



مركز الإحصاء  
STATISTICS CENTRE

## Building Completion Statistics

2015  
First Quarter

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## Introduction

The Statistics Centre - Abu Dhabi (SCAD) is pleased to present the Building Completions publication for the first quarter of 2015 for the three regions of the Emirate of Abu Dhabi. The publication, which includes data gathered from the Abu Dhabi administrative records, provides analysis on the total number of completed buildings by region. In addition, it includes statistics of completed buildings by building type, building use and building area and cost.

The last section of the publication contains technical notes and definitions on building completions. Statistics in this publication have been compiled using administrative data collected from the Municipalities of the Emirate of Abu Dhabi.

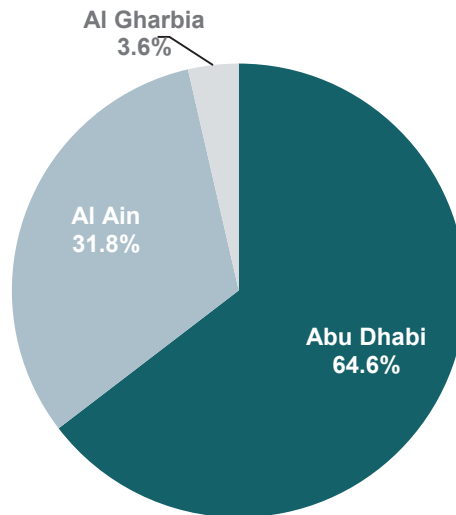
## Key Points

- The number of buildings completed (new and additions) in the Emirate of Abu Dhabi during the first quarter of 2015 totaled **975** buildings.
- The number of new buildings completed in the Emirate of Abu Dhabi during the first quarter of 2015 totaled **847** buildings.
- The number of residential buildings completed in the Emirate of Abu Dhabi during the first quarter of 2015 totaled **835** buildings.
- The number of residential units completed in the Emirate of Abu Dhabi during the first quarter of 2015 totaled **1,878** units.
- The average construction cost per square metre in the Emirate of Abu Dhabi for buildings completed during the first quarter of 2015 amounted to AED **2,936**.

## Distribution of Building Completions by Region

The number of buildings completed in the Emirate of Abu Dhabi during the first quarter of 2015 was 975, of which 64.6% was in the Abu Dhabi region. At the same time, buildings completed in the Al Ain and Al Gharbia regions contributed 31.8% and 3.6% of the total.

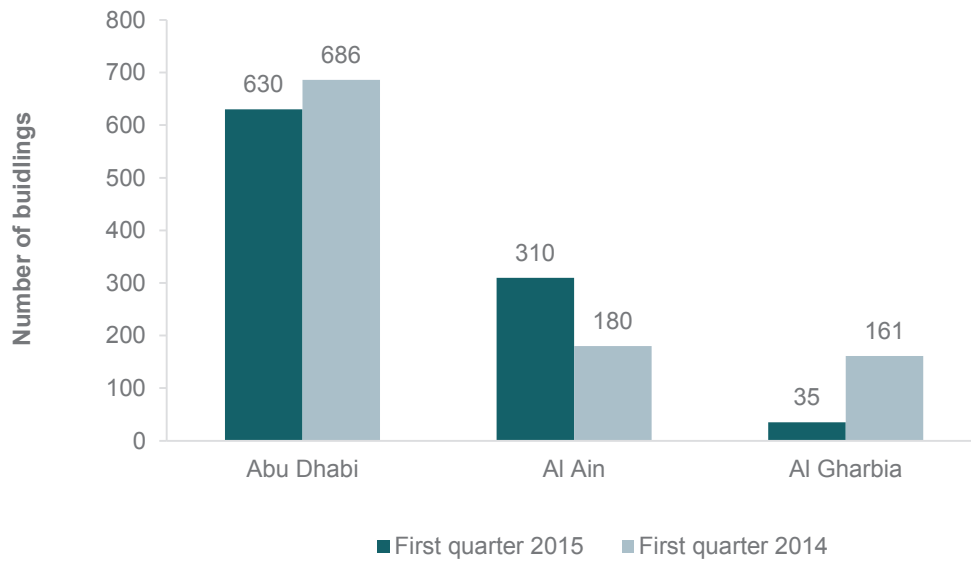
**Figure 1: Distribution of building completions by region, first quarter 2015**



Source: Statistics Centre - Abu Dhabi

The number of buildings completed in the Abu Dhabi region during the first quarter of 2015 equaled 630 buildings. The number of buildings completed in the Al Ain region during the same period totaled 310 buildings. In the Al Gharbia region, the number of buildings completed has declined to 35 compared with 161 during the same period in 2014, as shown in Figure (2).

**Figure 2 : Building completions by region, first quarter of 2015 and first quarter of 2014**



Source: Statistics Centre - Abu Dhabi

### Distribution of Building Completions by Region and Type

The number of new buildings completed in the Emirate of Abu Dhabi during the first quarter of 2015 totaled 847, while the number of additions i.e. adding a building on the same piece of land or adding a unit to an existing building totaled 128 additions.

**Table 1: Building completions by region and type, first quarter of 2015 and first quarter of 2014**

Region	Type	Q1 2015	Q1 2014
Abu Dhabi	New building	502	524
	Addition	128	162
Al Ain	New building	310	177
	Addition	0	3
Al Gharbia	New building	35	159
	Addition	0	2
Abu Dhabi Emirate	<b>New building</b>	<b>847</b>	<b>860</b>
	<b>Addition</b>	<b>128</b>	<b>167</b>
<b>Total</b>		<b>975</b>	<b>1,027</b>

Source: Statistics Centre - Abu Dhabi

### Distribution of Building Completions by Type of Use and Region

The results from an analysis of administrative data shows that 85.6% of the buildings completed in the Emirate of Abu Dhabi during the first quarter of 2015 were in the residential category. Industrial and public facilities buildings accounted for 5.0% and 3.9% respectively.

**Table 2: Building completions by type of use and region, first quarter of 2015**

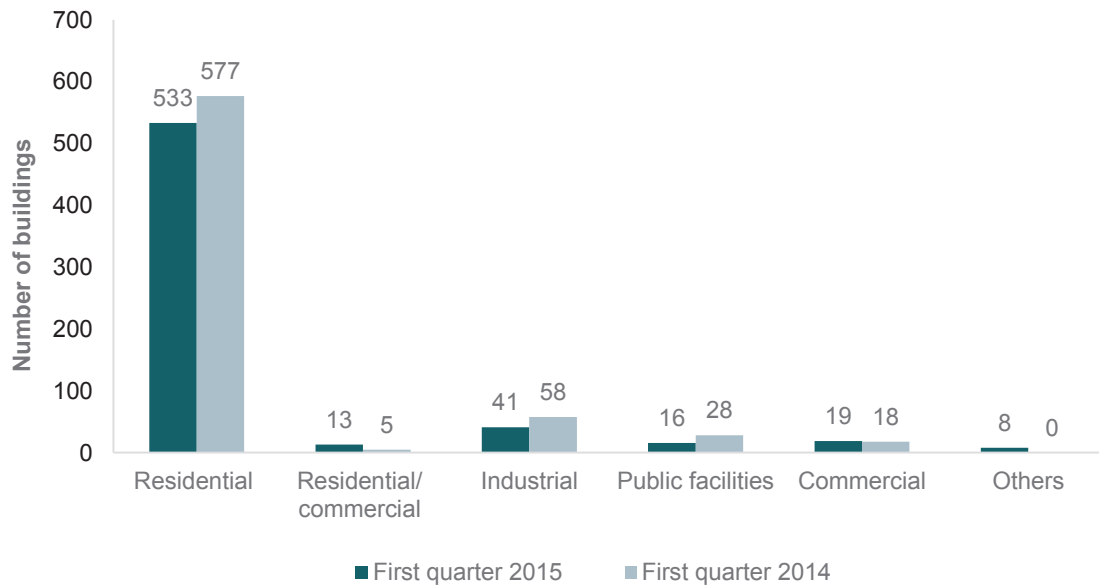
Type of building	Abu Dhabi	Al Ain	Al Gharbia	Total
Residential	533	278	24	835
Residential/ Commercial	13	1	0	14
Industrial	41	3	5	49
Public facilities	16	17	5	38
Commercial	19	10	1	30
Others	8	1	0	9
<b>Total</b>	<b>630</b>	<b>310</b>	<b>35</b>	<b>975</b>

Source: Statistics Centre - Abu Dhabi

As shown in Figure (3), the majority of buildings completed in the Abu Dhabi region during the first quarter of 2015 were residential, equaling 533 buildings, while 41 industrial, 19 Commercial and 16 public facilities buildings were completed over this period.



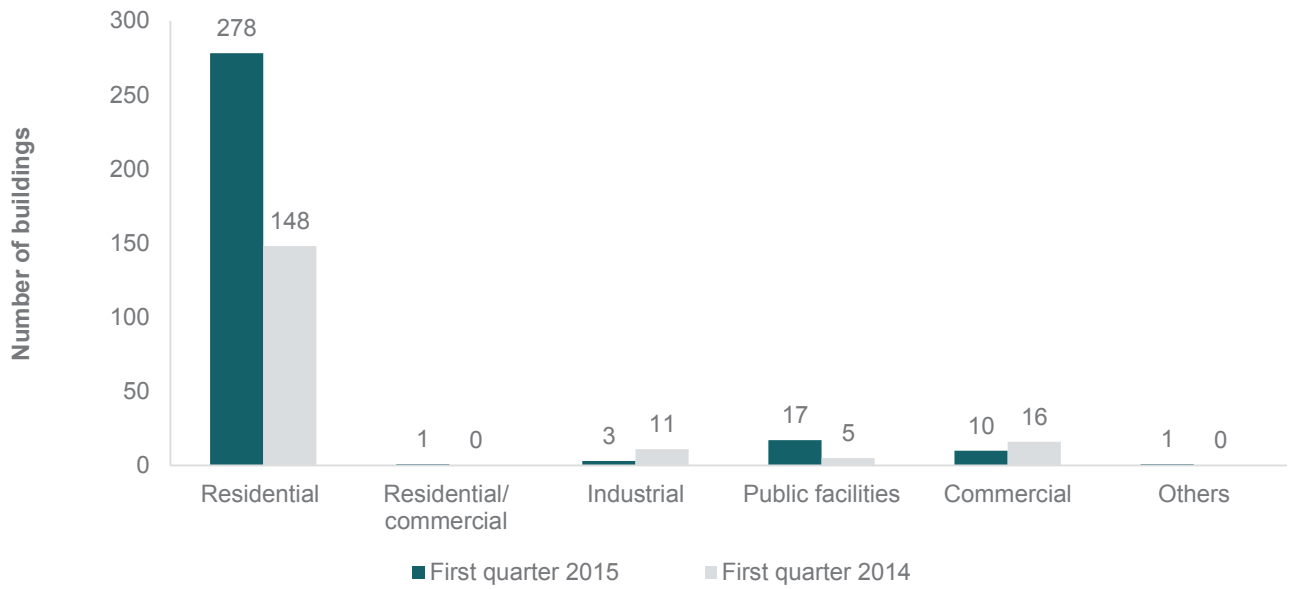
**Figure 3: Building completions by type of use, Abu Dhabi region, first quarter of 2015 and first quarter of 2014**



Source: Statistics Centre - Abu Dhabi

The number of residential buildings completed in the Al Ain region in the first quarter of 2015 equaled 278, while 17 public facilities and 10 commercial buildings were completed, as shown in Figure (4).

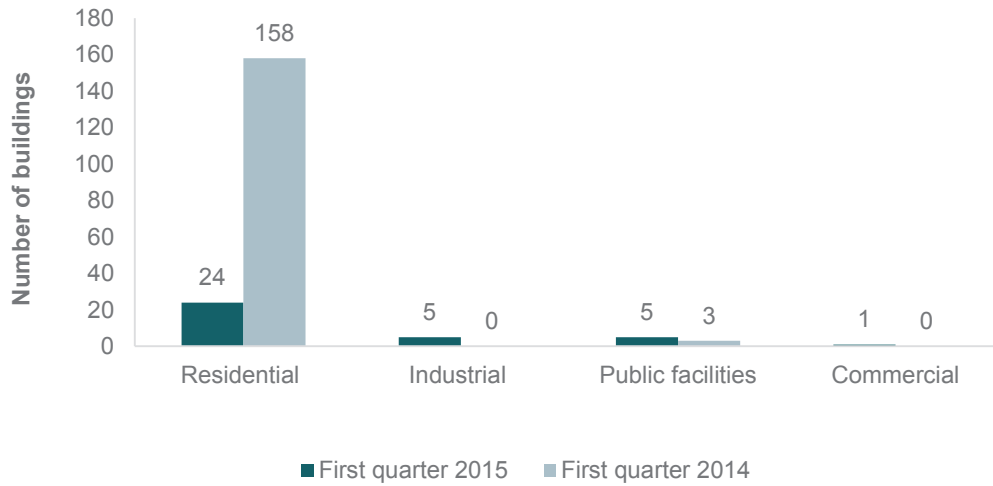
**Figure 4: Building completions by type of use, Al Ain region, first quarter of 2015 and first quarter of 2014**



Source: Statistics Centre - Abu Dhabi

In the Al Gharbia region, the number of residential units completed in the first quarter of 2015 declined to 24 compared with 158 in the first quarter of 2014, as shown in Figure (5).

**Figure 5: Building completions by type of use, Al Gharbia region, first quarter of 2015 and first quarter of 2014**

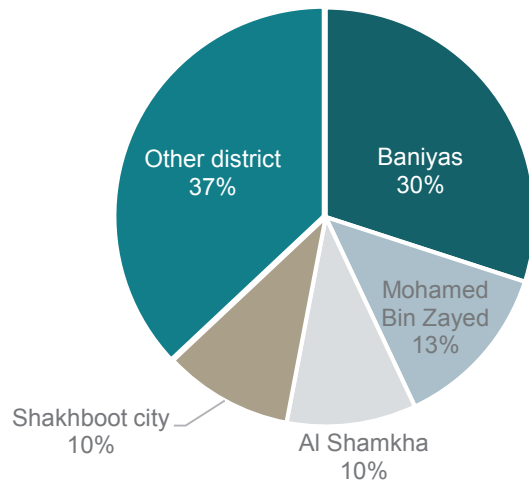


Source: Statistics Centre - Abu Dhabi

### Distribution of Building Completions by District and Region

As shown in figure (6), 30% of the total number of buildings completed in the Abu Dhabi region centralize in the Bani Yas area and 13% in MBZ while Al Shamkha and Shakhbout city both contributed 10% respectively. The rest of the areas contributed 37% of the total number of buildings completed.

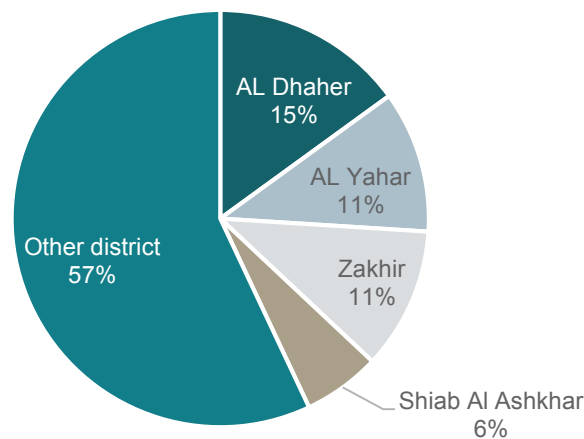
**Figure 6: Building completions by district and region, Abu Dhabi region, first quarter of 2015**



Source: Statistics Centre - Abu Dhabi

In the Al Ain region, the highest percentage of the total number of buildings completed was in AL Dhaher with 15%, while AL Yahar, and Zakhir accounted for 11% and Shiab Al Ashkhar 6%, as shown in figure (7)

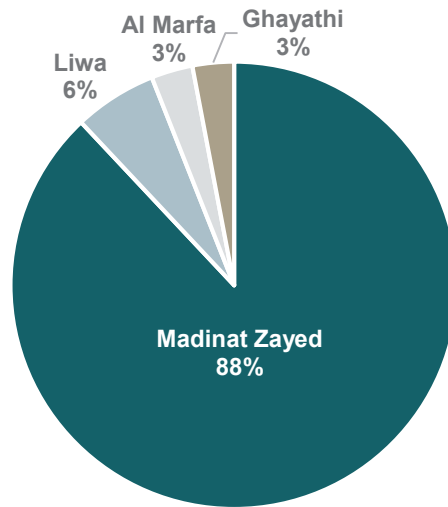
**Figure 7: Building completions by district and region, Al Ain region, first quarter of 2015**



Source: Statistics Centre - Abu Dhabi

In the Al Gharbia region, Madinat Zayed accounted for 88% of the total number of buildings completed in the first quarter of 2015. Liwa accounted for 6%, and Al Marfa and Ghayathi both 3%, as shown in figure (8).

**Figure 8: Building completions by district and region, Al Gharbia region, first quarter of 2015**

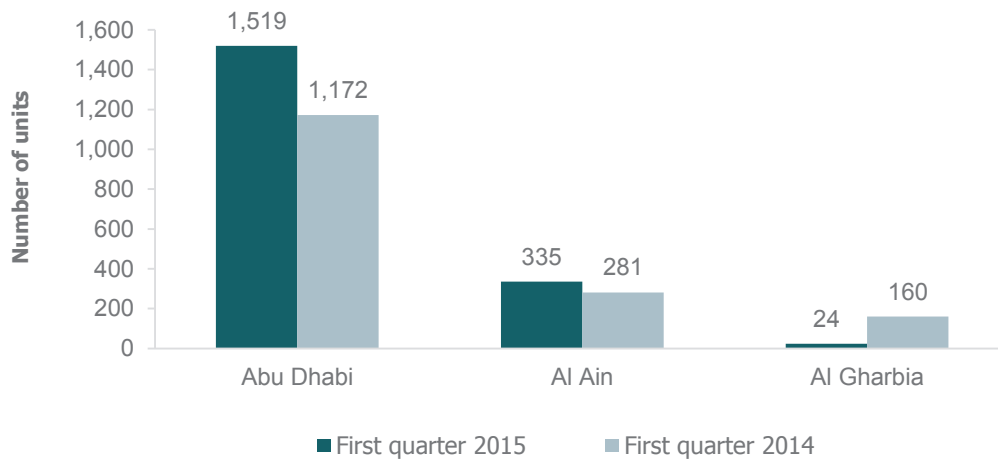


Source: Statistics Centre - Abu Dhabi

### **Distribution of Residential Units Completions by Region**

The number of residential units completed in the Abu Dhabi region during the first quarter of 2015 increased to 1,519 units. In the Al Ain region, the number of residential units completed during the first quarter of 2015 totaled 335 units. In the Al Gharbia region, the number of residential units completed decreased to 24 units during the first quarter of 2015, compared with 160 in the first quarter of 2014.

**Figure 9: Residential unit's completions by region, first quarter of 2015 and first quarter of 2014**



Source: Statistics Centre - Abu Dhabi

### Average Estimated Cost of Construction by Building Area

During the first quarter of 2015, the average estimated construction cost per square metre in the Emirate of Abu Dhabi ranged between AED 2,429 and AED 3,429 depending on the total built area, the interior finishes and type of use. The highest construction cost of AED 3,429 per square metre was for buildings with a construction area between 300 and 599 square metres. The lowest construction cost was AED 2,429 per square metre for buildings with a total construction area between 900 and 1200 square metres.

**Table 3: Average estimated cost per square metre by construction area and region, first quarter of 2015**

Construction area (m <sup>2</sup> )	Abu Dhabi	Al Ain	Al Gharbia	Abu Dhabi Emirate
Less than 300	3,261	3,385	0	3,323
300- 599	2,675	3,757	3,854	3,429
600- 899	2,994	2,781	2,657	2,811
900-1200	3,002	2,241	2,044	2,429
More than 1200	3,771	2,581	1,715	2,689

Source: Statistics Centre - Abu Dhabi

## Glossary

### Type of building

**New building:** new architectural structure built on an empty piece of land.

**Additions:** adding a building to a piece of land already containing one existing building, or extending an existing building.

### Type of use

**Residential:** residential buildings with different architectural forms and used for residential purposes.

**Industrial:** industrial buildings used to conduct industrial activity e.g. factories.

**Commercial:** buildings are used for commercial purposes e.g. stores, offices, groceries, markets and exhibitions... etc.

**Residential commercial:** buildings that consist of several floors and used for both commercial and residential purposes. Mostly, the ground floor consists of a commercial shop and other floors contain residential apartments (buildings and towers).

**Public facilities:** buildings owned by the government and used by the public e.g. a mosque, government educational centers, public parks... etc.).

**Agricultural buildings:** buildings and structures designed for farming and agricultural practices, including but not limited to: growing and harvesting of crops and raising livestock and animals.

**Other:** include buildings not classified in any of the above items.

**Number of residential units:** total number of units allocated for residential purpose within the building, regardless of the type of use, whether it is residential only, or residential and commercial.

**Land area:** is the total land area built on or a part thereof.

**Total built area:** is the actual land area that is already built on. In case of multi-story buildings, the area of all floors is also included.

**Number of buildings:** Total number of buildings on the land allocated for construction and included in the certificate of completion form.

**Estimated cost:** total expected amount to complete construction of the building until it is handed over.



## Technical Notes

### Scope of the work

This publication covers statistics related to the "certificate of completion" of the buildings registered—in different regions in the Emirate of Abu Dhabi, which are issued by Abu Dhabi, Al Ain and Al Gharbia Municipalities.

### Reference period

Data are collected from the municipalities in the Emirate of Abu Dhabi at the end of each calendar month for 2015.

### Data collection

The questionnaires are distributed to the municipalities, where it should be completed by the municipal representative of both the engineering office and the contractor, along with the certificate of building completion. Following this, the questionnaires are collected from Municipalities, audited by statistical specialists in the Statistics Centre – Abu Dhabi, coded and entered into a database program for the compilation process. The final stage includes data tabulation and extracting of the preliminary results for further analysis and release of the Building Completion Statistics publication.

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