



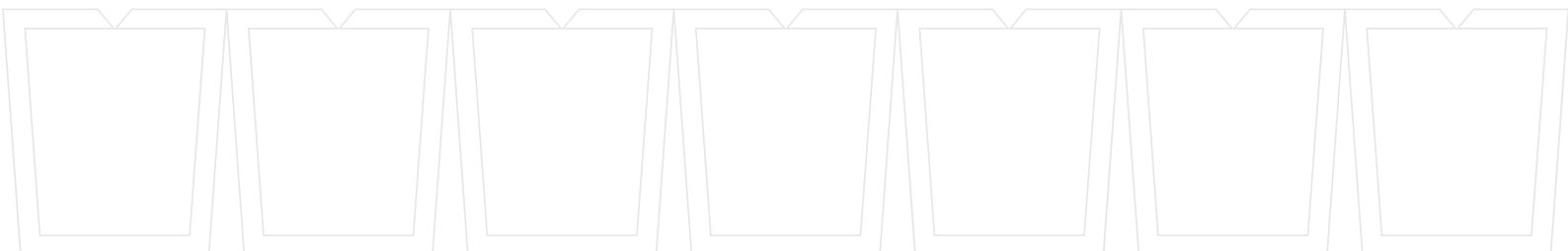
## Real Estate Report on Lands and Properties Sector Transactions First Half of 2024-2025

Real Estate Transactions registered in the Land and Properties Sector achieved more than AED **15** billion for the First Half of 2025. According to the Annual Report issued by the Land and Properties Sector, a large number of various Real Estate Transactions were recorded, such as Sales and Mortgages for Plots, Documents and Waivers. Of which **1,533** sales exceeded AED **1** billion, **686** Mortgages whose total contracts amounted to more than AED **11** billion, and **417** Waiver Transactions whose total market contract values amounted to more than AED **2** billion.

Real Estate Transactions in Ras Al Khaimah	First Half of 2025	Percentage	First Half of 2024	Percentage	Direction and Percentage of Change
Real Estate Sales Volume	1,673,377,444	11%	3,935,054,289	58%	-57%
Real Estate Mortgages Volume	11,687,028,148	76%	815,023,587	12%	1,334%
Waiver Market Value	2,037,676,866	13%	2,034,273,520	30%	0.2%
Total Transactions	15,398,082,458	100%	6,784,351,395	100%	127%
Real Estate Sales Number	1,533	58%	1,461	60%	5%
Real Estate Mortgages Number	686	26%	567	23%	21%
Waivers Number	417	16%	401	17%	4%
Total Number of Real Estate Transactions	2,636	100%	2,429	100%	9%
Top Region in Terms of Real Estate Transaction Value	Jazeerat AL Marjan		Jazeerat AL Marjan		

Table (1)

In Table (1), we notice a **sharp increase** in the Total Value of Real Estate Transactions for the First Half of 2025 compared to the First Half of 2024 by **127%**, offset by a **slight increase** in the Total Number of Real Estate Transactions by **9%**. We also notice that the Value of Mortgages had a **sharp increase** by **1,334%** for the First Half of 2025 compared to the First Half of 2024, offset by an **increase** in the Number of Mortgages by **21%**. With regard to waivers, there is a **slight increase** in the Value of Waivers by **0.2%** for the First Half of 2025 compared to the First Half of 2024, offset by a **slight increase** in the Number of Waivers by **4%**.



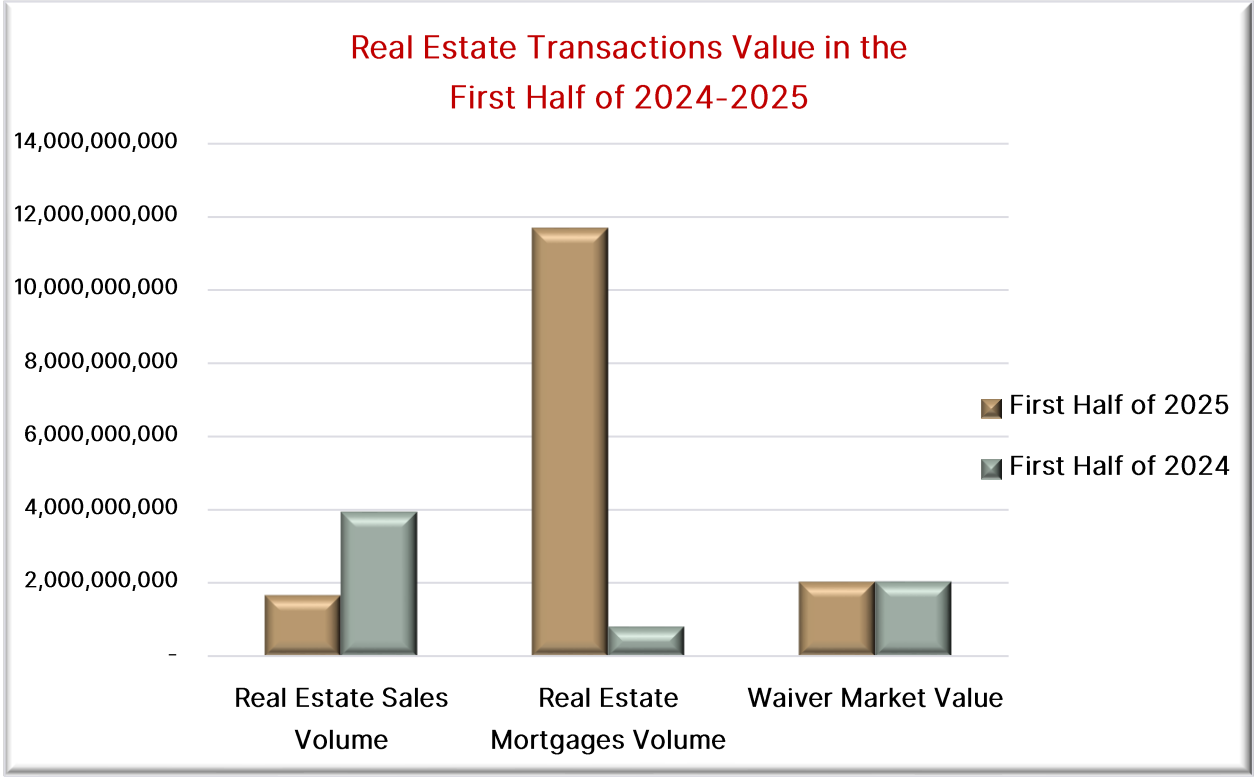


Figure (1)

High Demand Regions by Real Estate Sales in the First Half 2024/2025

Ras Al Khaimah registered the most Traded Regions in terms of Real Estate Transactions during the First Half of 2024-2025 in Jazeerat AL Marjan, AL Riffa and AL Jazeera AL Hamra Qaryat AL Hamra. Jazeerat AL Marjan topped the regions with sales amounting to more than AED 540 million in the First Half of 2025, and more than AED 2 billion in the First Half of 2024.

Jazeerat AL Marjan leads Real Estate Transactions by Value during the First Half of 2024-2025

Region	Jazeerat AL Marjan	AL Riffa	AL Jazeera AL Hamra Qaryat AL Hamra	Total Sales of the Three Regions	Total Sales of All Regions
Sales Value in the First Half of 2025	540,909,514	324,646,289	196,023,245	1,061,579,048	1,673,377,444
Number of Sales	172	202	175	549	1,533
Region	Jazeerat AL Marjan	AL Riffa	AL Jazeera AL Hamra Qaryat AL Hamra	Total Sales of the Three Regions	Total Sales of All Regions
Sales Value in the First Half of 2024	2,738,830,371	261,193,636	217,908,549	3,217,932,556	3,935,054,289
Number of Sales	182	186	280	648	1,461
Direction and Percentage of Change	-80%	24%	-10%	-67%	-57%

Table (2)

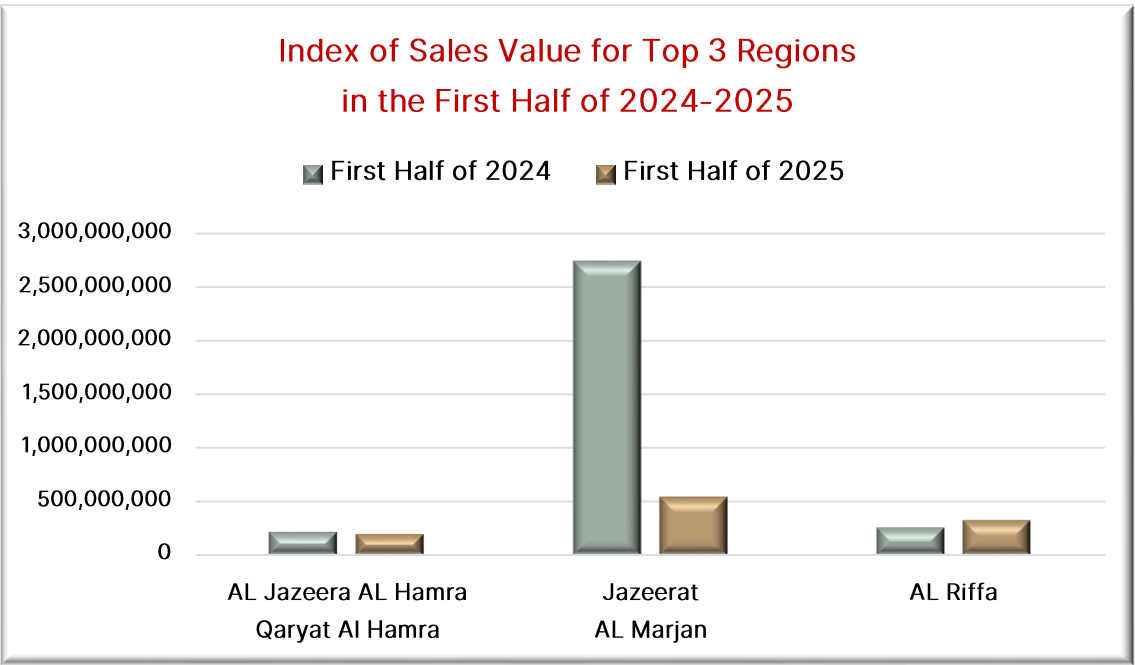


Figure (2)

Real Estate Sales Value by Property Use in the First Half of 2024/2025

Land Use Type	Sales Value in the First Half of 2025	Number of Sales	Percentage	Sales Value in the First Half of 2024	Number of Sales	Percentage	Direction and Percentage of Change
Commercial Lands	6,050,000	7	0.5%	13,480,000	12	0.8%	-55%
Agricultural Lands	49,015,811	40	2.6%	66,734,876	36	2.5%	-27%
Popular houses	6,500,000	16	1%	6,318,750	14	1%	3%
Free Residential Lands	122,648,463	427	27.9%	183,644,838	355	24.3%	-33%
Built Residential Lands	149,453,922	225	14.7%	123,479,482	189	12.9%	21%
Apartments (Investment)	325,138,071	415	27.1%	333,965,163	524	35.9%	-3%
Villas (Investment)	321,322,867	135	8.8%	207,238,315	111	7.6%	55%
Commercial Residential Lands	341,413,993	92	6%	216,906,817	98	6.7%	57%
Investment Residential Lands	164,422,710	147	9.6%	109,409,382	81	5.5%	50%
Touristic Lands	160,347,812	1	0.1%	2,649,984,906	10	0.7%	-94%
Industrial Lands	2,360,000	3	0.2%	7,732,857	6	0.4%	-69%
Commercial Unit	24,703,795	25	1.6%	16,158,903	25	1.7%	53%

Table (3)

We notice in Table (3) a **sharp decrease** in the Value of Sales for the First Half of 2025 compared to the First Half of 2024 for **Touristic Lands** by **94%**, followed by **Industrial Lands** by **69%**. In addition, we notice a **sharp increase** in the Value of Sales for the First Half of 2025 compared to the First Half of 2024 for **Commercial Residential Lands** by **57%** followed by **Investment Villas** by **55%**.



Figure (3)

## Real Estate Investors in Ras Al Khaimah

### Top Ten Transacting Nationalities by *Number and Value* of Transaction in the First Half of 2024 - 2025

Total Number of Investors in the First Half of 2025 = **1,818**

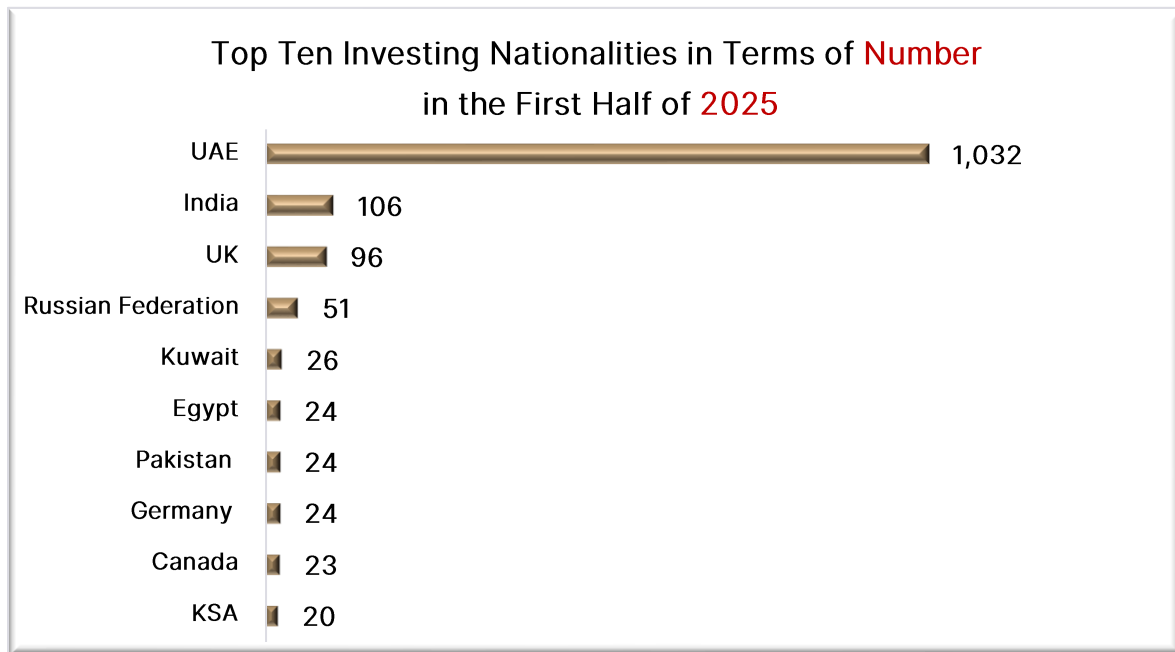


Figure (4)

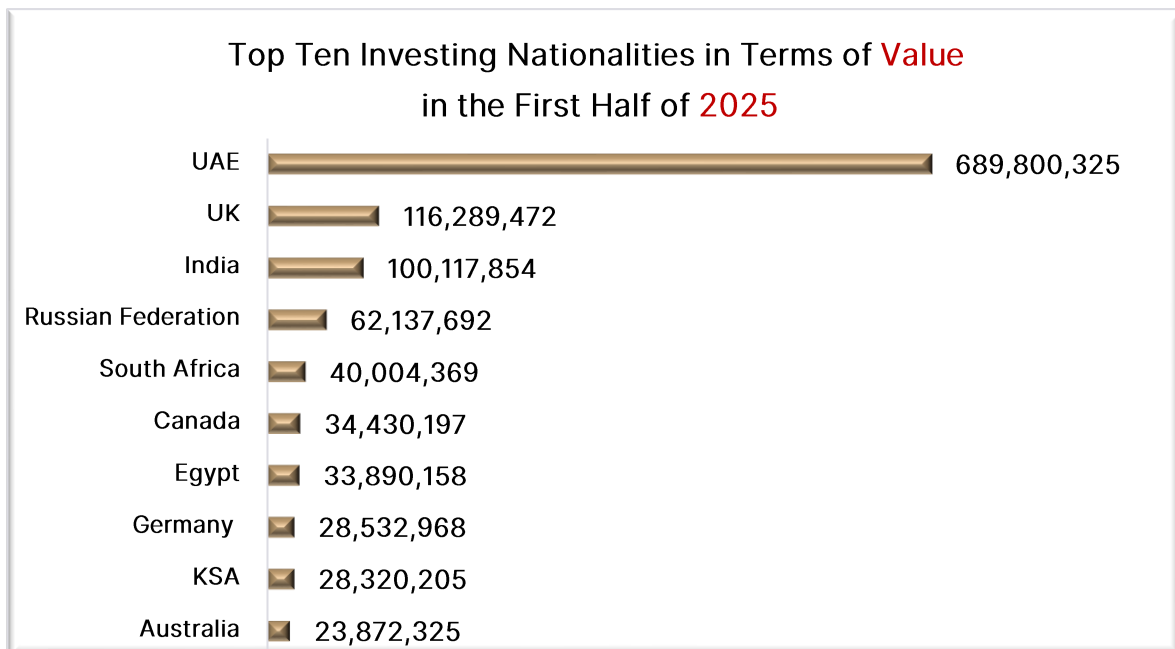


Figure (5)

## Continued \ Real Estate Investors in Ras Al Khaimah

Total Number of Investors in the First Half of 2024 = 1,667

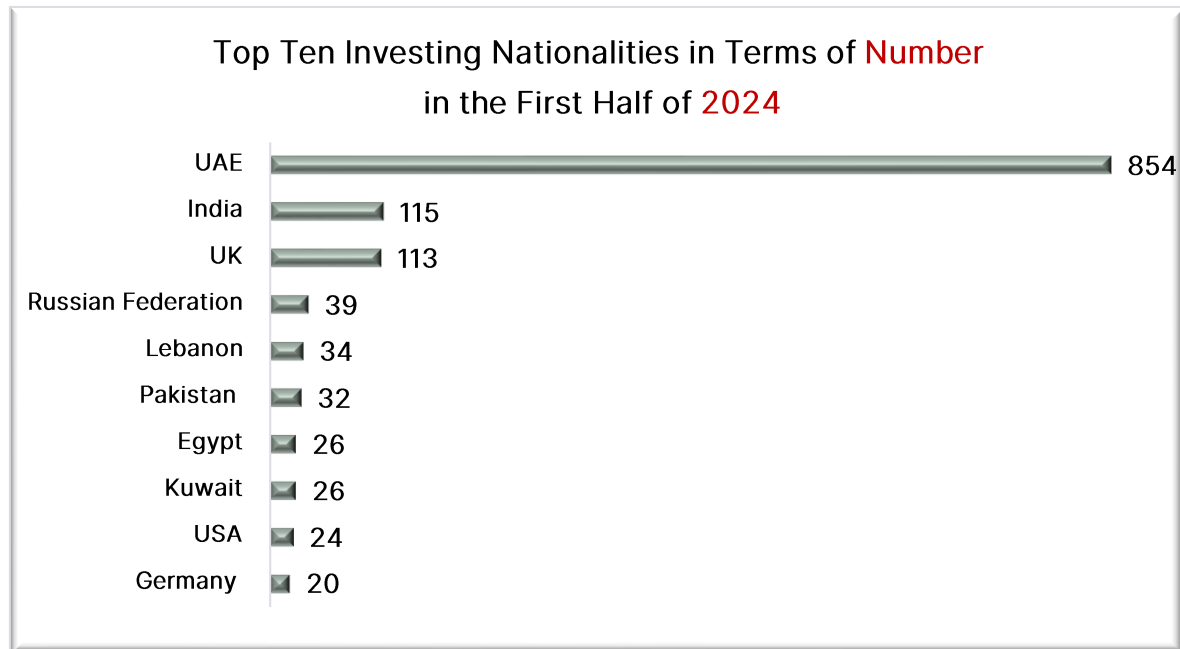


Figure (6)

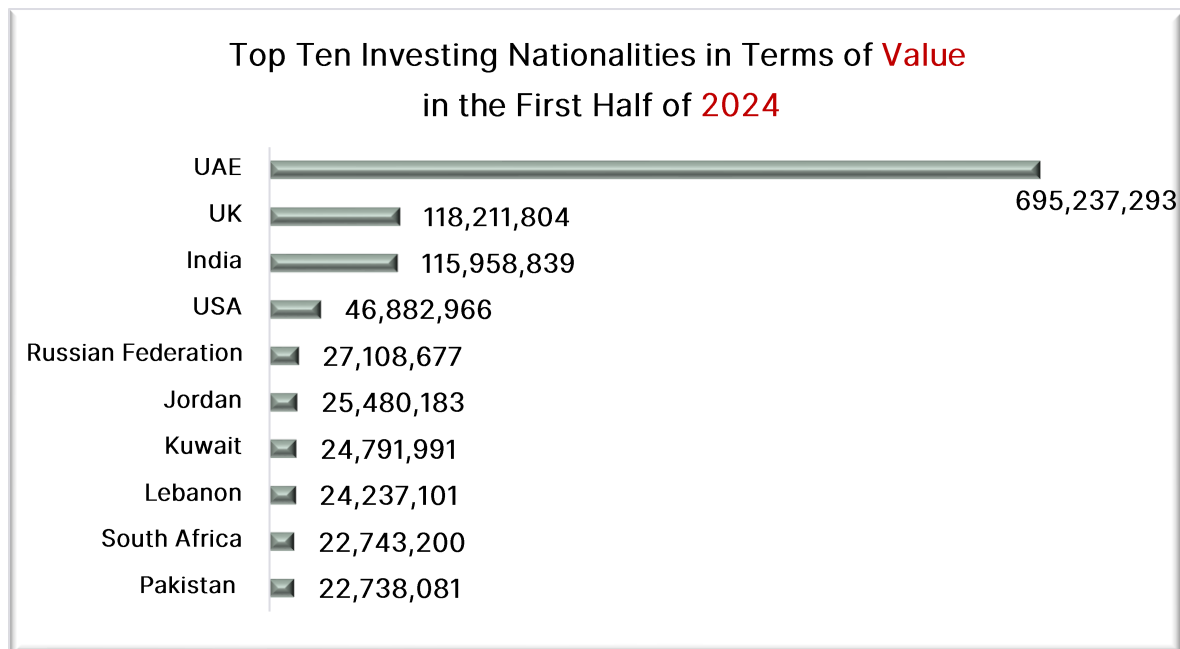


Figure (7)



## Freehold Real Estate Market

The number of Freehold Properties traded and registered with Lands and Properties Sector in various regions of the Emirate reached **3,092** properties, with a sales value of AED **6 billion** for the First Half of 2025.

Land use type (Units sold on the plan for freehold areas)	First Half 2025		
	Month	Sales Value	Number of Sales
	January	696,319,136	511
	February	1,044,686,150	502
	March	724,123,436	319
	April	1,471,918,815	694
	May	792,620,456	568
	June	1,339,152,446	498
	Total	6,068,820,439	3,092

Table (4)