

News

Jumeirah Golf Estates Expands with Luxury Villas

As of April 2025, Jumeirah Golf Estates in Dubai is enhancing its reputation with luxury villa developments, including Taura Golf Collection, Jouri Hills, Jasmine Lane, and Signature Mansions, offering exclusive homes, golf course views, and world-class amenities.

White & Co News

Dubai's property market is booming with increased international purchases, driven by favorable foreign exchange rates. These rates make investments more cost-effective, attracting global buyers. The trend highlights Dubai's appeal as a lucrative real estate destination, with investors eager to capitalise on the economic benefits of purchasing properties in this vibrant city.

Mortgage Rates

Interest rates starting from 3.89% Fixed for 1 & 2 Years

	LTV	3 Years	5 Years
Salaried	80%	3.98%	4.19%
Self Employed	80%	4.24%	4.49%
Low Doc	60%	4.74%	4.74%
Non Resident	60%	4.79%	4.89%

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

Get Started Here

Hot Properties for Sale

Jasmine Lane, JGE

3 4 2,330 sqft

AED 6,200,000

Redwood Park, JGE

5 5 3,649 sqft

AED 9,500,000

Whispering Pines, JGE

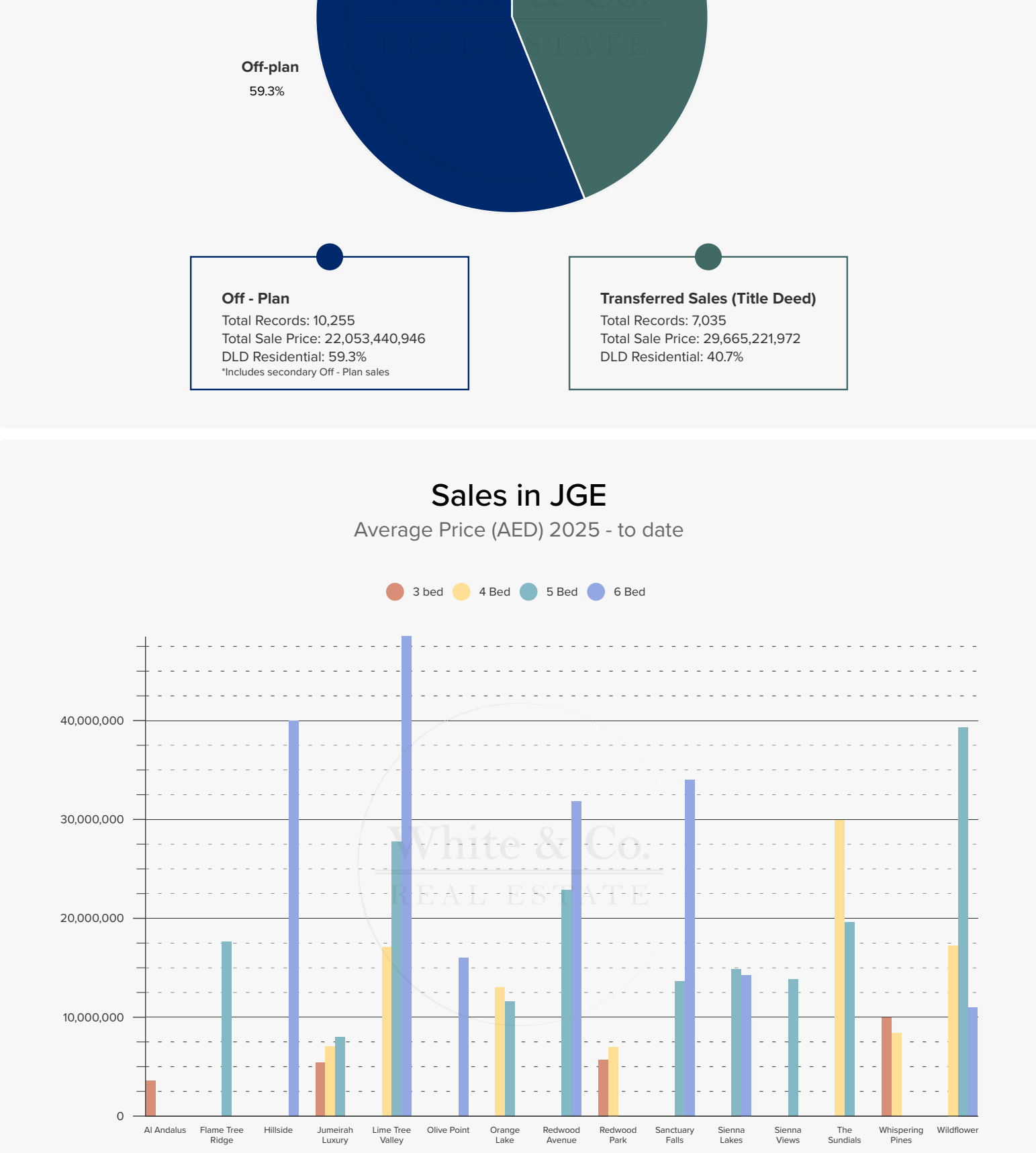
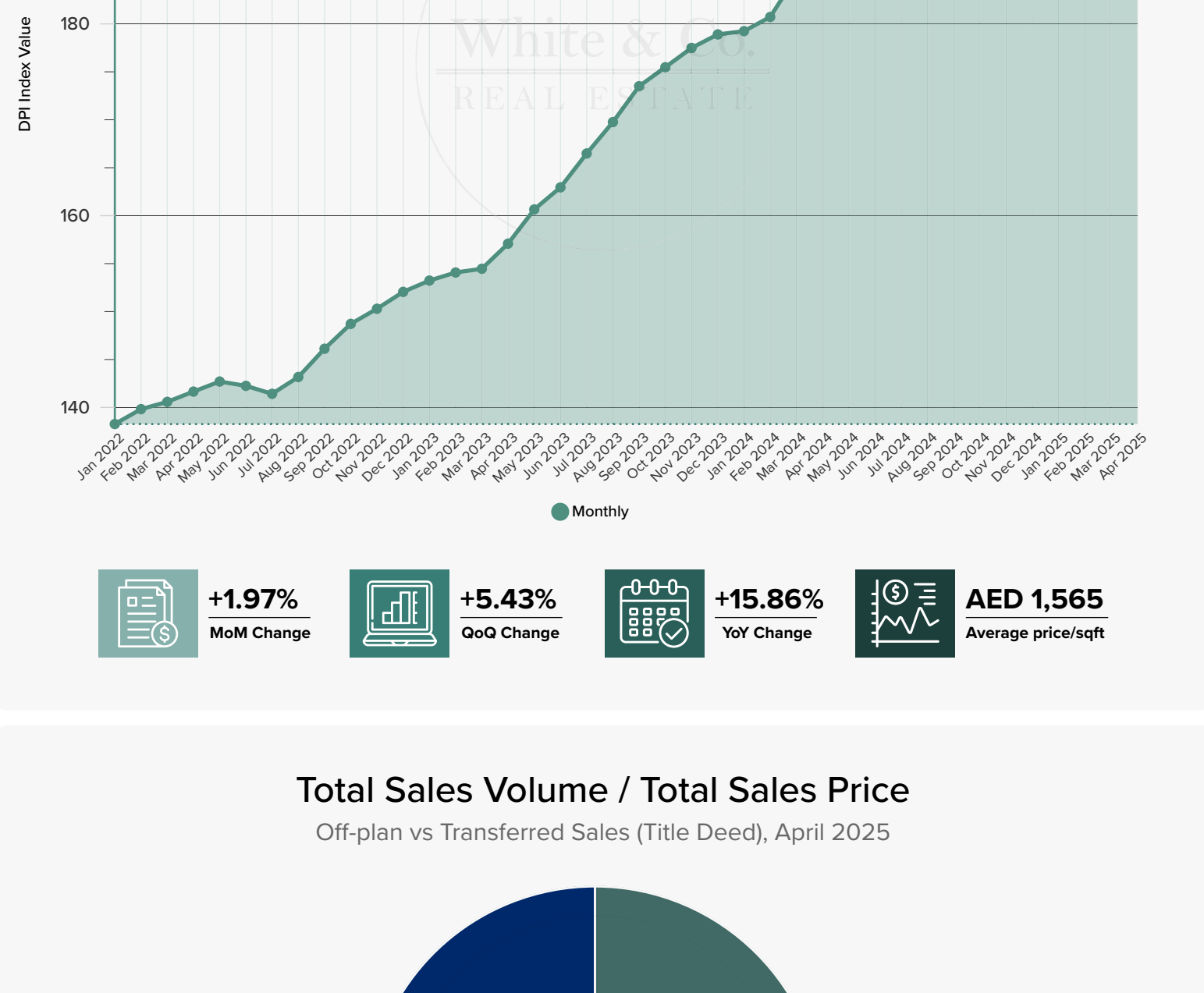
4 5 3,850 sqft

AED 13,750,000

Sienna Views, JGE

5 6 6,615 sqft

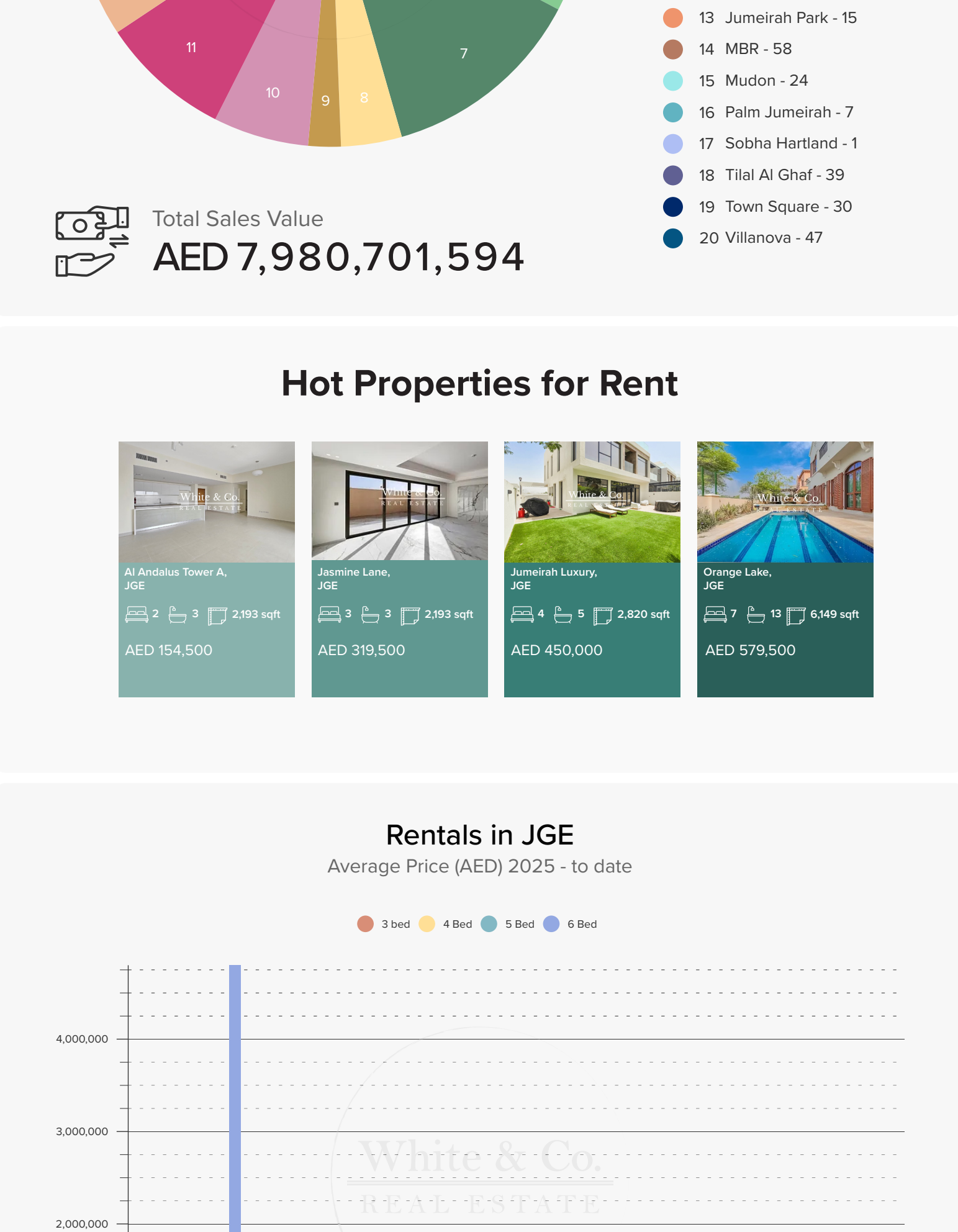
AED 21,500,000



Sales in Dubai

Average Price (AED) 2025 - to date

	3 Bed	4 Bed	5 Bed	6 Bed
Al Furjan	3,575,939	5,248,618	7,591,270	-
Arabian Ranches 1	7,418,171	7,191,111	10,305,826	12,949,500
Arabian Ranches 2	4,168,222	6,285,319	8,928,571	10,666,667
Arabian Ranches 3	2,780,338	4,192,102	6,787,500	-
DAMAC Hills 1	3,421,842	3,878,533	8,402,478	12,193,333
DAMAC Hills 2	1,558,972	2,104,644	1,970,833	3,938,333
DAMAC Lagoons	2,319,398	3,055,331	7,372,123	-
Dubai Hills	6,744,680	7,918,330	10,084,848	37,064,000
Dubai South	3,179,337	3,828,548	4,572,727	-
Emaar South	2,283,777	3,392,634	-	-
Emirates Living	5,154,438	10,089,000	16,197,500	32,137,500
JGE	5,390,993	12,271,875	18,930,182	21,202,696
Jumeirah Park	7,768,448	9,113,900	11,658,333	-
MBR	4,055,944	6,790,827	19,008,000	26,723,750
Mudon	2,895,942	3,983,548	4,893,333	-
Palm Jumeirah	19,583,333	32,590,197	21,568,334	62,100,000
Sobha Hartland	-	-	21,100,000	-
Tilal Al Ghaf	3,548,269	6,733,466	13,353,955	28,664,865
Town Square	2,527,485	3,096,245	-	-
Villanova	2,832,328	3,542,391	6,233,333	-



Hot Properties for Rent

Al Andalus Tower A, JGE

2 3 2,193 sqft

AED 154,500

Jasmine Lane, JGE

3 3 2,193 sqft

AED 319,500

Jumeirah Luxury, JGE

4 5 2,820 sqft

AED 450,000

Orange Lake, JGE

7 13 6,149 sqft

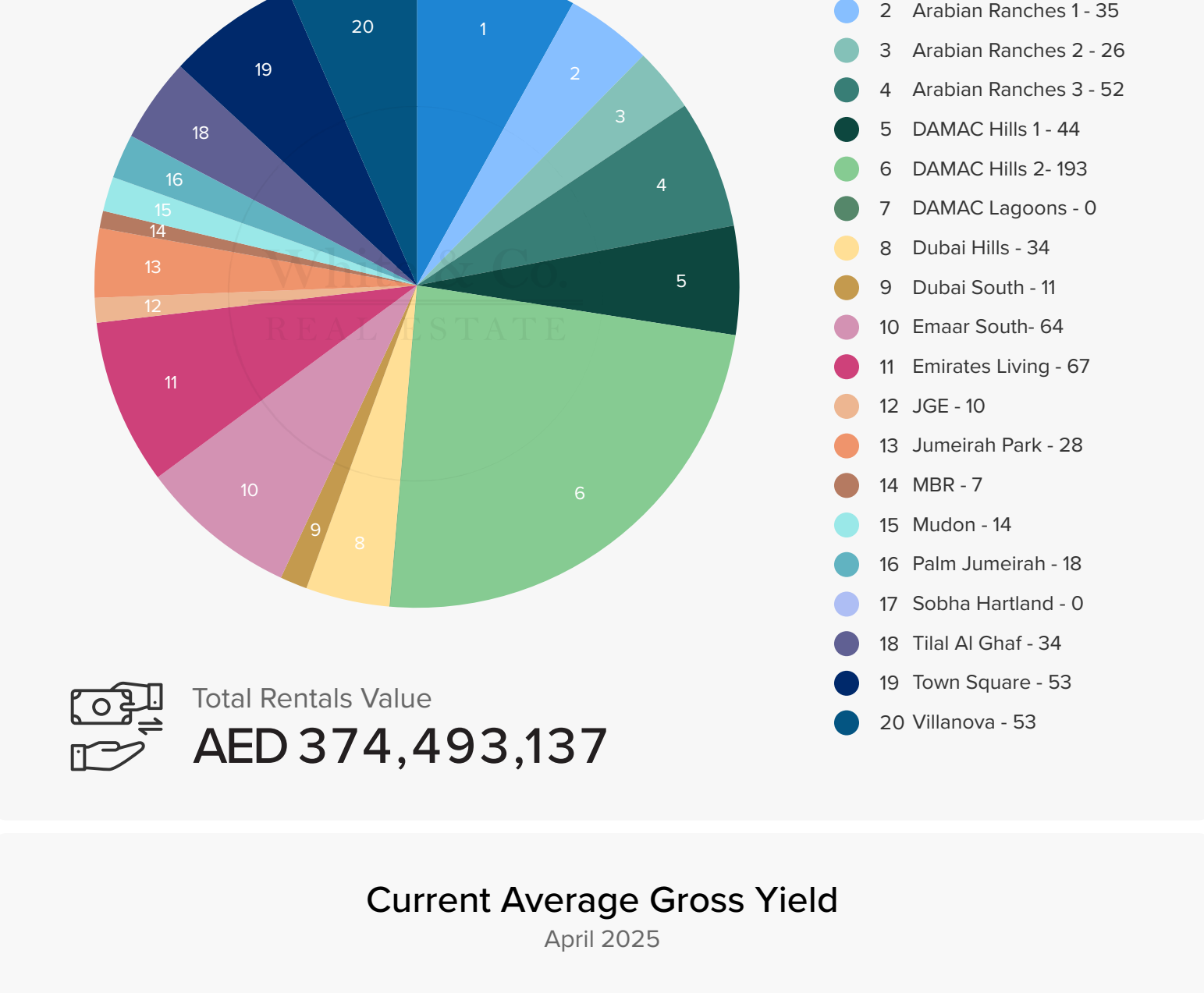
AED 579,500



Rentals in Dubai

Average Price (AED) 2025 - to date

	3 Bed	4 Bed	5 Bed	6 Bed
Al Furjan	210,212	284,294	336,236	402,000
Arabian Ranches 1	328,046	296,486	478,733	749,724
Arabian Ranches 2	213,156	323,994	338,644	688,333
Arabian Ranches 3	163,785	226,648	362,500	-
DAMAC Hills 1	208,596	257,360	453,160	736,934
DAMAC Hills 2	96,281	115,514	135,118	221,579
DAMAC Lagoons	-	-	-	-
Dubai Hills	330,320	397,382	682,771	1,723,600
Dubai South	155,259	240,000	-	-
Emaar South	107,117	150,909	260,000	-
Emirates Living	255,944	469,548	737,939	1,642,500
JGE	359,861	546,081	846,608	1,844,725
Jumeirah Park	336,623	408,102	452,770	-
MBR	162,885	542,271	1,396,429	2,500,000
Mudon	188,298	253,307	220,503	-
Palm Jumeirah	482,500	1,329,431	1,893,182	3,408,333
Sobha Hartland	-	648,333	1,210,000	-
Tilal Al Ghaf	205,164	376,190	656,961	-
Town Square	146,077	176,017	-	-
Villanova	158,376	223,430	215,000	-



Current Average Gross Yield

April 2025

Community	Community Type	Avg. Gross Yield
MBR	Townhouse	7.24 %
Sobha Hartland	Villa	5.91 %
Dubai South	Townhouse	5.88 %
Jumeirah Golf Estates	Villa	5.85 %
Mudon	Villa	5.81 %
DAMAC Hills	Villa	5.75 %
Town Square	Townhouse	5.45 %
Meydan	Villa	5.43 %
Arabian Ranches 3	Villa	5.26 %
Tilal Al Ghaf	Townhouse	5.17 %
Arabian Ranches 2	Villa	4.85 %
Al Furjan	Villa	4.75 %
Dubai Hills Estate	Villa	4.74 %
Emirates Living (Springs, Lakes, Meadows)	Villa	4.25 %
Arabian Ranches	Villa	4.20 %
Jumeirah Park	Villa	3.88 %
Palm Jumeirah	Villa	3.27 %

Total Sales & Rentals in Dubai

2025 - to date

Sales

	Total Volume	Total Value
DAMAC Lagoons	383	1,186,422,954
DAMAC 2	309	520,483,193
Al Furjan	251	1,306,598,742
Emirates Living	242	2,806,507,832
Arabian Ranches 3	198	708,941,723
MBR	184	1,742,542,854
Villanova	178	551,397,444
Emaar South	161	303,837,910
Tilal Al Ghaf	151	1,352,612,660
DAMAC 1	145	677,736,000
Dubai Hills	132	2,033,642,898
Mudon	117	387,009,719
Town Square	115	303,475,452
Arabian Ranches 1	111	911,692,718
JGE	109	1,495,662,367
Dubai South	78	283,620,511
Jumeirah Park	65	551,610,300
Arabian Ranches 2	50	326,588,887
Palm Jumeirah	42	1,623,484,523
Sobha Hartland	4	53,670,000

Total Sales Value AED 20,980,701,594

Rentals

	Total Volume	Total Value
DAMAC 2	867	88,456,434
Emirates Living	355	106,507,902
DAMAC 1	295	40,963,229
Emaar South	290	34,394,617
Town Square	287	44,169,612
DAMAC 1	269	70,218,605
Villanova	245	43,525,345
Arabian Ranches 3	209	38,609,181
Dubai Hills	209	106,643,229
Tilal Al Ghaf	162	54,905,564
Arabian Ranches 1	147	54,680,729
Jumeirah Park	107	40,963,630
Mudon	94	15,493,553
Arabian Ranches 2	89	26,490,585
JGE	68	44,528,659
MBR	62	49,822,506
Palm Jumeirah	61	10,765,418
Dubai South	55	7938,547
Sobha Hartland	7	5,900,000
DAMAC Lagoons	0	0

Total Rentals Value AED 374,493,137