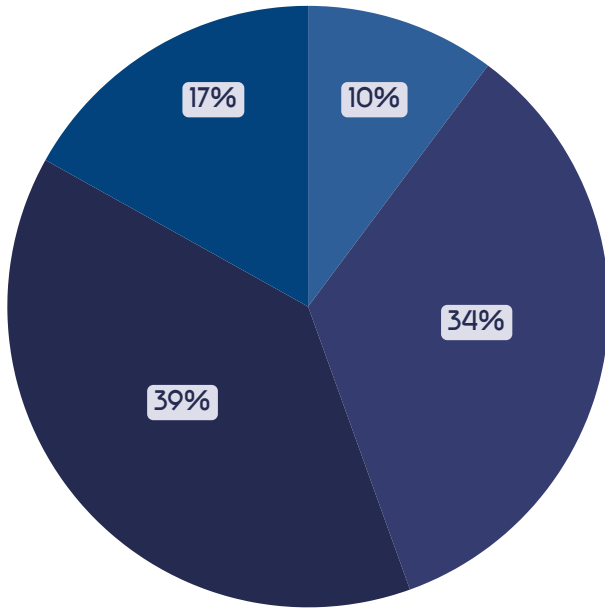
AED 8,530,000

AED 10,819,000

AED 13,489,000

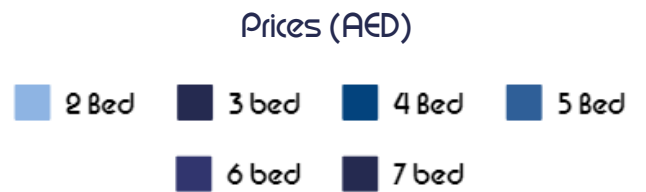
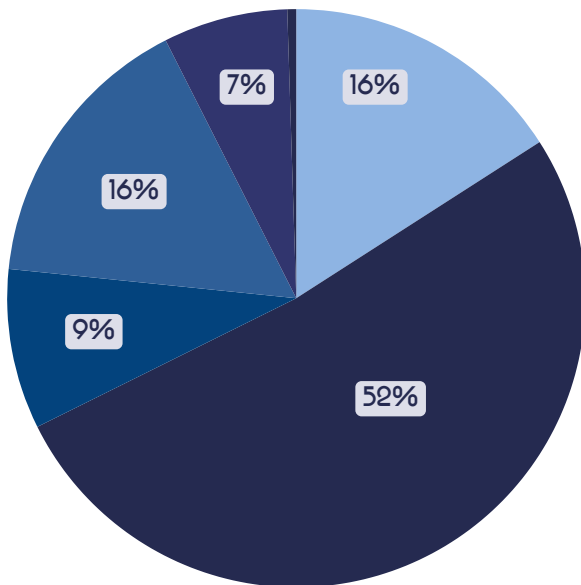
AED 13,650,000

Sales Price Mix



Prices (AED)	2m - 3m	3m - 5m	5m - 10m	10m+
No. Of transactions	41	138	155	68

Bedroom Mix



	2 Bed	3 bed	4 Bed	5 Bed	6 bed	7 Bed
No. Of transactions	64	217	36	65	29	2

Rental Transactions

Rental Data

Average Price per Bedroom (AED)



Total Contracts



1,260

New Contracts

512

Renewal

748

Average Rent - Villas

AED 376,153

Average Rent - Townhouses

AED 180,920

Current rental Yields

4.34%



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House Hunters Real Estate is a multi-award winning boutique agency that was established in 2004. We specialize in Sales, Rentals, Property Management and Property Investments. We are experts in Arabian Ranches, The Villa, Victory Heights, Motor City and surrounding communities.

House Hunters was originally founded to help buyers navigate the mayhem that was the Dubai Property market. As an agency we instill in our RERA qualified agents the importance of going the extra mile for our clients. We focus on creating a streamlined journey for all of their property transactions, creating relationships that last a lifetime.