

The Views February Market Report

Apartments

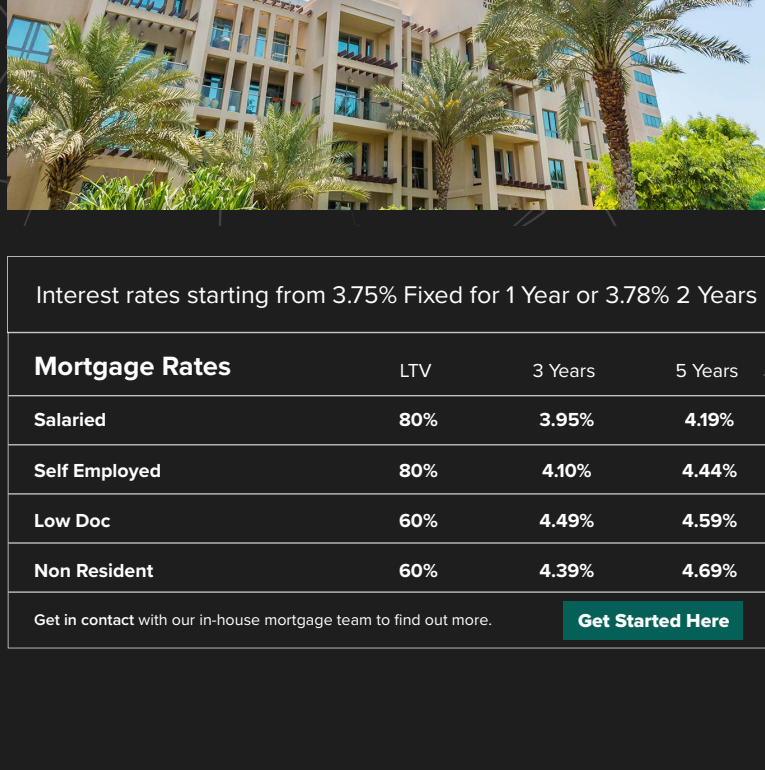
Award-Winning Visibility & Market Demand on Bayut & Property Finder



NEWS

The Views – Investor and Family Update

High rental occupancy, combined with strategic proximity to schools, transport links and major employment hubs, makes The Views highly attractive for investors seeking reliable yields and long-term value. Families enjoy landscaped amenities, parks and excellent connectivity, supporting convenient, lifestyle-focused living within a well-established, carefully maintained community.



NEWS

White & Co.

At the Bayut Awards 2025, White & Co Real Estate secured four major recognitions: Fastest Growing Agency of the Year, 2nd Place – Agency of the Year (Dubai), Top 3 – Big Broker of the Year and Elite Status Recognition, highlighting exceptional growth, market leadership, broker performance and platform excellence.

Interest rates starting from 3.75% Fixed for 1 Year or 3.78% 2 Years

Mortgage Rates	LTV	3 Years	5 Years
Salaried	80%	3.95%	4.19%
Self Employed	80%	4.10%	4.44%
Low Doc	60%	4.49%	4.59%
Non Resident	60%	4.39%	4.69%

Get in contact with our in-house mortgage team to find out more.

Get Started Here

Hot Properties for Sale

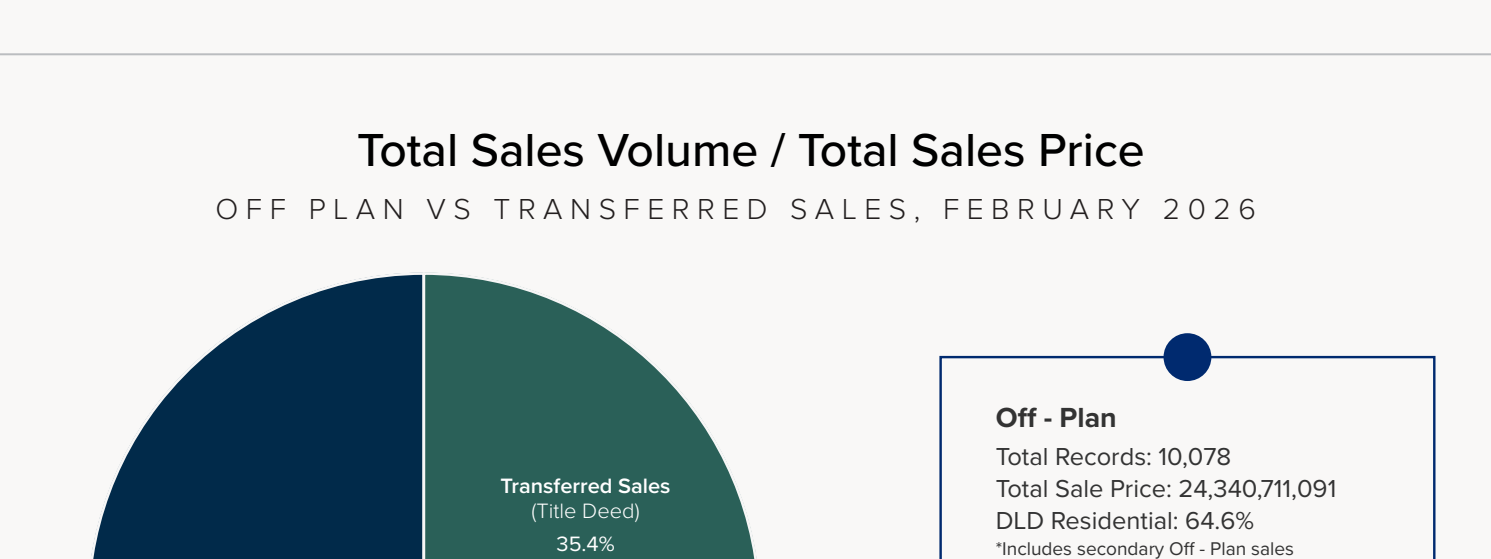
 Golf Tower 1, The Views AED 3,025,000 2 Beds, 2 Bathrooms, 1,418 sqft	 Golf Tower 1, The Views AED 3,300,000 2 Beds, 2 Bathrooms, 1,418 sqft	 Arno A, The Views AED 3,450,000 2 Beds, 3 Bathrooms, 1,946 sqft	 Tanaro, The Views AED 4,295,000 3 Beds, 3 Bathrooms, 1,973 sqft	 Panorama At The Views Tower, The Views AED 4,900,000 3 Beds, 4 Bathrooms, 2,580 sqft
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Recent White & Co. Sales

 The Links Canal Apartments, The Views AED 1,070,000 1 Bed, 1 Bathroom, 425 sqft	 The Fairways West, The Views AED 2,100,000 1 Bed, 1 Bathroom, 734 sqft	 The Links East Tower, The Views AED 2,460,000 2 Beds, 2 Bathrooms, 1,329 sqft	 The Fairways East, The Views AED 2,975,000 2 Beds, 2 Bathrooms, 1,377 sqft	 Golf Tower 2, The Views AED 3,300,000 2 Beds, 3 Bathrooms, 1,946 sqft
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Dubai House Price Timeline

JANUARY 2026

-0.39%
MoM Change-0.98%
QoQ Change+12.29%
YoY ChangeAED 1,667
Average Price/SQFT

Total Sales Volume / Total Sales Price

OFF PLAN VS TRANSFERRED SALES, FEBRUARY 2026



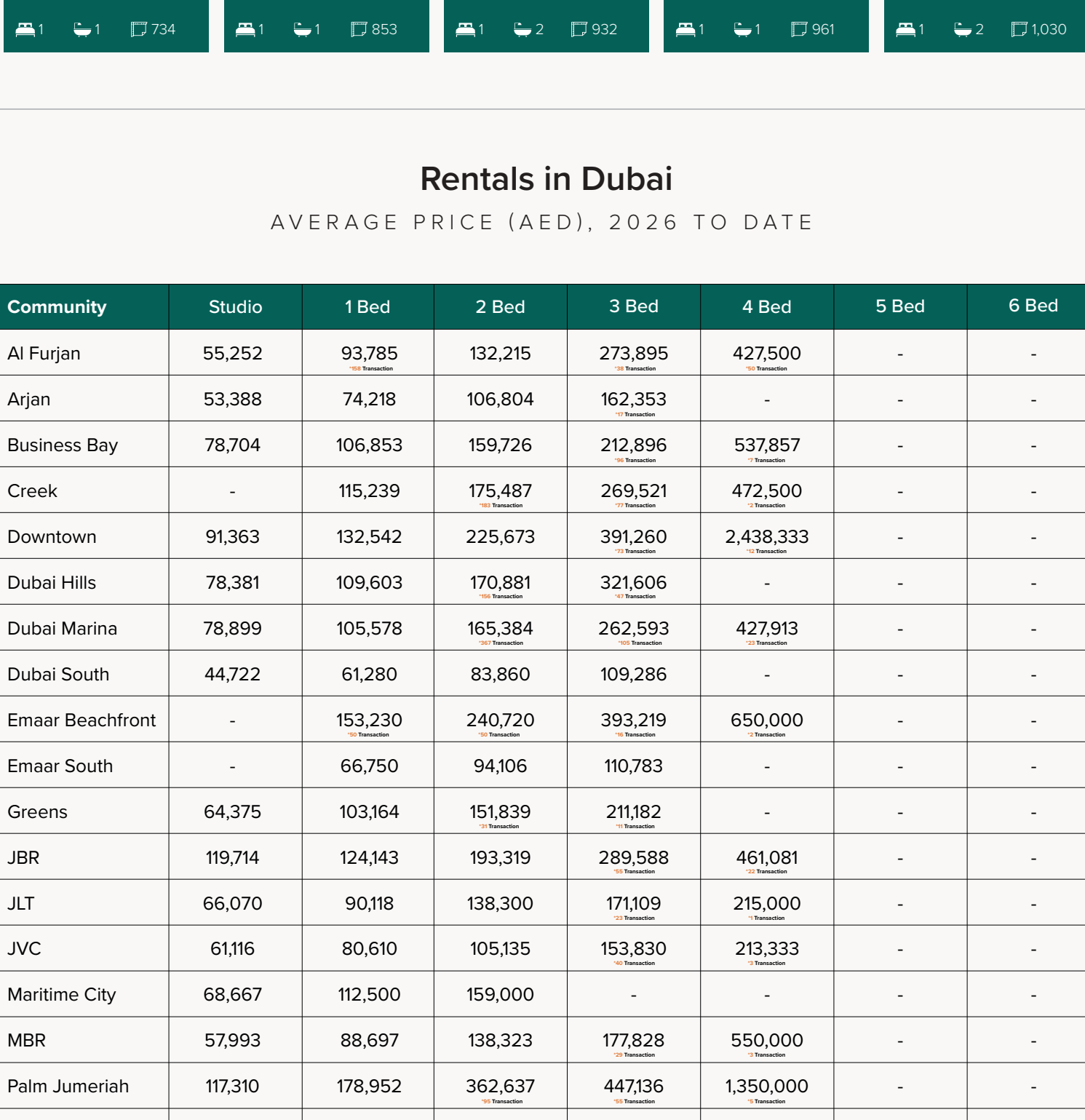
Sales in Dubai

AVERAGE PRICE (AED), 2026 TO DATE

Community	Studio	1 Bed	2 Bed	3 Bed	4 Bed	5 Bed	6 Bed
Al Furjan	594,979	1,048,973	1,670,208	2,302,385	-	-	-
Arjan	621,552	995,750	1,405,923	2,000,000	-	-	-
Business Bay	1,028,768	1,605,473	2,627,158	7,257,260	6,808,472	-	-
Creek	-	1,825,606	2,918,665	4,213,594	10,000,000	-	-
Downtown	1,295,444	2,135,409	3,887,476	6,340,441	20,750,000	20,000,000	24,000,000
Dubai Hills	1,010,000	1,568,612	2,652,225	3,926,691	-	-	-
Dubai Marina	1,138,577	1,689,050	2,711,247	4,399,949	5,381,215	-	-
Dubai South	470,811	709,249	1,079,000	1,583,333	-	-	-
Emaar Beachfront	-	2,628,686	4,239,200	7,755,523	-	-	-
Emaar South	-	1,050,000	1,589,091	1,856,667	-	-	-
Greens	878,000	1,442,679	2,257,001	3,278,096	-	-	-
JBR	2,600,000	2,131,688	3,876,966	6,929,978	8,771,248	-	-
JLT	782,061	1,228,338	2,140,920	2,906,917	2,287,708	-	-
JVC	612,204	1,023,734	1,579,737	1,976,260	2,950,000	-	-
Maritime City	903,870	-	2,864,230	-	-	-	-
MBR	710,541	1,312,644	2,102,306	4,000,000	8,505,720	-	-
Palm Jumeirah	1,586,659	3,626,311	5,688,054	9,853,361	13,225,000	51,400,000	34,000,000
Sobha Hartland	1,008,000	1,360,825	2,154,155	3,689,444	-	-	-
The Cities	565,426	872,872	1,304,038	1,651,476	3,009,766	-	-
Town Square	587,273	865,000	1,352,437	2,127,353	-	-	-
Views	1,021,000	1,935,692	3,164,231	3,900,000	-	-	-

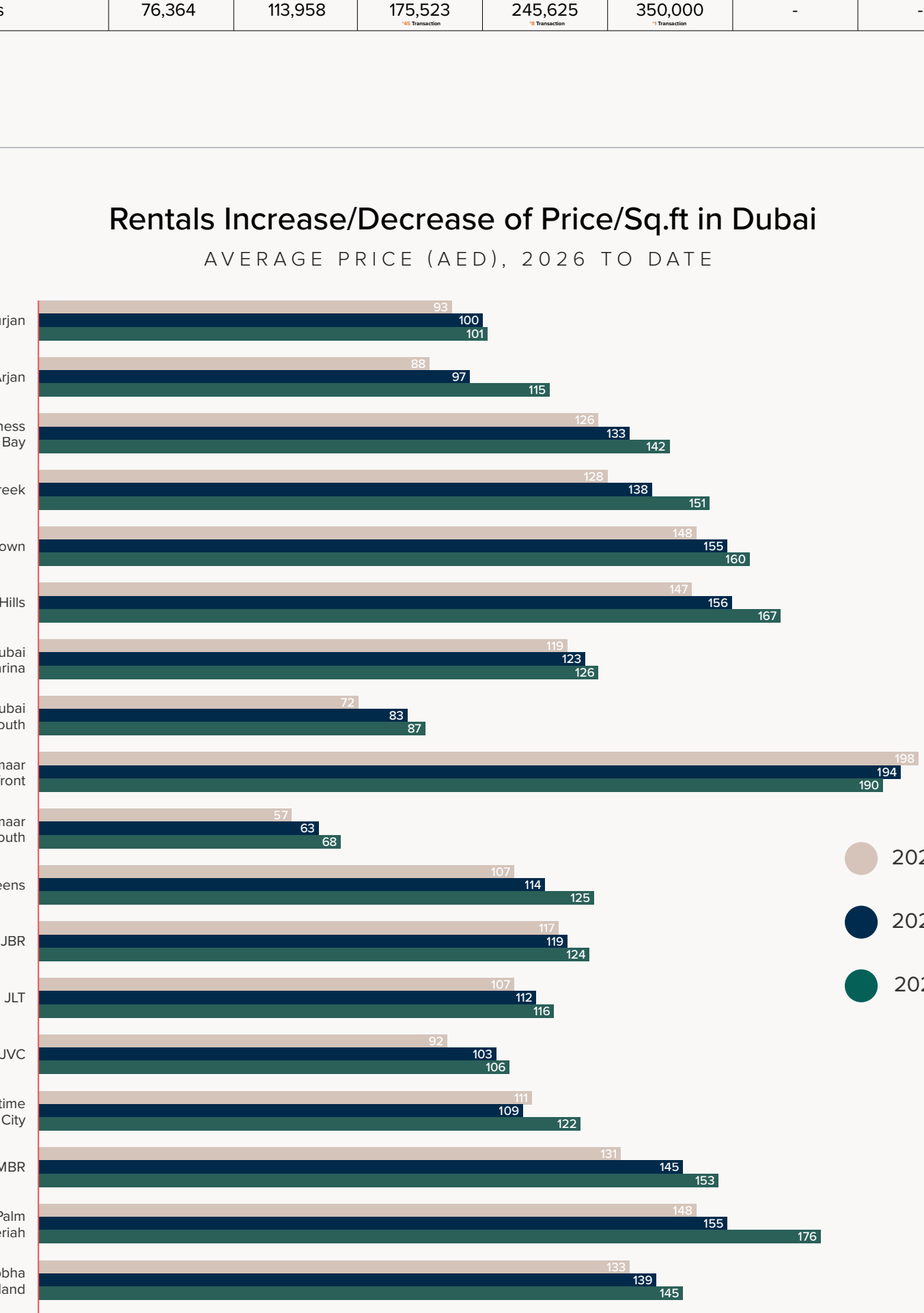
Sales Increase/Decrease of Price/Sq.ft in Dubai

AVERAGE PRICE (AED), 2026 TO DATE



Sale Transactions in Dubai

FEBRUARY 2026



AED 6,865,617,474

Total Sales Value

Hot Properties for Rent

 The Fairways West, The Views AED 110,000 1 Bed, 1 Bathroom, 734 sqft	 Travo Tower B, The Views AED 115,000 1 Bed, 1 Bathroom, 853 sqft	 Arno A, The Views AED 125,000 1 Bed, 2 Bathrooms, 932 sqft	 Golf Tower 3, The Views AED 130,000 1 Bed, 1 Bathroom, 961 sqft	 The Fairways East, The Views AED 140,000 1 Bed, 2 Bathrooms, 1,030 sqft
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Rentals in Dubai

AVERAGE PRICE (AED), 2026 TO DATE

Community	Studio	1 Bed	2 Bed	3 Bed	4 Bed	5 Bed	6 Bed
Al Furjan	55,252	93,785	132,215	273,895	427,500	-	-
Arjan	53,388	74,218	106,726	162,353	-	-	-
Business Bay	78,704	106,853	159,726	212,896	537,857	-	-
Creek	-	115,259	175,487	269,521	472,500	-	-
Downtown	91,363	132,542	225,673	391,260	2,438,333	-	-
Dubai Hills	78,381	109,603	170,881	321,606	-	-	-
Dubai Marina	78,899	105,578	165,384	262,593	427,913	-	-
Dubai South	44,722	61,280	83,860	109,286	-	-	-
Emaar Beachfront	-	153,230	240,720	393,219	650,000	-	-
Emaar South	-	66,750	94,106	110,783	-	-	-
Greens	64,375	103,164	151,839	211,182	-	-	-
JBR	119,714	124,143	193,319	289,588	461,081	-	-
JLT	66,070	90,118	138,300	171,109	215,000	-	-
JVC	61,116	80,610	105,135	153,830	213,333	-	-
Maritime City	68,667	112,500	159,000	-	-	-	-
MBR	57,993	88,697	138,323	177,828	550,000	-	-
Palm Jumeirah	117,310	178,952	362,637	447,136	1,350,000	-	-
Sobha Hartland	73,333	98,501	154,353	212,933	-	-	-
The Cities	47,200	67,941	100,024	176,789	135,000	-	-
Town Square	48,973	69,483	101,576	135,111	-	-	-
Views	76,364	113,958	175,523	245,625	350,000	-	-

Rentals Increase/Decrease of Price/Sq.ft in Dubai

AVERAGE PRICE (AED), 2026 TO DATE

