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Dubai property market, week of 17–23 Oct 2026: 2,296 deals worth AED 4.72 bn

Window Sat–Fri 17 Oct 2026 — 23 Oct 2026 · DLD registry snapshot of 27 Oct 2026

Key figures of the week

	This week	Week before	Change
Deals (sales, units and villas)	2,296	2,542	−9.7%
Volume, AED	4.72 bn	5.34 bn	−11.7%
Median price, AED/m²	18,206	18,152	+0.3%
Median deal price, AED	1.3 m	1.3 m	+2.0%
Off-plan share	66.6%	69.0%	
Mortgages registered	961		

By day

Date	Deals	Volume, AED
17 Oct 2026	0	0
18 Oct 2026	0	0
19 Oct 2026	620	1.30 bn
20 Oct 2026	459	884.5 m
21 Oct 2026	447	1.06 bn
22 Oct 2026	442	803.3 m
23 Oct 2026	328	666.6 m

Areas of the week (top 10 by deals)

Area	Deals	Volume, AED	AED/m²
Madinat Al Mataar	212	245.9 m	17,533
Al Barsha South Fourth	167	194.9 m	16,021
Wadi Al Safa 5	153	186.7 m	15,143
Wadi Al Safa 4	99	135.6 m	17,287
Business Bay	97	391.4 m	24,231
Jabal Ali First	95	184.1 m	17,878
Jabal Ali Industrial Second	95	136.3 m	19,710
Wadi Al Safa 3	89	171.4 m	15,868
Al Hebiah Fifth	86	124.6 m	18,435
Al Barshaa South Third	69	78.2 m	17,404

Largest deals of the week

Date	Area	Property	m²	AED	AED/m²
19 Oct 2026	Business Bay	Regent Residences Dubai Sankari Place - West Tower · 3 B/R · Off-Plan Properties	854	46.3 m	54,132

19 Oct 2026	Al Thanyah Fifth	Silver Tower · Office · Existing Properties	821	43.0 m	52,376
20 Oct 2026	Wadi Al Safa 3	Existing Properties	1,367	36.7 m	26,838
21 Oct 2026	Palm Jumeirah	Existing Properties	574	35.0 m	60,933
21 Oct 2026	Business Bay	Lumena Alta by Omniyat · Off-Plan Properties	527	33.9 m	64,223
21 Oct 2026	Palm Jumeirah	Existing Properties	658	33.0 m	50,146
21 Oct 2026	Business Bay	Lumena Alta by Omniyat · Off-Plan Properties	550	29.5 m	53,500
20 Oct 2026	Al Hebiah Fourth	VICTORY HEIGHTS · Existing Properties	1,563	25.0 m	15,998
21 Oct 2026	Business Bay	Lumena Alta by Omniyat · Off-Plan Properties	369	24.2 m	65,682
19 Oct 2026	Burj Khalifa	The Address - The BLVD · 4 B/R · Existing Properties	264	24.0 m	90,954

12-week trend

Week to	Deals	Off-plan	Ready	Volume, AED
7 Aug 2026	2,992	2,258	734	5.14 bn
14 Aug 2026	2,663	1,969	694	5.41 bn
21 Aug 2026	2,926	2,164	762	5.59 bn
28 Aug 2026	2,393	1,610	783	4.67 bn
4 Sep 2026	2,255	1,552	703	4.89 bn
11 Sep 2026	2,741	2,011	730	5.03 bn
18 Sep 2026	2,348	1,634	714	5.06 bn
25 Sep 2026	2,262	1,511	751	4.90 bn
2 Oct 2026	2,159	1,407	752	4.46 bn
9 Oct 2026	2,484	1,644	840	5.41 bn
16 Oct 2026	2,542	1,755	787	5.34 bn
23 Oct 2026	2,296	1,528	768	4.72 bn

Source: Dubai Land Department registries (registered transactions). Medians, not averages; sales exclude mortgages and gifts. Methodology: https://continentalclub.ae/methodology/. Free to reuse with attribution: "Source: Continental Club Property (continentalclub.ae)", CC BY 4.0. Online version of this issue: https://continentalclub.ae/dubai-property-market-weekly-report/2026-w43/
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