

Newsletter

Profits from Renovated Damac Hills Villa, Selling for AED 17.5 Million

Couple bought their Damac Hills villa for Dh8.3 million and are now selling it for Dh17.5 million after fully renovating it.

White & Co News

White & Co continue to buck the trend of the summer months with consistent growth month on month.

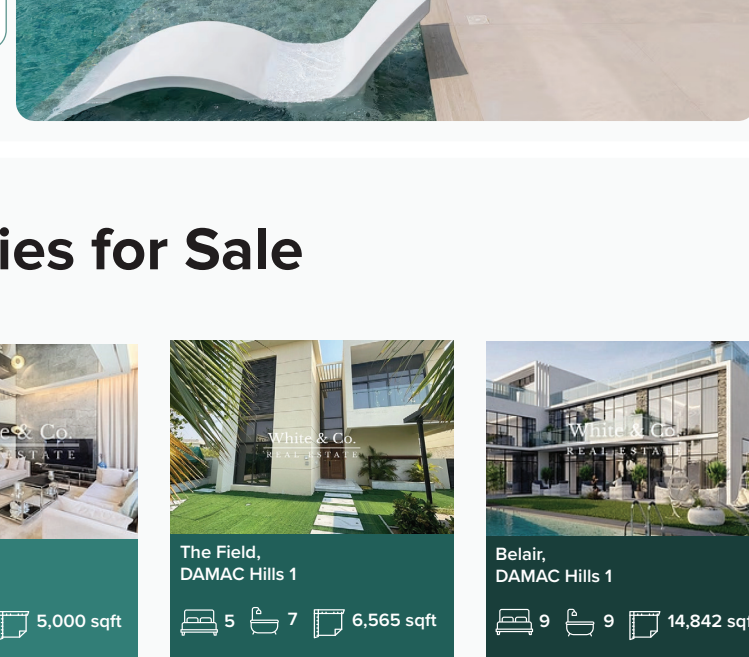
Mortgage Updates

Mortgage activity is up as banks lower rates, with Abu Dhabi Islamic Bank recently dropping below 4%. Four banks now offer rates under 4%, and more reductions are expected by year-end.

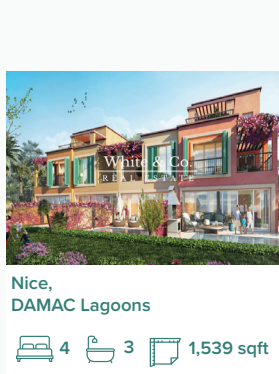
After July's record in Dubai, transactions are surging as lower rates boost borrowing and attract more buyers.

Speak to our in-house mortgage team to find out more

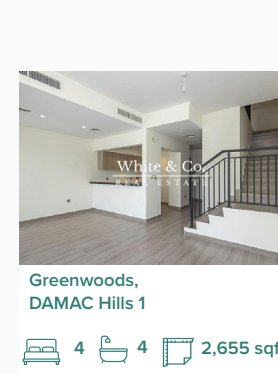
Get started here



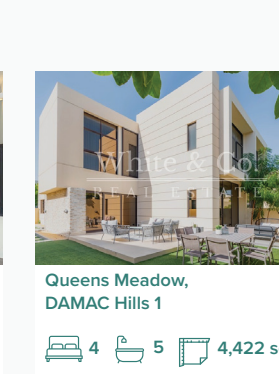
Hot Properties for Sale



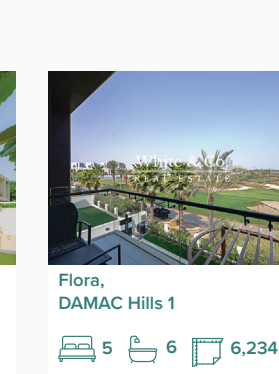
The Turf, DAMAC Hills 1
3 3 5 3,590 sqft
AED 5,200,000



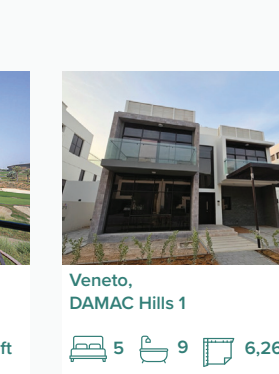
Brookfield 2, DAMAC Hills 1
5 5 6 4,843 sqft
AED 6,450,000



Piccadilly Green, DAMAC Hills 1
5 5 7 5,000 sqft
AED 7,450,000



The Field, DAMAC Hills 1
5 5 7 6,565 sqft
AED 8,100,000



Belair, DAMAC Hills 1
9 9 9 14,842 sqft
AED 24,000,000

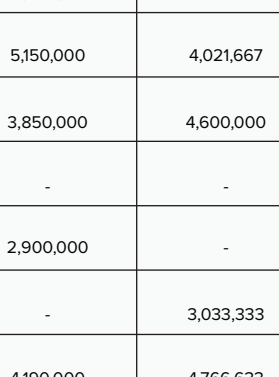
Recent White & Co Sales



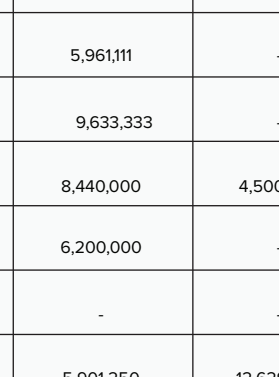
Nice, DAMAC Lagoons
4 3 3 1,539 sqft
AED 2,400,000



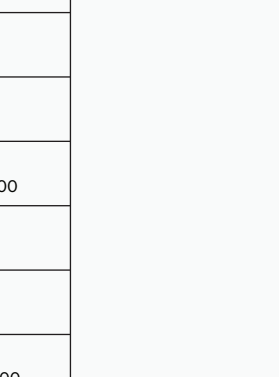
Greenwoods, DAMAC Hills 1
4 4 4 2,655 sqft
AED 3,400,000



Queens Meadow, DAMAC Hills 1
4 4 5 4,422 sqft
AED 4,990,000



Flora, DAMAC Hills 1
5 5 6 6,234 sqft
AED 9,900,000



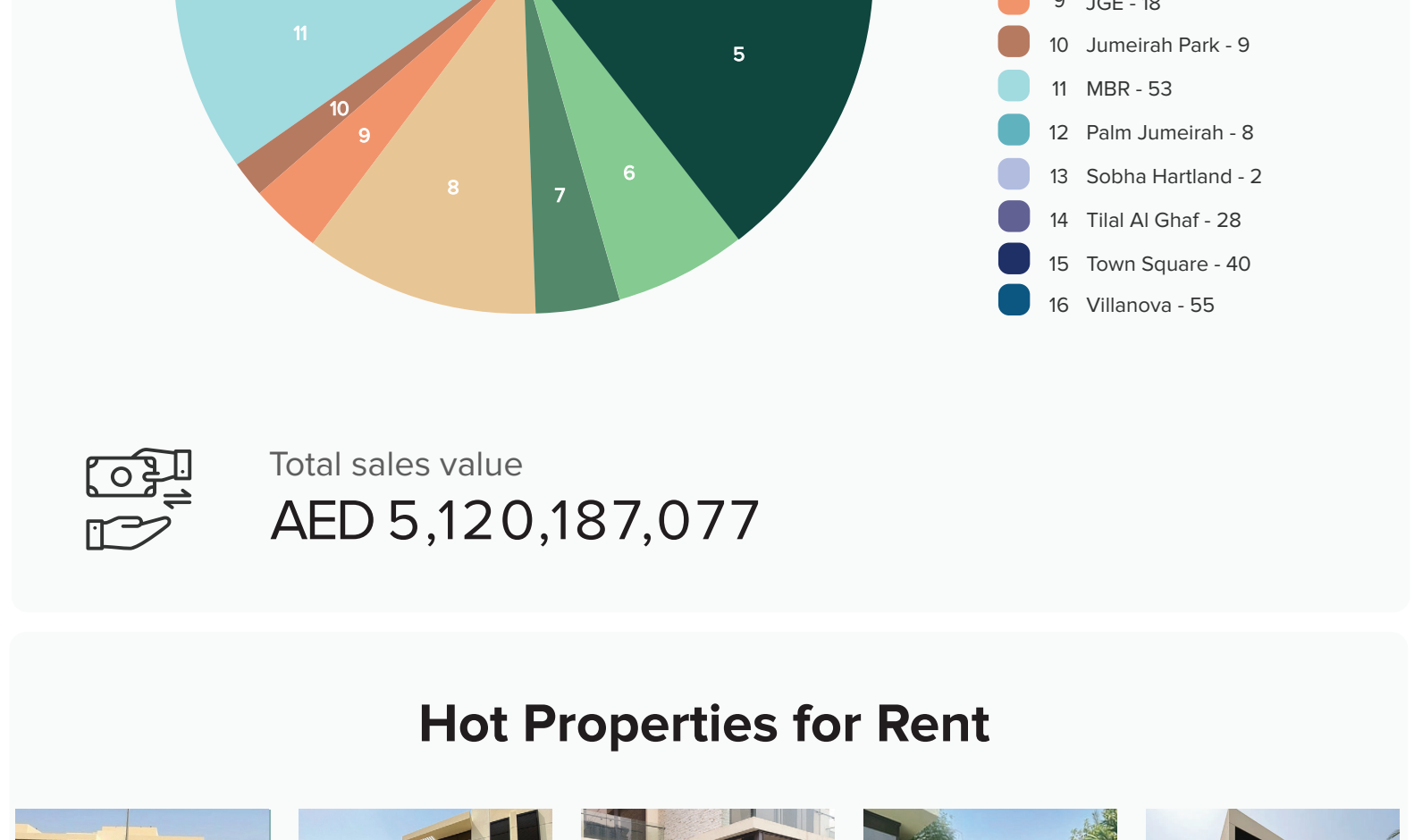
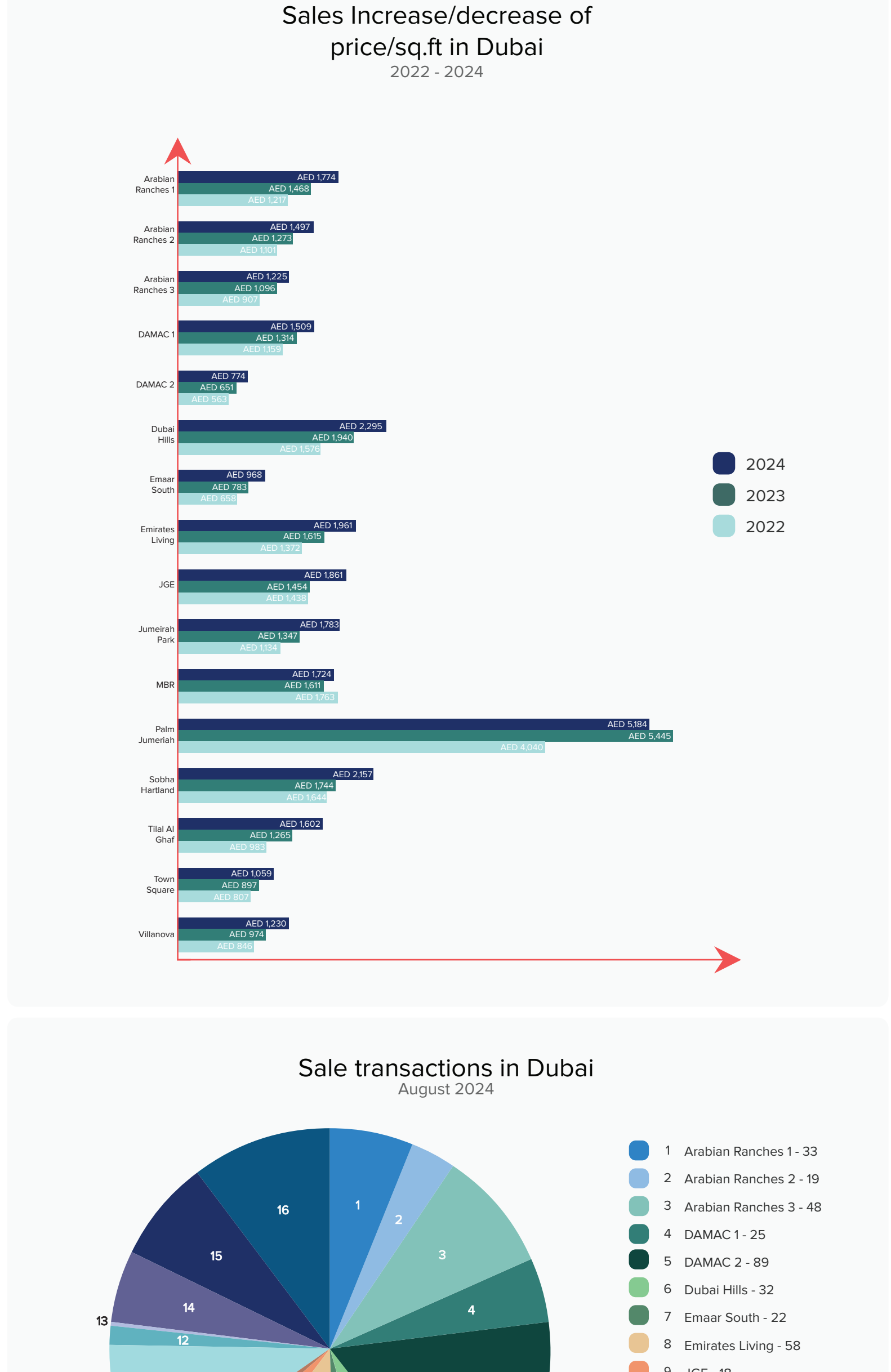
Veneto, DAMAC Hills 1
5 5 9 6,269 sqft
AED 10,250,000

Sales in DAMAC Hills 1
Average price (AED) 2024

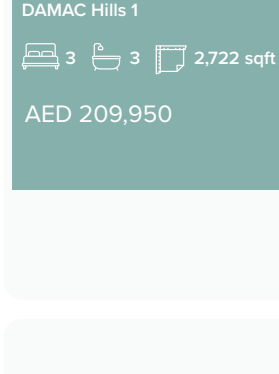
	3 Bed	4 Bed	5 Bed	6 Bed
Akoya Park	3,264,118	-	-	-
Brookfield	5,150,000	4,021,667	5,961,111	-
Flora	3,850,000	4,600,000	9,633,333	-
Longview	-	-	8,440,000	4,500,000
Phoenix	2,900,000	-	6,200,000	-
Park Residences	-	3,033,333	-	-
Picadilly Green	4,190,000	4,766,633	5,901,250	12,629,900
Queens Meadow	4,612,500	4,653,750	5,925,000	-
Richmond	3,573,025	3,050,000	-	-
Rochester	3,115,455	3,150,000	-	-
Rockwood	2,922,000	-	4,510,000	-
Silver Springs	3,902,500	3,024,000	6,800,000	14,000,000
The Field	-	5,600,000	9,333,771	-
The Trump Estates	-	-	-	-
The Turf	-	4,100,000	7,950,000	-
Topanga	2,433,000	3,211,667	-	-
Trinity	3,500,000	2,618,833	-	-
Veneto Villas	2,835,900	-	7,407,771	-
Whitefield	4,450,000	-	7,540,000	-

Sales in Dubai
Average price (AED) 2024

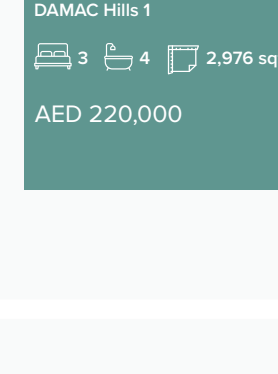
	3 Bed	4 Bed	5 Bed	6 Bed
Arabian Ranches 1	5,174,361	8,201,538	10,599,942	13,755,869
Arabian Ranches 2	3,673,333	5,388,710	6,207,039	10,120,000
Arabian Ranches 3	2,450,104	4,045,345	6,264,768	-
DAMAC Hills 1	3,345,723	4,013,786	7,316,544	10,376,633
DAMAC Hills 2	1,400,041	2,135,507	1,942,345	3,488,744
Dubai Hills	5,580,046	6,984,119	14,754,273	31,152,381
Emaar South	1,893,859	2,634,576	6,793,196	-
Emirates Living	4,884,831	11,190,435	15,020,056	27,506,875
JGE	4,971,374	7,863,149	14,516,331	14,172,636
Jumeirah Park	7,027,461	7,641,290	10,410,714	-
MBR	3,234,375	6,323,972	17,376,015	37,848,182
Palm Jumeirah	22,987,500	28,728,675	34,126,542	38,183,425
Sobha Hartland	-	9,663,925	18,421,104	-
Tilal Al Ghaf	3,362,298	5,809,467	14,940,999	20,800,000
Town Square	2,242,374	2,785,872	-	-
Villanova	2,382,546	3,018,821	5,163,600	-



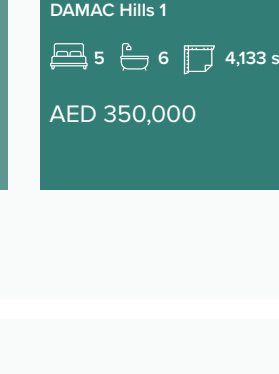
Hot Properties for Rent



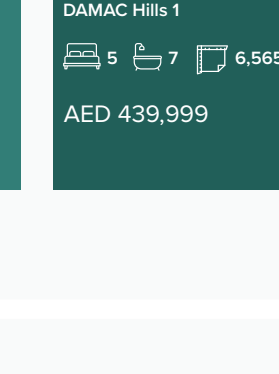
Richmond, DAMAC Hills 1
3 3 3 2,722 sqft
AED 209,950



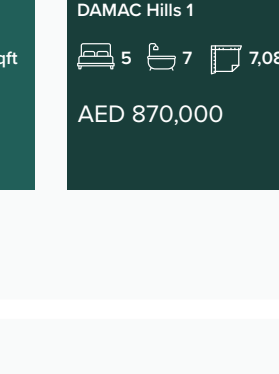
Rochester, DAMAC Hills 1
3 3 4 2,976 sqft
AED 220,000



Brookfield 1, DAMAC Hills 1
5 5 6 4,133 sqft
AED 350,000



The Field, DAMAC Hills 1
5 5 7 6,565 sqft
AED 439,999



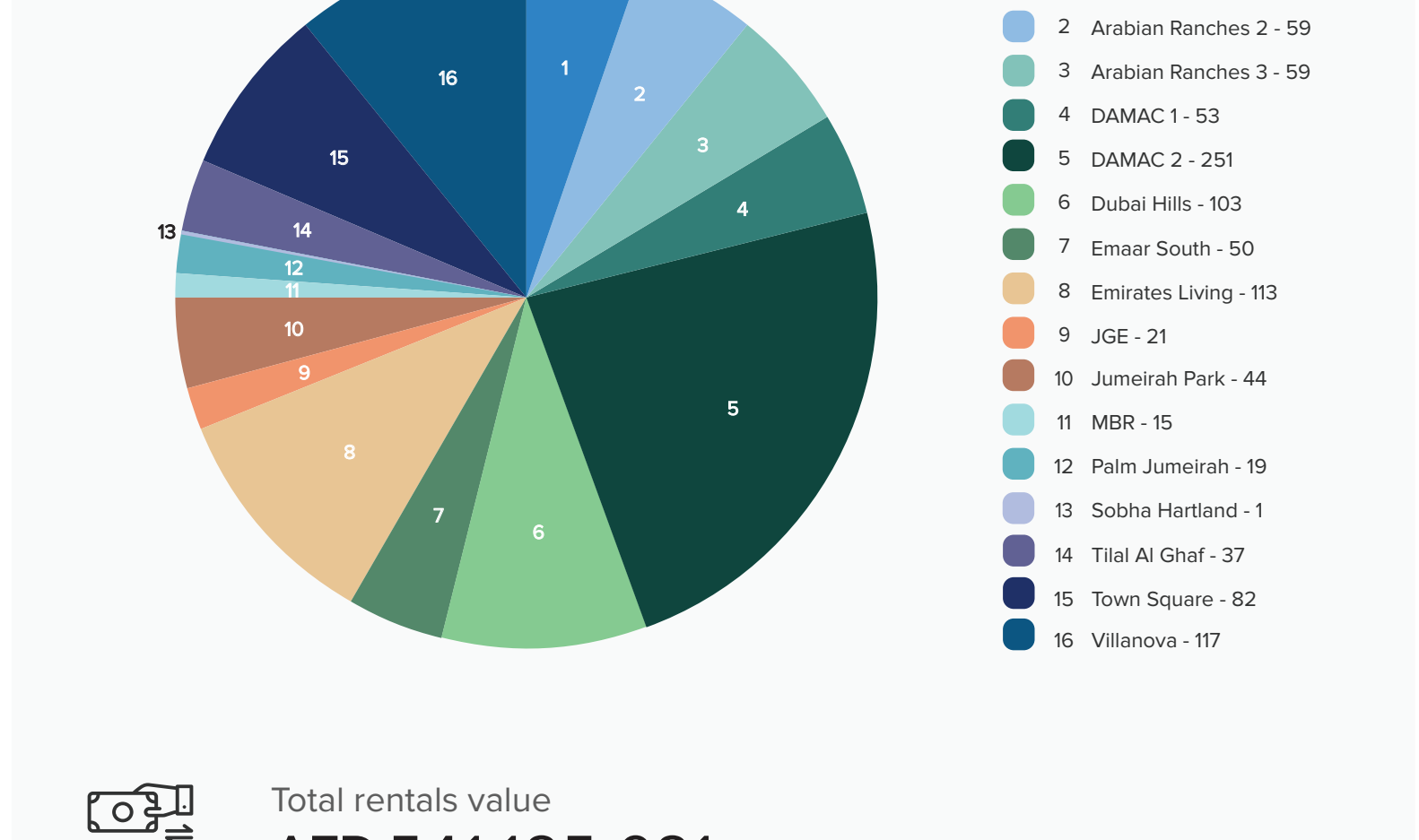
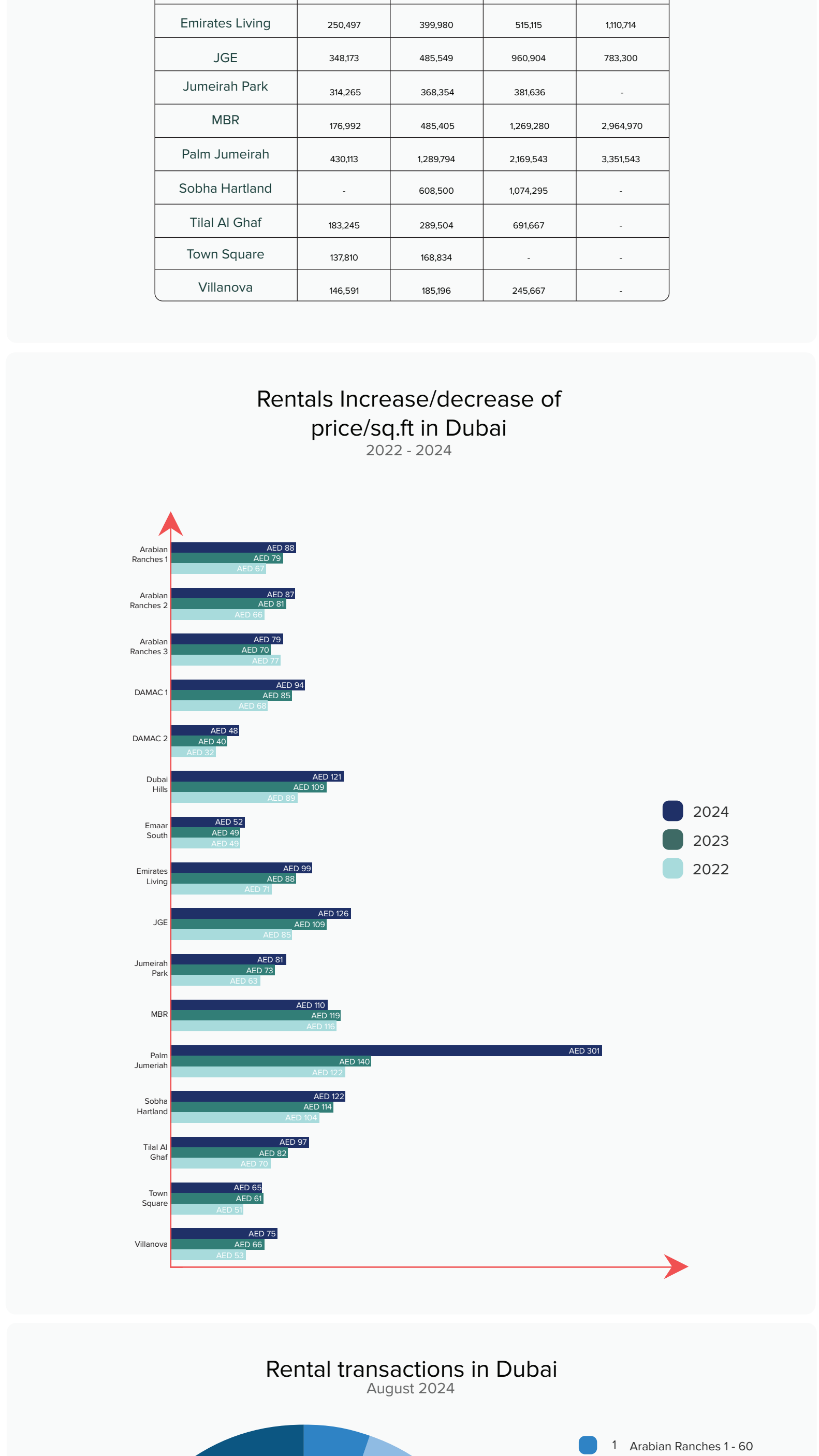
Flora, DAMAC Hills 1
5 5 7 7,085 sqft
AED 870,000

Rentals in DAMAC Hills 1
Average price (AED) 2024

	3 Bed	4 Bed	5 Bed	6 Bed
Akoya Park	213,880	-	-	-
Brookfield	261,667	319,000	357,727	-
Flora	220,688	310,000	287,500	-
Longview	227,400	-	299,000	-
Phoenix	196,000	-	-	-
Park Residences	205,000	-	330,000	-
Picadilly Green	302,000	360,325	435,000	-
Queens Meadow	225,714	227,648	296,307	-
Richmond	206,572	205,000	-	-
Rochester	205,813	-	-	-
Rockwood	192,763	-	340,000	-
Silver Springs	202,239	269,385	336,667	-
The Field	250,000	280,000	438,000	465,994
The Trump Estates	-	293,000	363,333	-
The Turf	222,500	290,000	435,000	-
Topanga	205,556	210,000	400,000	-
Trinity	211,348	220,000	-	-
Veneto Villas	193,286	-	495,524	-
Whitefield	310,000	450,000	359,920	-

Rentals in Dubai
Average price (AED) 2024

	3 Bed	4 Bed	5 Bed	6 Bed
Arabian Ranches 1	255,822	407,379	457,944	663,158
Arabian Ranches 2	199,454	286,013	357,545	635,000
Arabian Ranches 3	146,517	194,231	-	-
DAMAC Hills 1	213,831	285,419	402,916	465,994
DAMAC Hills 2	88,204	105,952	128,853	218,270
Dubai Hills	290,346	362,576	478,484	1,762,625
Emaar South	96,996	138,770	250,000	-
Emirates Living	250,497	399,980	515,115	1,110,714
JGE	348,173	485,549	960,904	783,300
Jumeirah Park	314,265	368,354	381,636	-
MBR	176,992	485,405	1,269,280	2,964,970
Palm Jumeirah	430,113	1,289,794	2,169,543	3,351,543
Sobha Hartland	-	608,500	1,074,295	-
Tilal Al Ghaf	183,245	289,504	691,667	-
Town Square	137,810	168,834	-	-
Villanova	146,591	185,196	245,667	-



Current Average Gross Yield
August 2024

Community	Community Type	Avg. Gross Yield
MBR	Townhouse	8.22 %
JGE	Villa	6.38 %
DAMAC Hills 1	Villa	5.78 %
Tilal Al Ghaf	Townhouse	5.65 %
Town Square	Townhouse	5.05 %
Arabian Ranches 2	Villa	4.97 %
Arabian Ranches 1	Villa	4.66 %
Dubai Hills	Villa	4.54 %
Emirates Living (Springs, Lakes, Meadows)	Villa	4.09 %
Jumeirah Park	Villa	3.40 %
Palm Jumeirah	Villa	2.78 %

Dubai Hills	Villa	4.54 %
Emirates Living (Springs, Lakes, Meadows)	Villa	4.09 %
Jumeirah Park	Villa	3.40 %
Palm Jumeirah	Villa	2.78 %

Total Sales & Rentals in Dubai

2024

Sales

	Total Volume	Total Value
DAMAC Hills 2	553	902,344,992

Rentals

	Total Volume	Total Value
DAMAC Hills 2	1,687	158,347,437