ALLSOPP & ALLSOPP



JUMEIRAH ISLANDS

FEBRUARY 2026



Roberto Pérez ASSOCIATE DIRECTOR | **Jamal Tuzgani** PARTNER

Director's Note

February reinforced Jumeirah Islands' status as one of Dubai's most sought-after communities, with 31 properties listed and 11 sold over the month.

The community continues to make headlines with record-breaking villa sales. At the end of January, Allsopp & Allsopp sold a AED 52 million Master View villa, purchased as a renovation project by an end user intending to customise the property to their own taste and style. That record was surpassed in February with a AED 65 million sale, delivered fully upgraded to an exceptional standard. Landscaping was completed by luxury contractor MDO Landscaping, while the full interior transformation was carried out by New Evolution, reflecting the growing appetite for turnkey ultra-prime homes.

The rapid rise in prices for upgraded, renovated and extended Master View villas from AED 46 million to AED 65 million in under a year demonstrates the intense demand for ultra-prime homes. Buyers are increasingly seeking properties that combine space, design, and turnkey luxury, reflecting their lifestyle and willingness to pay a premium. With more high-net-worth individuals relocating to Dubai for its tax-efficient environment and business opportunities, competition for the very best properties continues to intensify.

While many homeowners are renovating properties to market them as turnkey, there remains strong interest from both end users and investors in unrenovated homes that offer potential for personalisation or future value growth.

Jumeirah Islands continues to show that location, lifestyle, and luxury finishes drive record sales. With limited stock and high demand, buyers are competing for the community's most exclusive residences, underlining its position as one of Dubai's most prestigious addresses.

In February in Jumeirah Islands, we had...

Properties listed with us

31

Properties sold

11

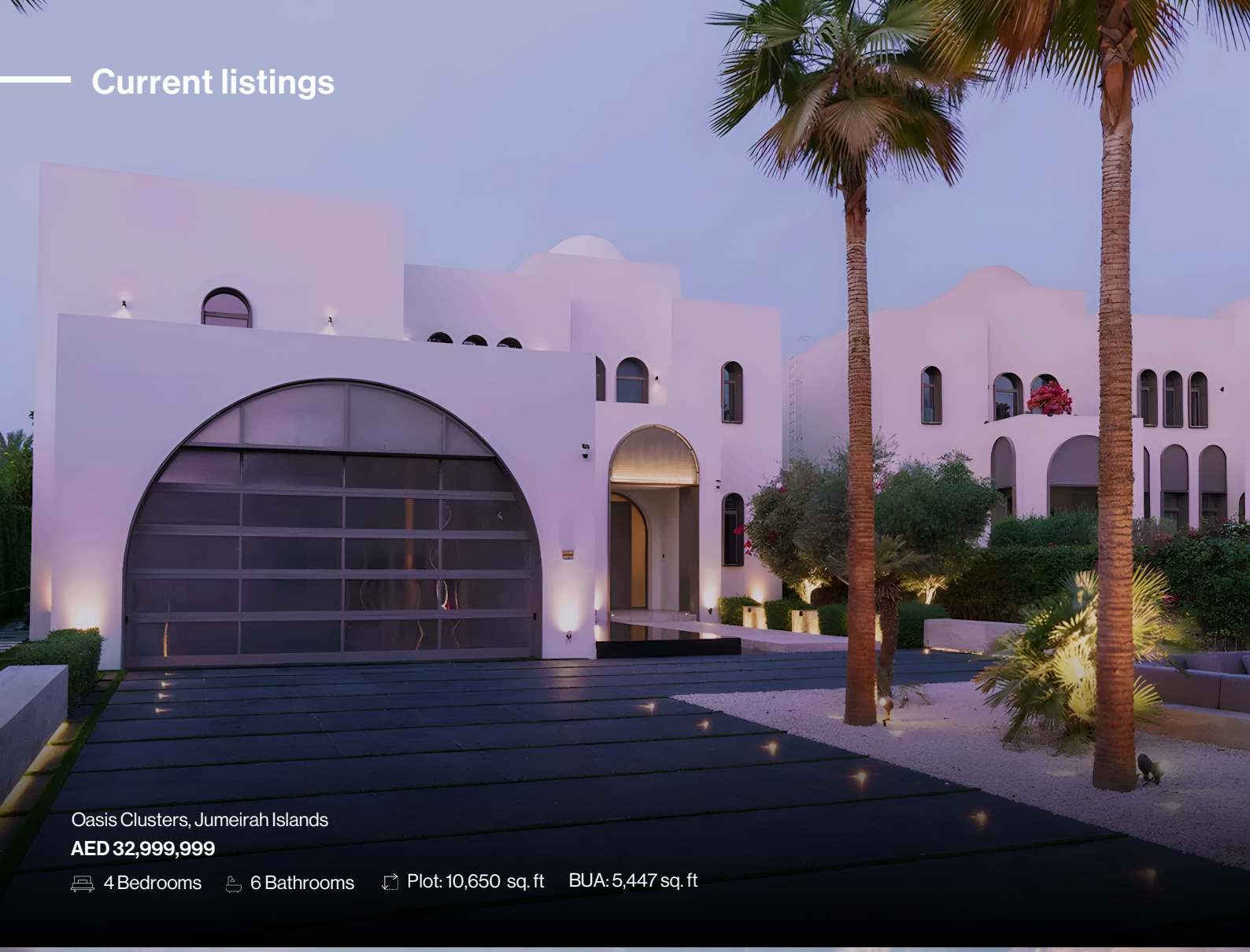
Viewings booked

115

Active buyers

23

Current listings



Oasis Clusters, Jumeirah Islands

AED 32,999,999

4 Bedrooms | 6 Bathrooms | Plot: 10,650 sq. ft | BUA: 5,447 sq. ft

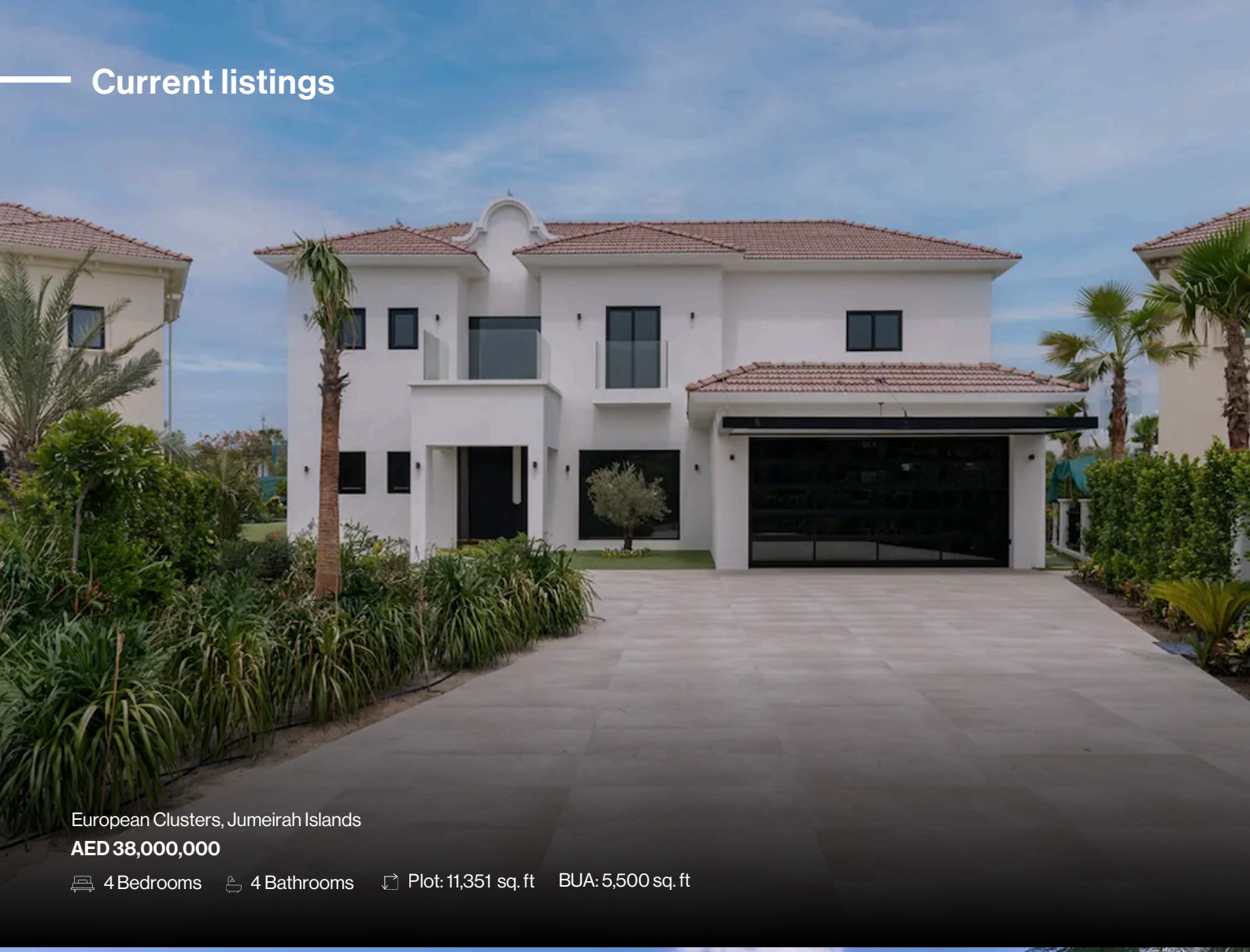


European Clusters, Jumeirah Islands

AED 39,999,950

5 Bedrooms | 6 Bathrooms | Plot: 10,644 sq. ft | BUA: 5,900 sq. ft

Current listings



European Clusters, Jumeirah Islands

AED 38,000,000

4 Bedrooms | 4 Bathrooms | Plot: 11,351 sq. ft | BUA: 5,500 sq. ft



Oasis Clusters, Jumeirah Islands

AED 49,950,000

5 Bedrooms | 6 Bathrooms | Plot: 12,054 sq. ft | BUA: 6,200 sq. ft

What's sold in your cluster?

Date	Unit	Type	Size	Bed	Price per sq. ft	Price (AED)
2 Feb 2026	Cluster 12	Villa	6,479 sq. ft	5 bed	Đ 10,032 per sq. ft	Đ 65,000,000
2 Feb 2026	Cluster 10	Villa	5,177 sq. ft	4 bed	Đ 5,331 per sq. ft	Đ 27,600,000
11 Feb 2026	Cluster 38	Villa	5,284 sq. ft	4 bed	Đ 5,536 per sq. ft	Đ 29,250,000
12 Feb 2026	Cluster 28	Villa	5,317 sq. ft	4 bed	Đ 4,326 per sq. ft	Đ 23,000,000
12 Feb 2026	Cluster 17	Villa	5,338 sq. ft	4 bed	Đ 6,276 per sq. ft	Đ 33,500,000
16 Feb 2026	Cluster 8	Land	-	-	-	Đ 1,510,000
17 Feb 2026	Cluster 27	Villa	5,338 sq. ft	4 bed	Đ 6,369 per sq. ft	Đ 34,000,000
17 Feb 2026	Cluster 26	Villa	5,305 sq. ft	4 bed	Đ 3,827 per sq. ft	Đ 20,300,000
17 Feb 2026	Cluster 9	Land	-	-	-	Đ 2,150,000
20 Feb 2026	Cluster 12	Villa	5,338 sq. ft	4 bed	Đ 4,356 per sq. ft	Đ 23,250,000
23 Feb 2026	Jumeirah Islands Townhouses	Townhouse	3,630 sq. ft	4 bed	Đ 1,777 per sq. ft	Đ 6,450,000



What's rented in your cluster?

Date	Unit	Type	Size	Bed	Price per sq. ft	Rent Price (AED)
2 Feb 2026	Cluster 22	Villa	6,501 sq. ft	5 bed	Đ 123 per sq. ft	Đ 800,000
7 Feb 2026	Cluster 35	Villa	5,176 sq. ft	4 bed	Đ 682 per sq. ft	Đ 1,750,000
10 Feb 2026	Cluster 20	Villa	5,285 sq. ft	4 bed	Đ 161 per sq. ft	Đ 850,000
11 Feb 2026	Cluster 36	Villa	5,285 sq. ft	4 bed	Đ 147 per sq. ft	Đ 775,000
15 Feb 2026	Cluster 22	Villa	5,101 sq. ft	4 bed	Đ 88 per sq. ft	Đ 450,000
16 Feb 2026	Jumeirah Islands Townhouses	Townhouse	3,631 sq. ft	4 bed	Đ 69 per sq. ft	Đ 252,000
20 Feb 2026	Cluster 24	Villa	5,285 sq. ft	4 bed	Đ 246 per sq. ft	Đ 1,300,000



Meet your **Jumeirah Islands** Specialists

Jamal Tuzgani is a Partner at Allsopp & Allsopp and a true legacy agent, having spent his entire career in Dubai with the company. He is a specialist in Jumeirah Islands, where his in-depth market knowledge and expert negotiation skills have earned him a strong reputation among buyers and sellers alike.

Known for his professionalism, reliability, and client-focused approach, Jamal ensures every transaction runs smoothly, delivering exceptional results and maximum value. His long-standing experience and commitment to the community make him a trusted advisor for luxury villa buyers and investors looking to secure the perfect property in one of Dubai's most prestigious neighbourhoods.



Jamal Tuzgani

PARTNER

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Roberto Pérez is the Associate Director at Allsopp & Allsopp, with over 17 years' experience in Dubai's luxury property market. Specialising in Jumeirah Islands, he has successfully closed more than 350 villa transactions and is recognised as a trusted advisor for both buyers and sellers.

Known for his integrity, diligence, and client-focused approach, Roberto ensures sellers achieve maximum value while helping buyers find properties that suit their lifestyle. His expertise, combined with Allsopp & Allsopp's market insights, allows clients to make informed decisions with confidence.

Roberto's commitment to professionalism and long-term relationships makes every transaction seamless and rewarding.

Roberto Pérez

ASSOCIATE DIRECTOR

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