

UAE MARKET RESILIENCE

Every market is driven by several unique macro and micro economic factors, so it's never appropriate to compare. The global economy is going through a shift and also on verge of the periodic reboot. As far as UAE is concerned, three factors standout amongst many others, leadership, infrastructure spending and agility of the government.

OUTLOOK FOR THE REST OF 2026

Location, design and quality have always been the key factors that drive the value of any real estate. Ready real estate should perform reasonably better depending on location and asset class. One should expect increased transactions from end users, specially those who had the willingness to acquire their asset but felt outpriced. The marginal investors driven by speculation and sentiments will diminish while real customers will have great options to choose from.

SUPPLY CHAIN, GEOPOLITICAL RISKS

In off plan property development, the core of the business is revenue realisation, cash flow management, cost control, supply chain performance and construction management. When the increased transactions push the volume of projects northwards, the delivery infrastructure is bound to be outpaced. The price of material is impacted by shortage and freight cost both. The delivery of material is key to project delivery else money, manpower and machinery will be sitting idle. I believe equilibrium between capital and capacity is extremely important and not just demand.

UAE A SAFE HAVEN MARKET

The beauty about real estate industry is that fluctuations of economic cycle cannot erase the value of what is already delivered. And what I mean by value is not just of assets, but also the tangible socio-economic value established. The population surge driving the industry is powered by relocation, and the relocation is driven by increased economic activities and delivery of better life quality. The population of the UAE is not dormant but active economic participant through employment or business. So, the more it increases, the more the economy will grow. Barring some short-term challenges across global economies, long term outlook of the UAE shall remain super strong.

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