



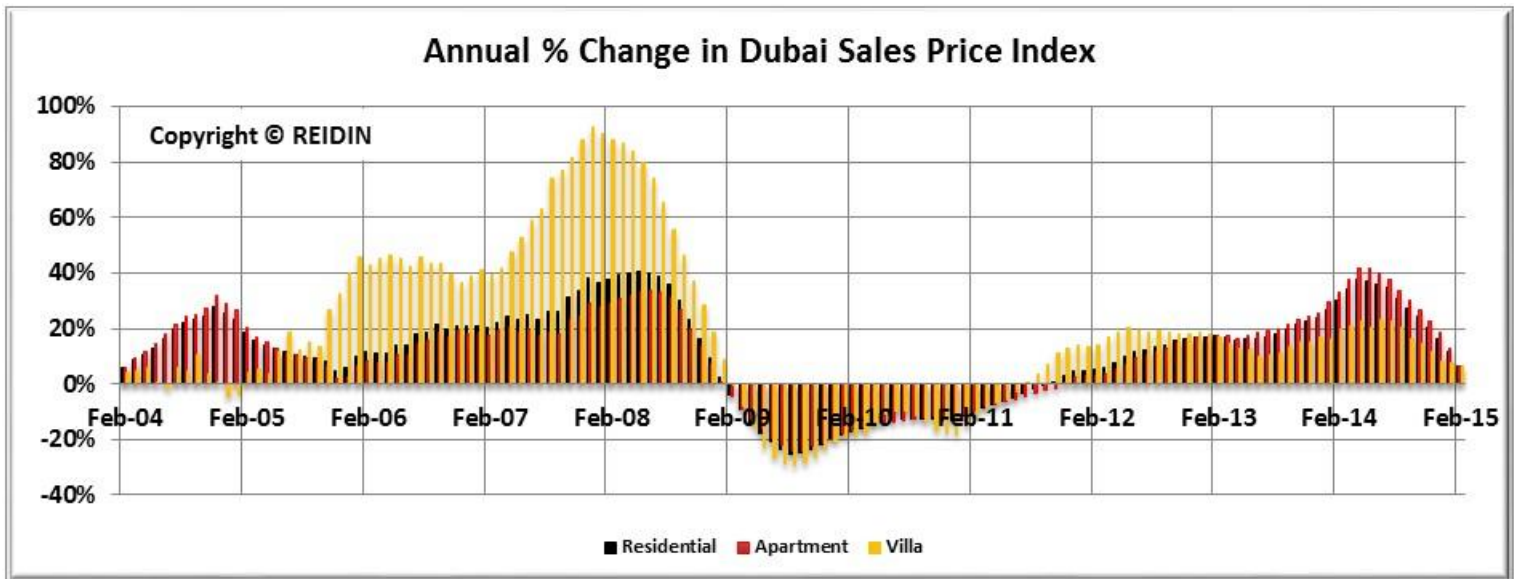
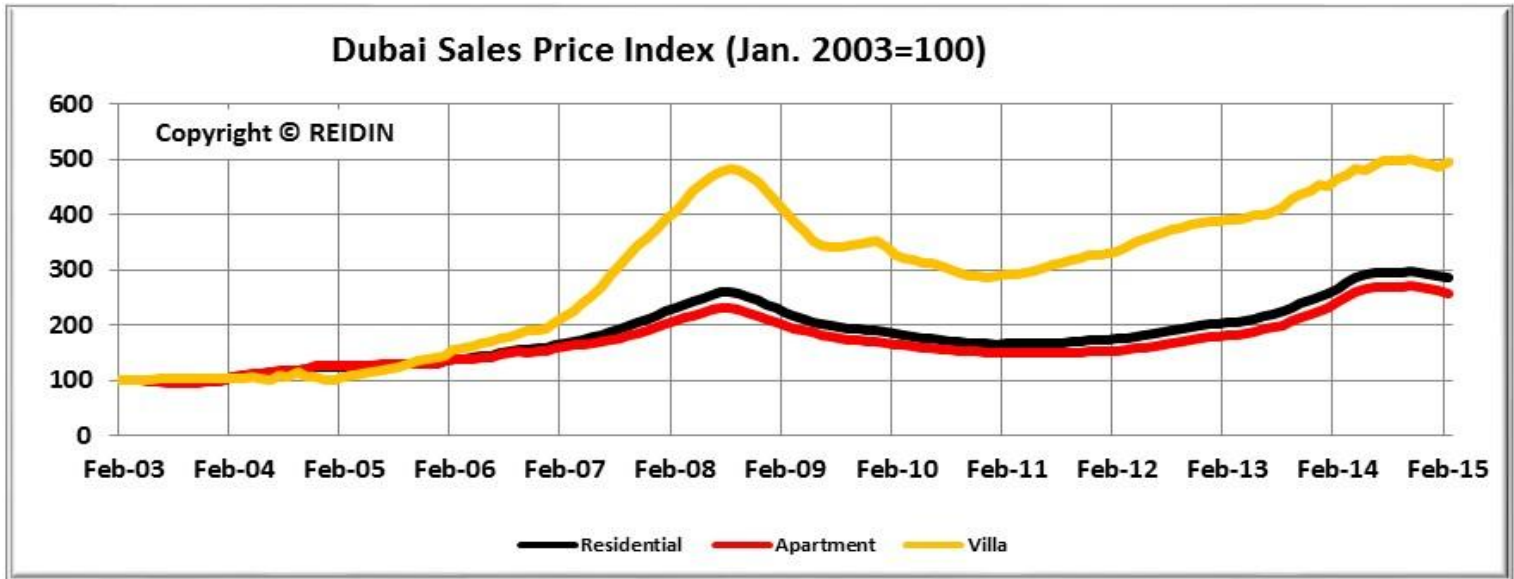
# REIDIN United Arab Emirates Residential Property Price Indices: February 2014 Results

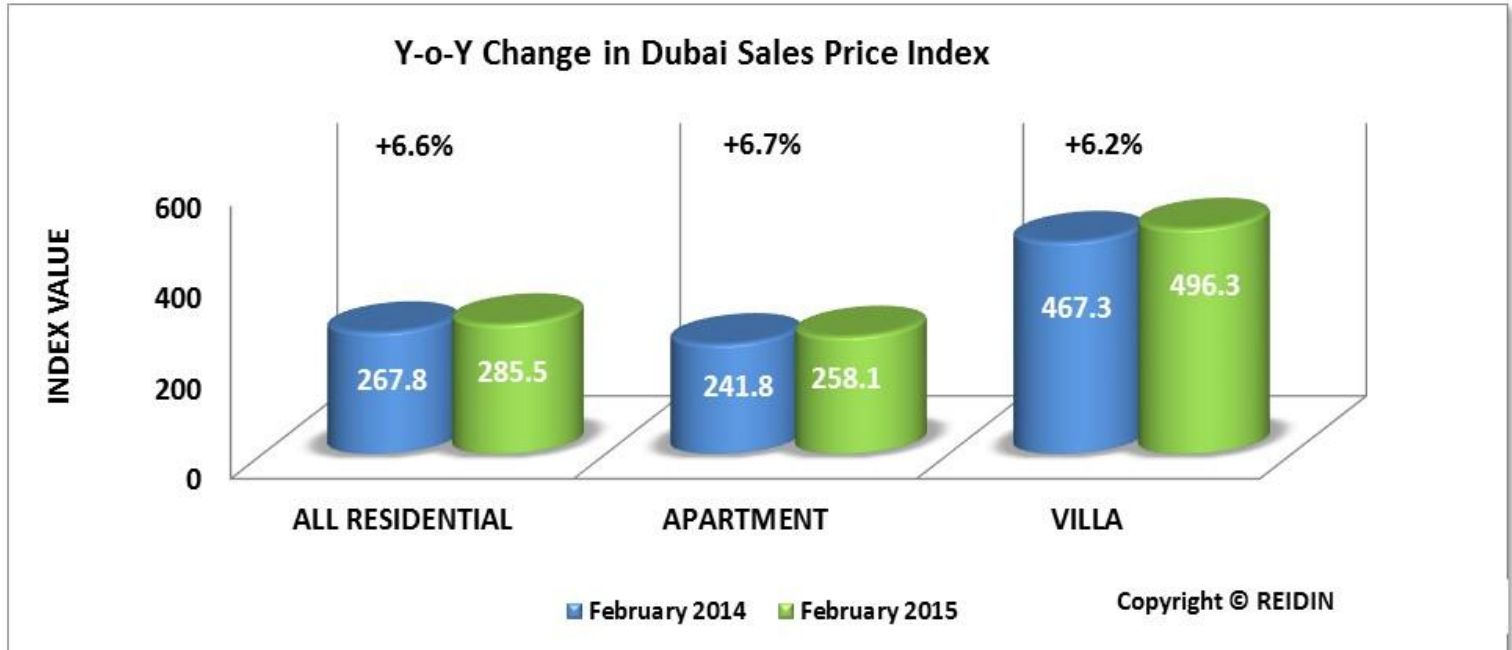
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The Dubai Residential Property Sales Price Index for all residential decreased by 3.4 points, from 288.9 to 285.5, which represents a decrease of 1.18% in February 2015. On the other hand, prices increased 6.6% y-o-y.

Apartment sales prices registered a decrease in February 2015. Prices decreased 1.86% m-o-m but increased 6.7% y-o-y.

Villa sales prices registered an increased in February 2015. Prices increased 1.68% m-o-m and increased 6.2% y-o-y.





Apartment sales prices registered a decrease in February 2015. Prices decreased 1.86% m-o-m but increased 6.7% y-o-y.

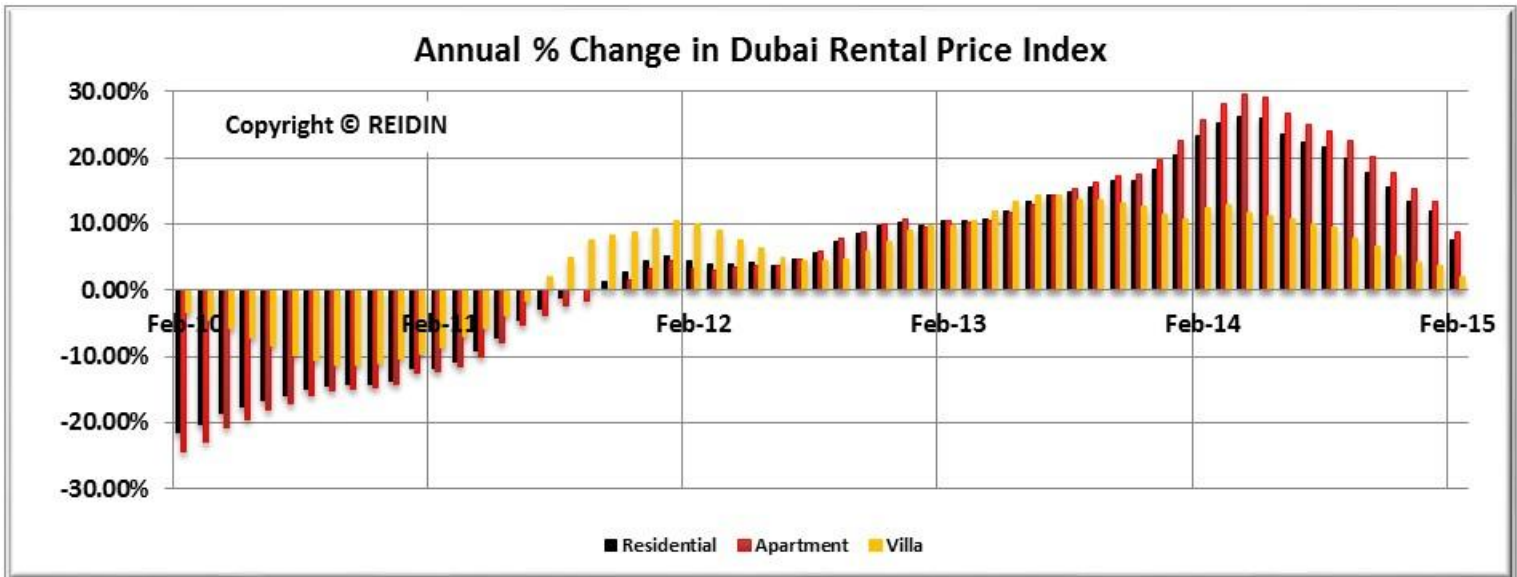
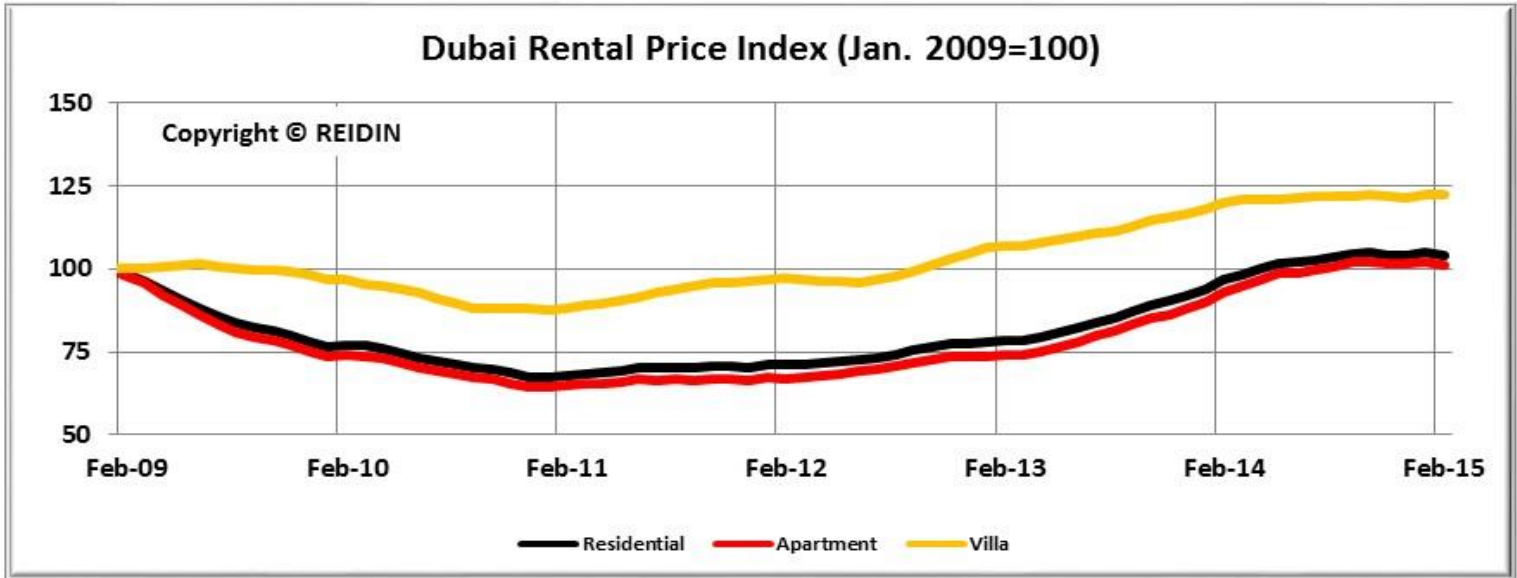
Villa sales prices registered an increased in February 2015. Prices increased 1.68% m-o-m and increased 6.2% y-o-y.

Month (Jan.2003=100)	ALL RESIDENTIAL		APARTMENT		VILLA	
	Index Number	M-o-M	Index Number	M-o-M	Index Number	M-o-M
June 2014	295.0	1.28%	269.5	1.12%	491.0	1.97%
July 2014	296.5	0.52%	270.1	0.21%	499.8	1.81%
August 2014	294.7	-0.60%	268.3	-0.64%	497.7	-0.43%
September 2014	295.9	0.39%	269.5	0.45%	498.3	0.11%
October 2014	297.5	0.54%	270.9	0.50%	501.7	0.70%
November 2014	295.2	-0.76%	269.3	-0.58%	494.2	-1.50%
December 2014	293.3	-0.64%	267.4	-0.71%	492.5	-0.34%
January 2015	288.9	-1.50%	263.0	-1.65%	488.1	-0.89%
February 2015	285.5	-1.18%	258.1	-1.86%	496.3	1.68%

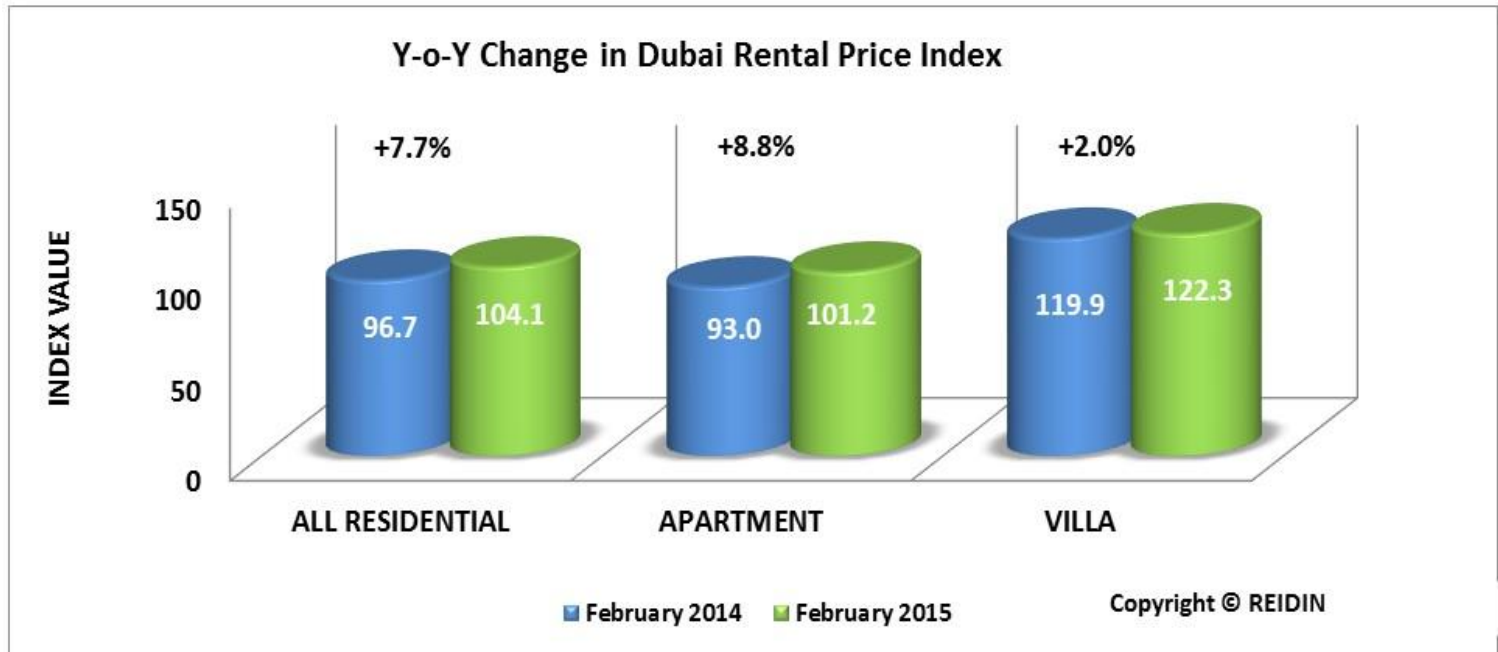
Residential property prices in Dubai rental market increased by 0.8 points, from 104.9 to 104.1, which represents a decrease of 0.76% in February 2015. On the other hand, rental prices increase 7.7% y-o-y.

Apartment rental prices show a decrease on a m-o-m basis in February 2015. Prices decreased 0.98% m-o-m but increased 8.8% y-o-y.

Villa rental prices registered an increase on a m-o-m basis in February 2015. Prices increased 0.08% m-o-m and increased 2.0% y-o-y.



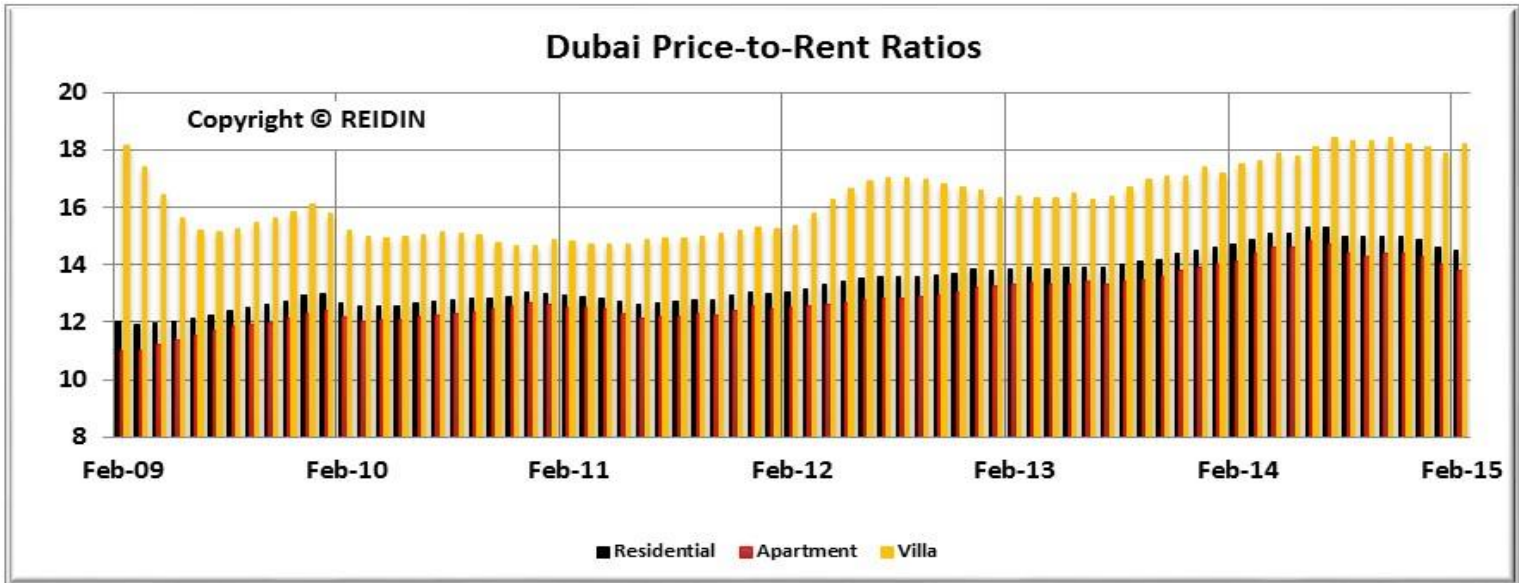
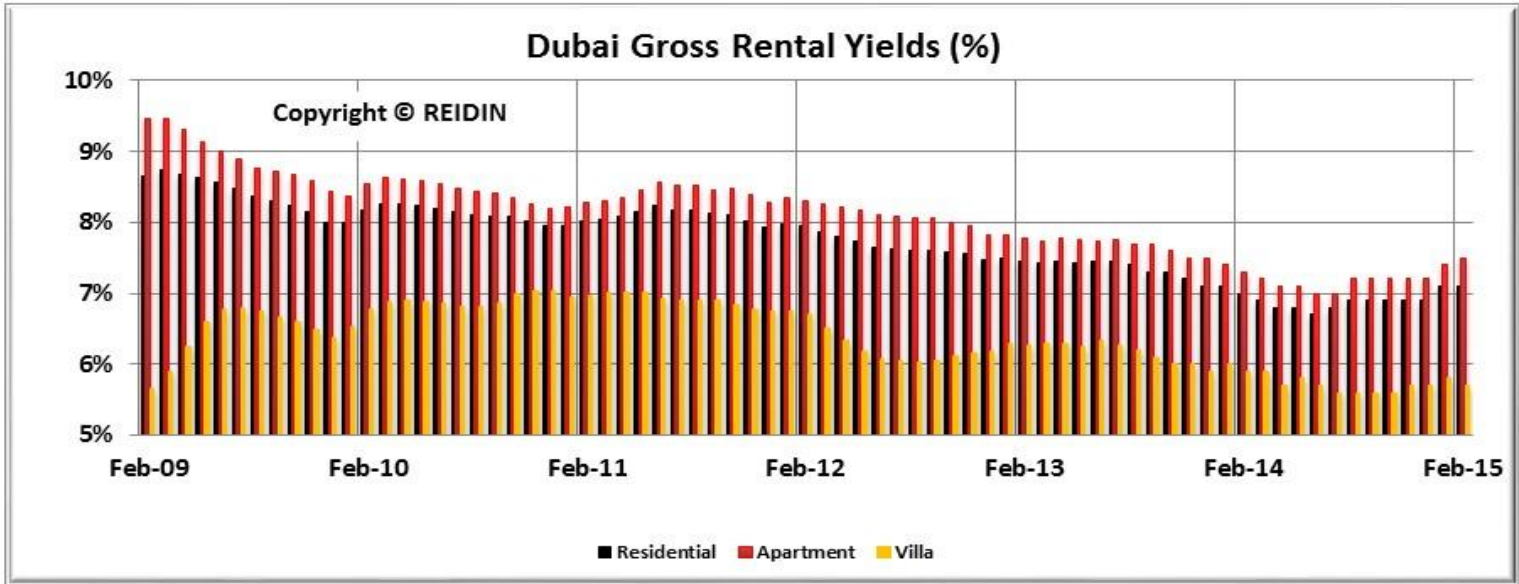


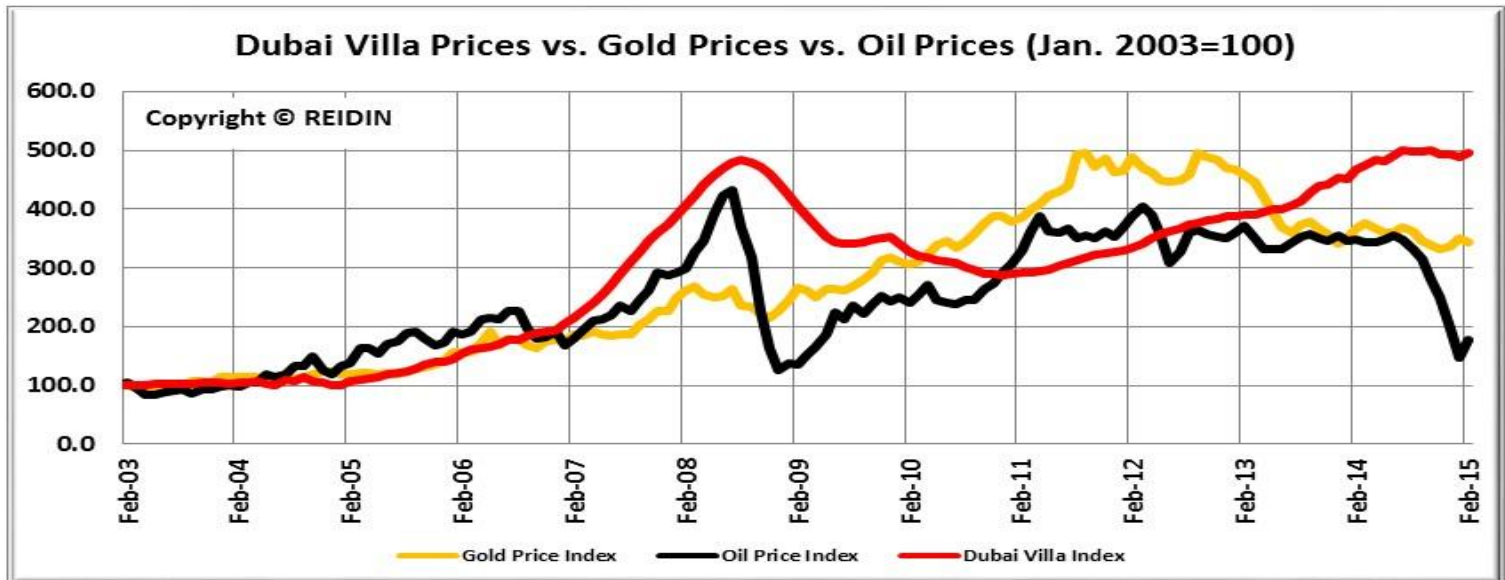
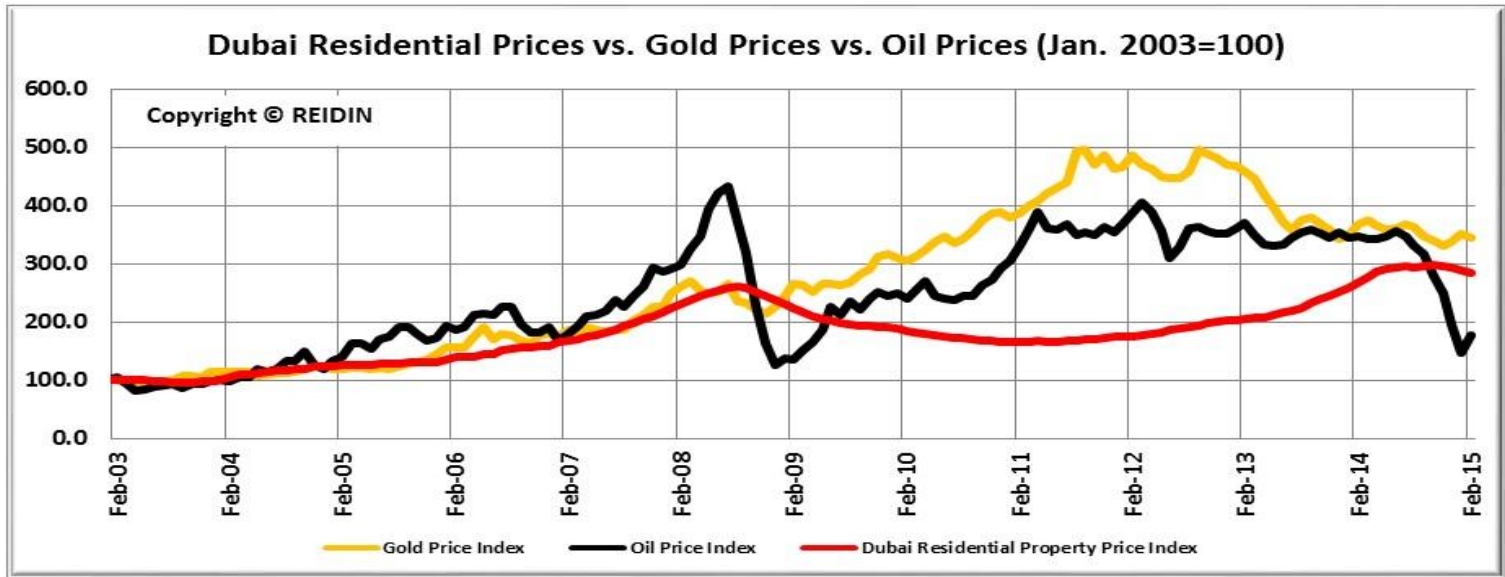


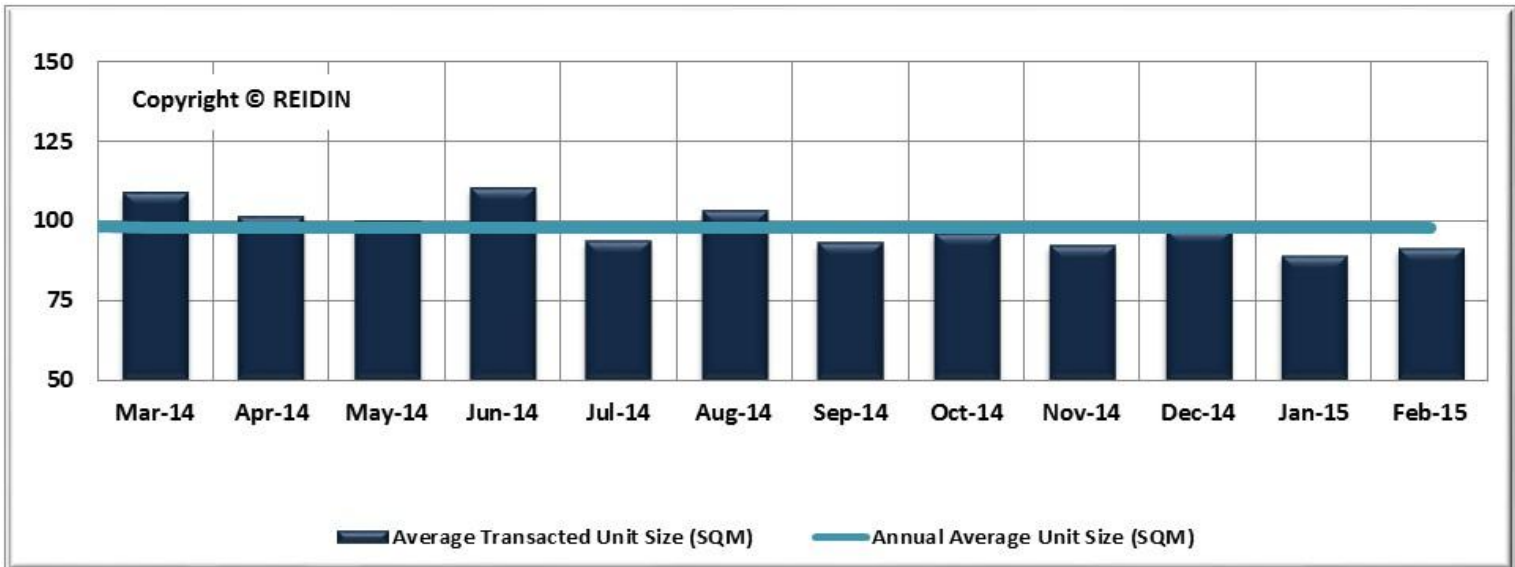
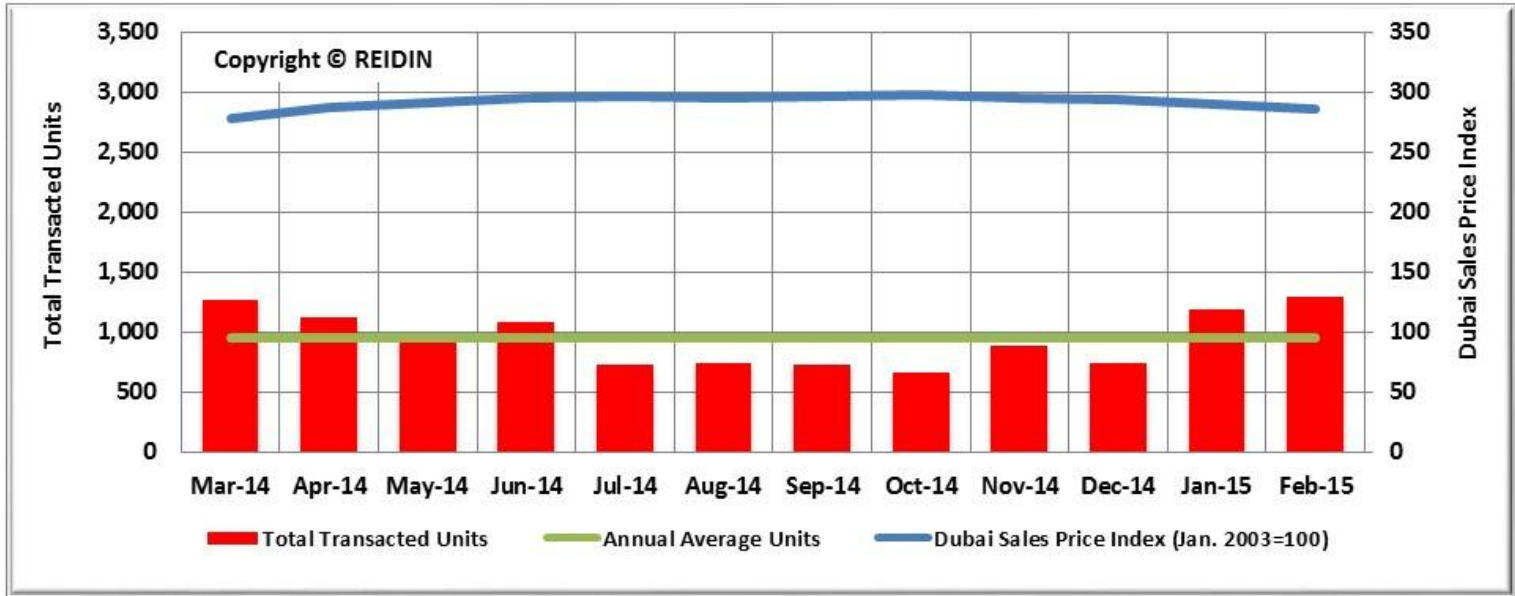
Apartment rental prices show a decrease on a m-o-m basis in February 2015. Prices decreased 0.98% m-o-m but increased 8.8% y-o-y.

Villa rental prices registered an increase on a m-o-m basis in February 2015. Prices increased 0.08% m-o-m and increased 2.0% y-o-y.

Month (Jan.2009=100)	ALL RESIDENTIAL		APARTMENT		VILLA	
	Index Number	M-o-M	Index Number	M-o-M	Index Number	M-o-M
<b>June 2014</b>	101.9	0.16%	98.9	0.13%	121.6	0.30%
<b>July 2014</b>	102.7	0.76%	99.7	0.88%	121.7	0.16%
<b>August 2014</b>	103.7	1.00%	100.9	1.19%	121.8	0.03%
<b>September 2014</b>	104.5	0.78%	101.9	0.93%	121.8	0.02%
<b>October 2014</b>	105.0	0.41%	102.3	0.43%	122.2	0.29%
<b>November 2014</b>	104.3	-0.61%	101.6	-0.66%	121.8	-0.32%
<b>December 2014</b>	104.2	-0.10%	101.5	-0.10%	121.7	-0.08%
<b>January 2015</b>	104.9	0.67%	102.2	0.69%	122.2	0.41%
<b>February 2015</b>	104.1	-0.76%	101.2	-0.98%	122.3	0.08%



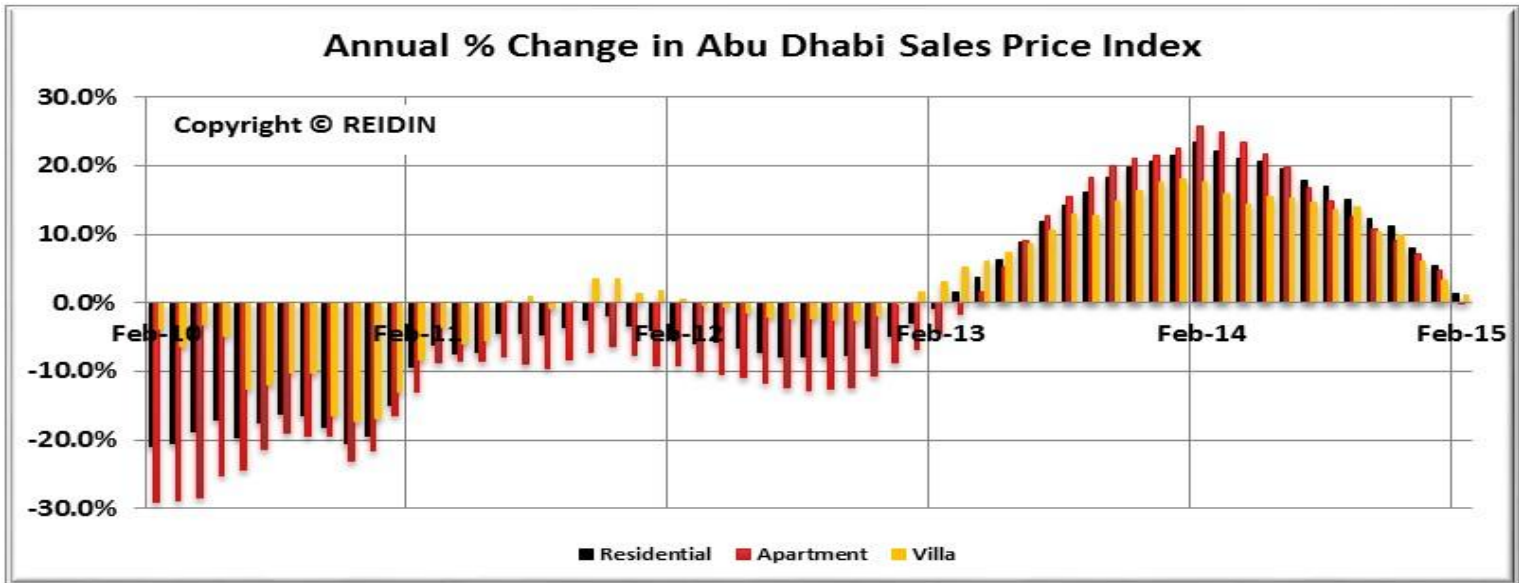
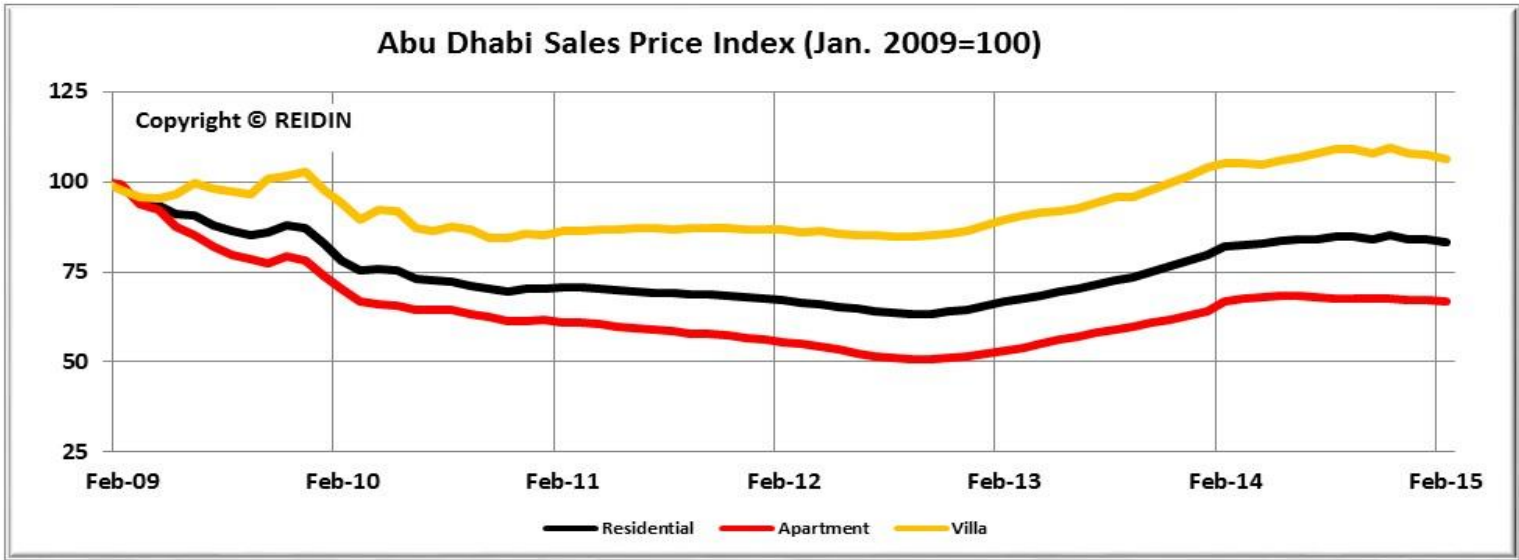


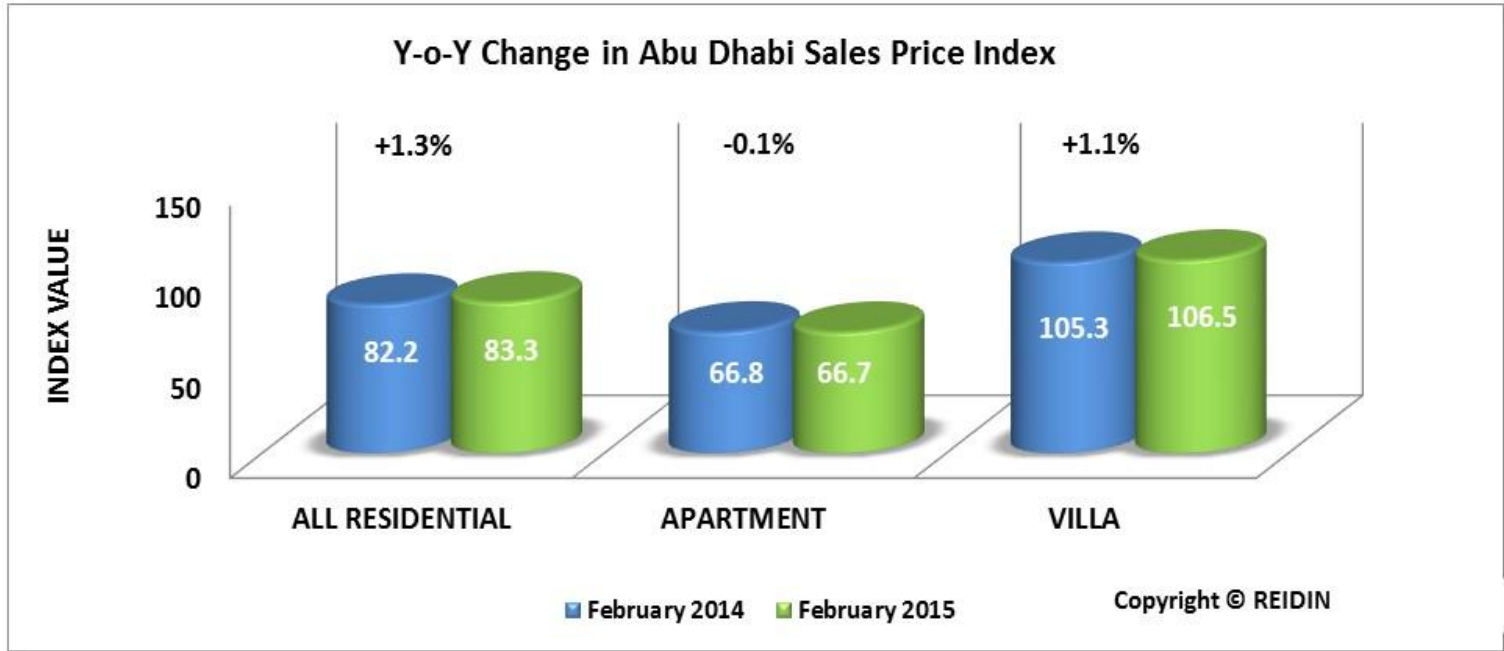


The Abu Dhabi Residential Property Price Index for all residential decreased by 0.7 points, from 84.0 to 83.3, which represents a decrease of 0.83% in February 2015. On the other hand, prices increased 1.3% y-o-y.

Apartment sales prices registered a decrease in February 2015. Prices decreased 0.89% m-o-m and decreased 0.1% y-o-y.

Villa sales prices registered a decrease in February 2015. Prices decreased 0.75% m-o-m but increased 1.1% y-o-y.





Apartment sales prices registered a decrease in February 2015. Prices decreased 0.89% m-o-m and decreased 0.1% y-o-y.

Villa sales prices registered a decrease in February 2015. Prices decreased 0.75% m-o-m but increased 1.1% y-o-y.

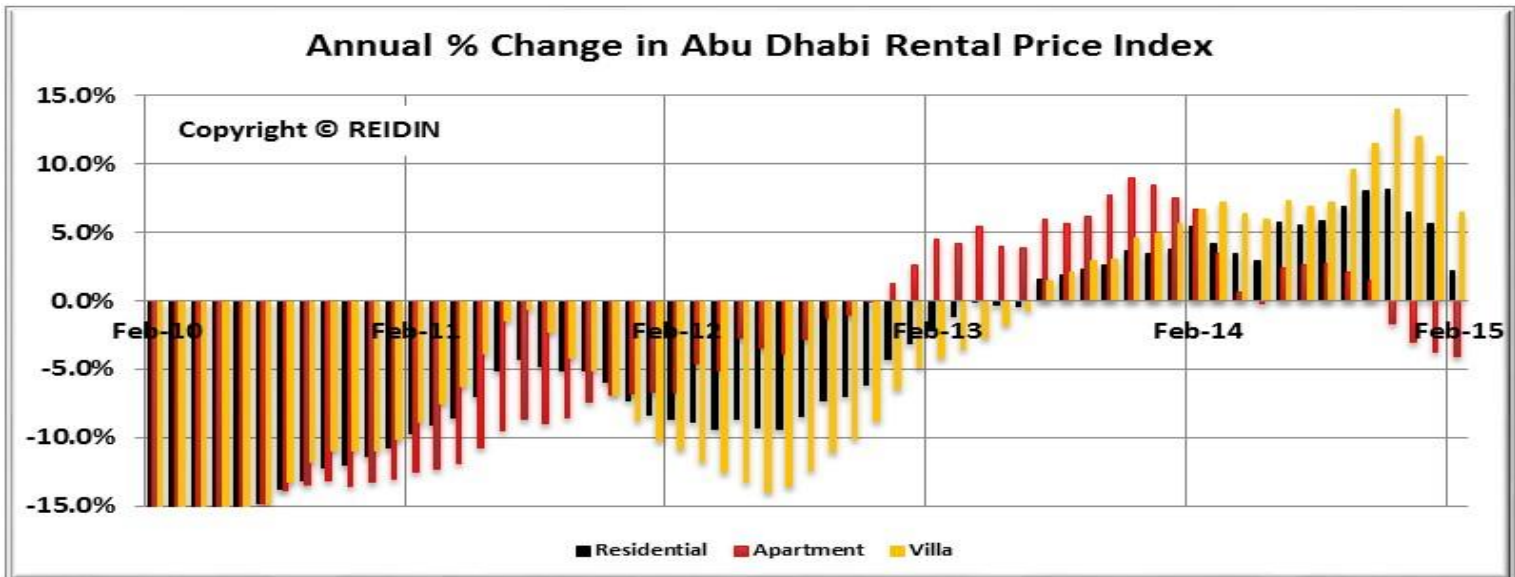
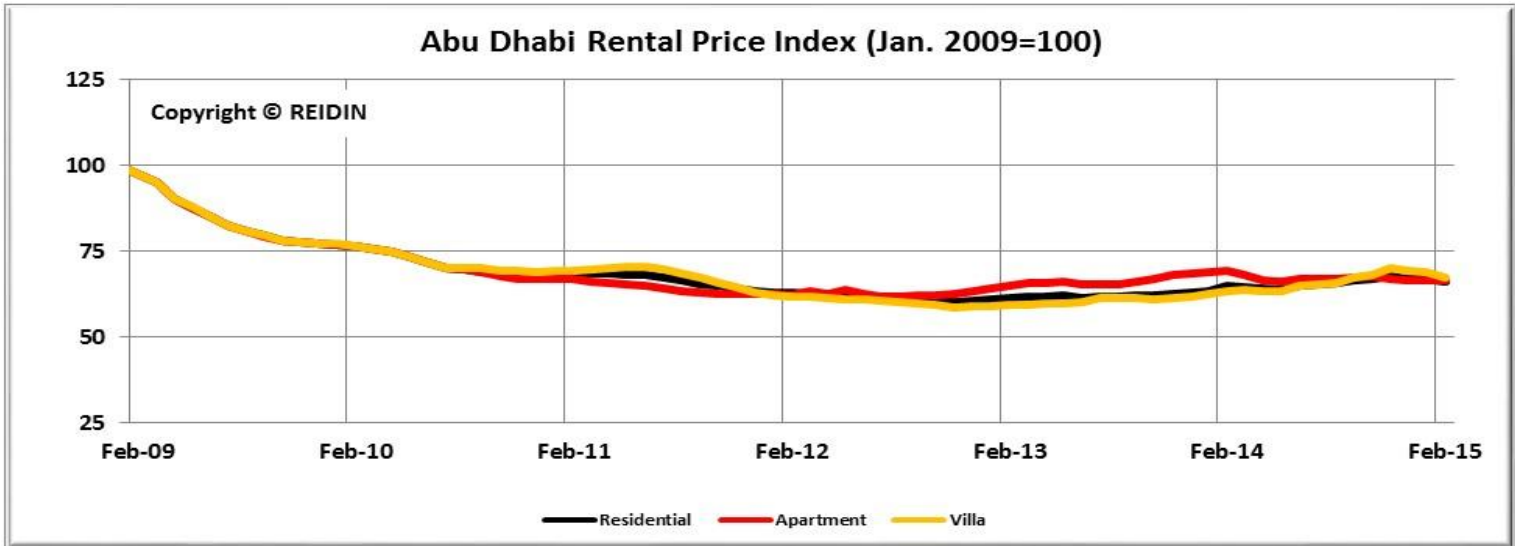


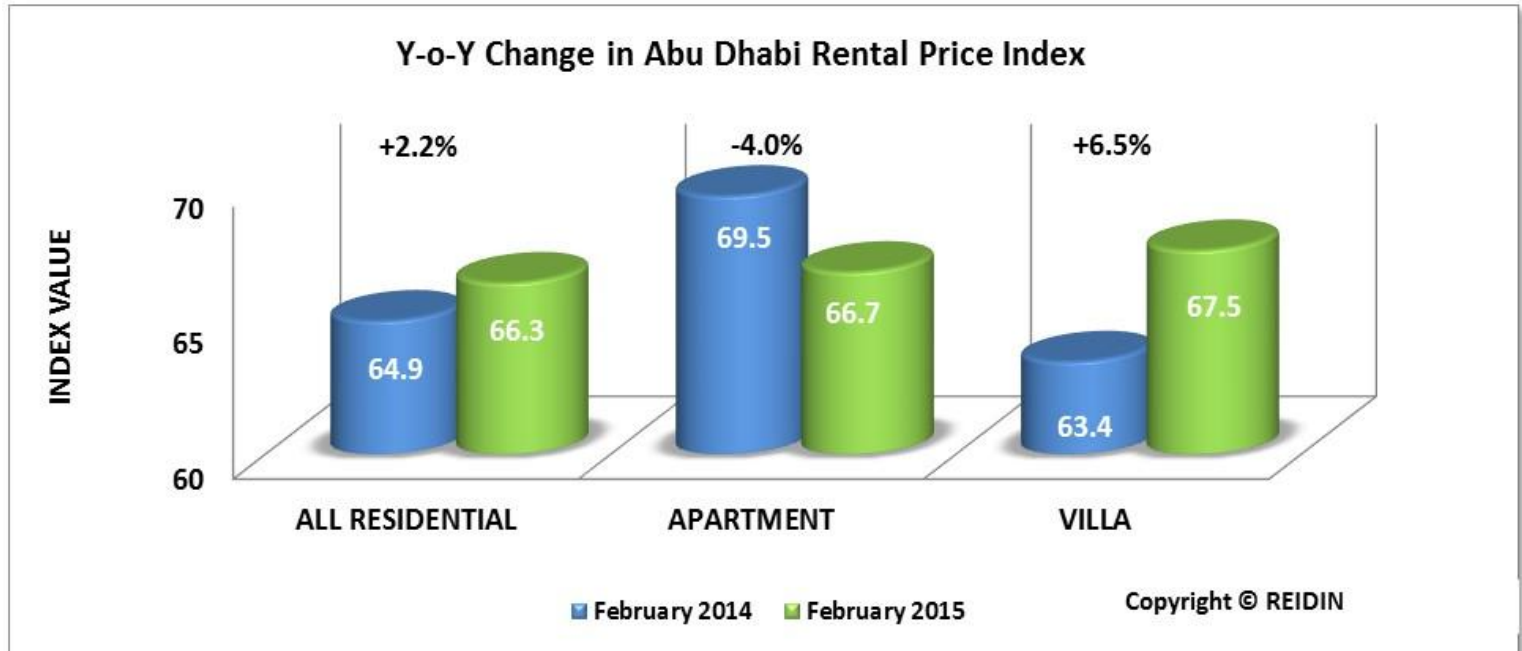
Month (Jan.2009=100)	ALL RESIDENTIAL		APARTMENT		VILLA	
	Index Number	M-o-M	Index Number	M-o-M	Index Number	M-o-M
<b>June 2014</b>	84.1	0.52%	68.5	0.29%	106.9	0.78%
<b>July 2014</b>	84.2	0.06%	67.9	-0.87%	107.9	0.95%
<b>August 2014</b>	84.9	0.81%	67.6	-0.48%	109.0	1.05%
<b>September 2014</b>	84.7	-0.22%	67.4	-0.31%	108.9	-0.13%
<b>October 2014</b>	84.2	-0.54%	67.3	-0.08%	107.8	-1.01%
<b>November 2014</b>	85.0	0.89%	67.5	0.24%	109.5	1.54%
<b>December 2014</b>	84.2	-0.94%	67.3	-0.30%	107.9	-1.46%
<b>January 2015</b>	84.0	-0.24%	67.3	0.00%	107.3	-0.56%
<b>February 2015</b>	83.3	-0.83%	66.7	-0.89%	106.5	-0.75%

Residential property prices in Abu Dhabi rental market decreased by 0.7 points, from 67.0 to 66.3, which represents a decrease of 1.04% in February 2015. On the other hand, prices increased 2.2% y-o-y.

Apartment rental prices registered an increase in February 2015. Prices increased 0.45% m-o-m but decreased 4.0% y-o-y.

Villa rental prices registered a decrease in February 2015. Prices decreased 2.32% m-o-m but increased 6.5% y-o-y.

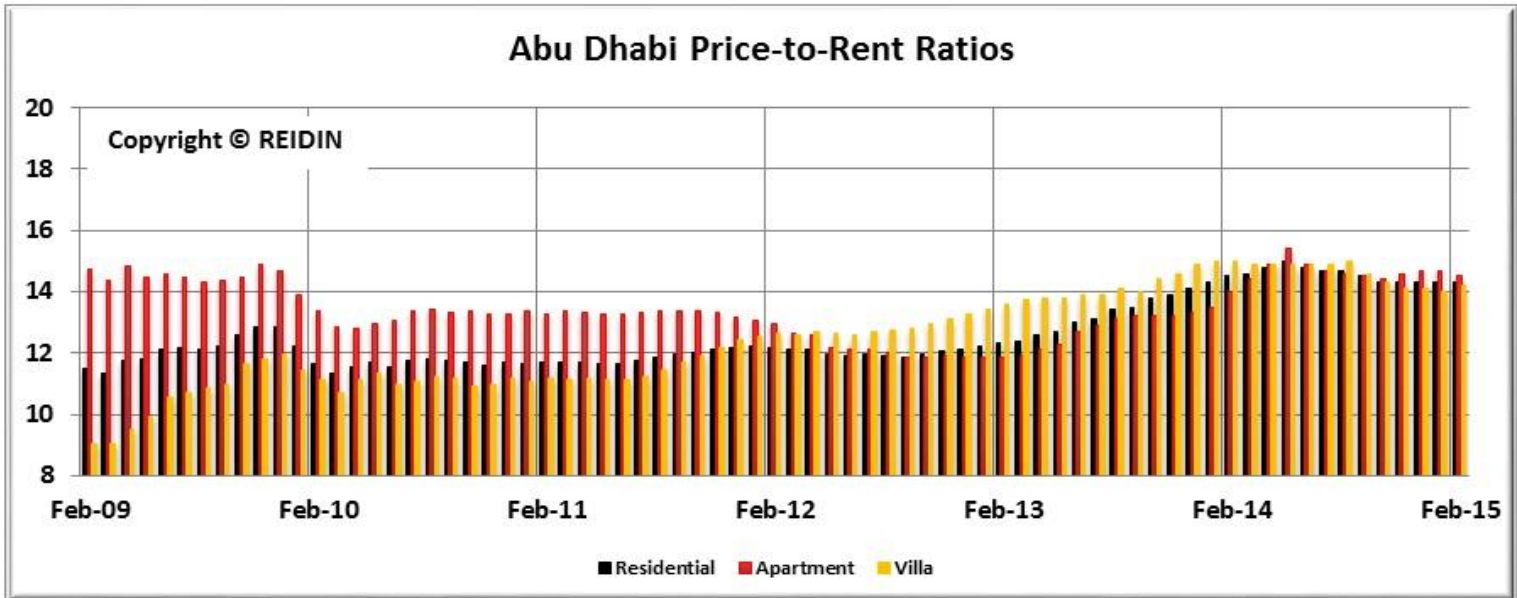
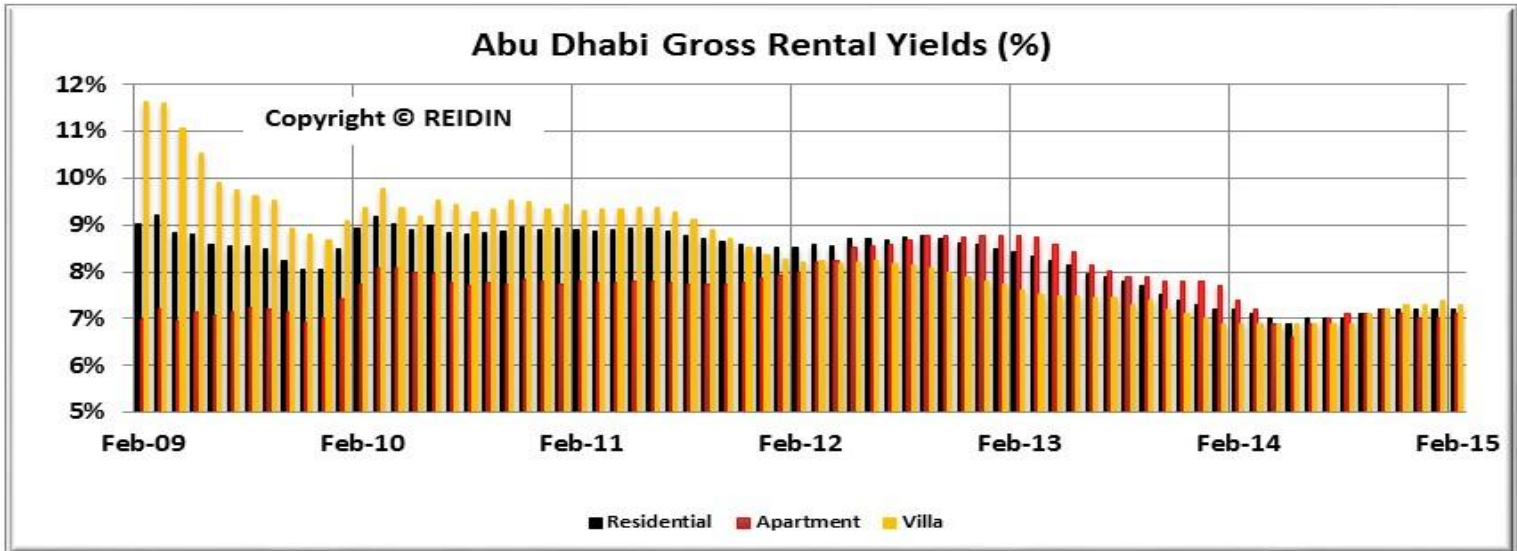




Apartment rental prices registered an increase in February 2015. Prices increased 0.45% m-o-m but decreased 4.0% y-o-y.

Villa rental prices registered a decrease in February 2015. Prices decreased 2.32% m-o-m but increased 6.5% y-o-y.

Month (Jan.2009=100)	ALL RESIDENTIAL		APARTMENT		VILLA	
	Index Number	M-o-M	Index Number	M-o-M	Index Number	M-o-M
<b>June 2014</b>	65.0	1.50%	66.8	1.05%	64.8	1.94%
<b>July 2014</b>	65.4	0.70%	67.0	0.32%	65.5	1.04%
<b>August 2014</b>	65.6	0.31%	67.1	0.09%	65.8	0.49%
<b>September 2014</b>	66.5	1.40%	67.4	0.44%	67.4	2.39%
<b>October 2014</b>	67.1	0.90%	67.9	0.73%	68.1	1.05%
<b>November 2014</b>	67.7	0.81%	67.0	-1.31%	70.1	2.96%
<b>December 2014</b>	67.0	-1.03%	66.5	-0.75%	69.2	-1.28%
<b>January 2015</b>	67.0	0.00%	66.4	-0.15%	69.1	-0.14%
<b>February 2015</b>	66.3	-1.04%	66.7	0.45%	67.5	-2.32%



REIDIN UAE Residential Property Price Indices (RPPIs) are designed to be a reliable and consistent benchmark of housing sales and rent prices in Dubai and Abu Dhabi. The purpose of the indices is to measure the average differences in house prices in a particular geographic market through a timeline.

## **Methodology and Coverage**

Monthly REIDIN Dubai and Abu Dhabi RPPIs are calculated based on moving average median prices— an approach that is widely used for indexing housing prices – which involves median of sales prices of properties in a corresponding region. The median series of sales price data is constructed by taking “the median price/sqm” of all properties during a certain time period. REIDIN Dubai RPPI employs “weighted” average of the median prices of areas for the calculation of the monthly index series. The weights used in the methodology are the “existing supply” of each area which is derived from housing stock and will be updated semi-annually. All Dubai indices are calculated by using the Laspeyres price index formula and a moving average algorithm. On the other hand, REIDIN Abu Dhabi RPPIs are calculated by using the Dutot price index formula (defined as the ratio of the unweighted arithmetic average of the prices in the current period  $t$  to base period  $0$ ) and a moving average algorithm.

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