Section 3 of the guide:

What property costs in DAMAC Lagoons

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Figure	Amount	Source
Townhouses on the resale market, Q3 2026	About AED 1,144 per sq ft on average	Metropolitan, Q3 2026 report
All property types, transactions over the past year	About AED 1,721 per sq ft on average	Property Finder, from Dubai Land Department data (3,100 transactions)
Off-plan studios at Lagoon Views, October 2026	About AED 1,760 to 1,930 per sq ft	Property Finder, from Dubai Land Department data

Why do the numbers differ? Large townhouses cost less per sq ft, and small off-plan apartments cost more. The overall average mixes the two. So compare studios with studios, and houses with houses.

The example from a project I work with, Sorrento: according to the developer, studios start at AED 680,000 and one-bedroom apartments at AED 1.26 million. You pay 50% over about three years and 50% when you get the keys, in Q4 2029 according to the developer (the Dubai Land Department lists 31.01.2030). The apartments in the project are under AED 2 million, so one apartment is not enough for a Golden Visa.

The full guide on the site: u810properties.com/en-guide-area-damac-lagoons

Want to find out whether DAMAC Lagoons is right for you?

Message me on WhatsApp and tell me your budget, whether you are buying in cash or with financing, and when you want to get the keys.

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