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RAMCO: Sales Prices of Apartments under Construction in Beirut between \$2,088 and \$7,000 per SQM

In their latest publication, real estate advisers RAMCO, surveyed 346 buildings under construction across Municipal Beirut and revealed the average asking sales prices of apartments on the first floor in 71 neighborhoods in the capital. The average sales prices of apartments under construction in different neighborhoods of Beirut vary between \$2,088 and \$7,000 per square meter (SQM). There is no neighborhood in the capital that revealed prices below \$2,000 per SQM. The highest prices were registered at the seafront of the capital Beirut. From Ain el Mreisseh to Ramlet el Baida, average prices vary between \$4,583 and \$6,925 per SQM. In the Beirut Central District (BCD), averages on the first floor vary between \$6,000 and \$7,000 SQM. RAMCO notes that prices in the BCD have dropped over the past 12 months and fell compared to last year since there are no projects currently under construction around the Bay of St. Georges. The highest averages are located in the area of Foch-Allenby, which enjoys views of the Port of Beirut. The lowest prices were found in the central neighborhoods of Beirut, between Bachoura and Tarik el Jdideh, and vary between \$2,088 and \$2,400 per SQM.

Average Prices on the First Floor in Projects under Construction in Selected Beirut Neighborhoods

Neighborhood	Price per SQM
Foch / Allenby	\$7,000
Minet el Hosn	\$6,914
Serail	\$6,250
Rizk Tower	\$6,000
Sursock	\$5,250
Saifi	\$5,000
Ain el Tineh	\$4,888
Verdun	\$4,731
Hamra	\$4,308
Monnot	\$4,200
Gemmayze	\$4,192
Mar Mikhael	\$4,059
Sioufi	\$3,456
Badaro	\$3,314
Zokak el Blatt	\$3,245
Mar Elias	\$2,939
Barbir	\$2,525
Fassouh	\$2,913
Barbour	\$2,346
Noueiri	\$2,088