



# UNITED ARAB EMIRATES

## INTRODUCTION

The built environment plays a crucial role in the UAE's sustainability journey, with buildings accounting for a significant share of energy consumption and emissions. As the UAE accelerates towards its Net Zero 2050 goals, green building practices have become a fundamental part of its strategy, integrating energy efficiency, water conservation, and sustainable materials into construction and urban development. **This market brief explores the UAE's progress and trends in sustainable buildings, highlighting key policies, initiatives, and certification systems shaping the future of the industry. Data included is true as of end of December 2024.**

The energy crisis of the 1970s accelerated the development of renewable energy sources, such as solar, geothermal, and wind, as well as more energy-efficient buildings. By the 1980s, the idea of "sustainable development" gained traction, with several developed nations adopting energy-saving building systems.

### 2006

Establishment of the EmiratesGBC

### 79%

Estimated decrease in emissions in the UAE building sector by 2035

The green building movement emerged in response to growing concerns about the environmental impact of human activities, particularly the high energy and water consumption, GHG emissions, and waste generation of buildings.

Today, building operations account for 30% of global energy consumption and 26% of energy-related emissions. The concept of sustainable development - defined by the United Nations as meeting present needs without compromising future generations - has guided green building practices worldwide [1].

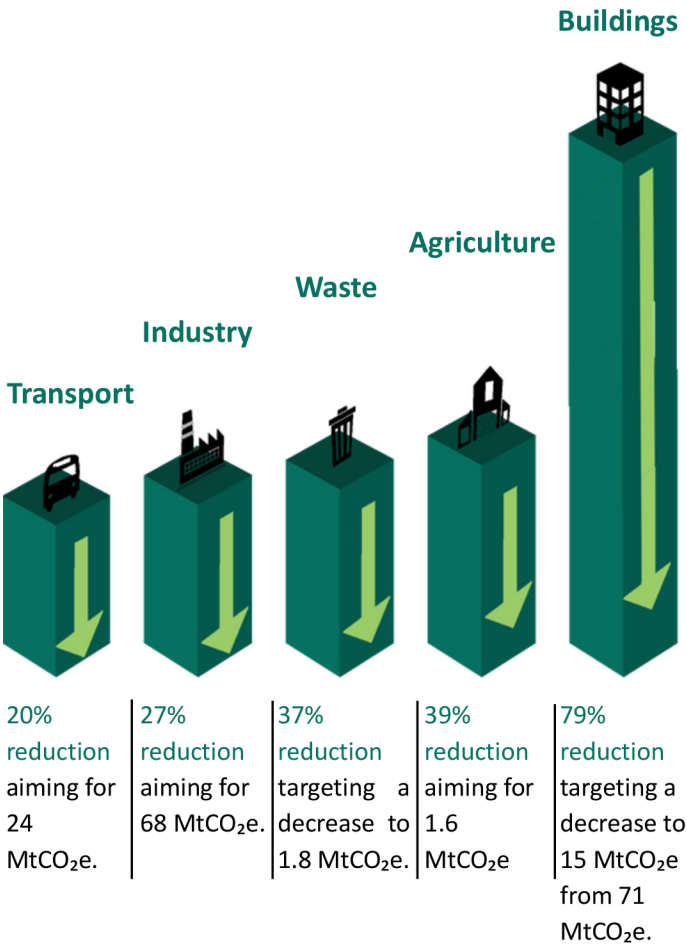
For sustainable buildings, a significant milestone came in 1990 when the United Kingdom introduced BREEAM, the world's first green building standard. This was followed in 1993 by the creation of the U.S. Green Building Council and its widely recognized LEED (Leadership in Energy and Environmental Design) rating system, which set the benchmark for green building practices [2].

**BREEAM was the first green building rating system created!**

As for the United Arab Emirates (UAE), it has positioned itself as a global leader in sustainable development, driven by ambitious climate goals and groundbreaking initiatives outlined in the UAE's Third Nationally Determined Contribution (NDC 3.0) and the updated Energy Strategy 2050 [3]. The UAE's commitments include a 42-45% reduction in energy consumption by 2050 and a significant cut in greenhouse gas emissions across sectors, with a remarkable 79% reduction target for buildings by 2035. Clean energy also plays a pivotal role in this transformation, with plans to achieve 50% clean energy in the mix by 2050 and scale renewable energy capacity from 3.7 GW to 19.8 GW by 2030. Additionally, retrofit programs and innovative technologies are vital to these targets, enabling energy and water efficiency while advancing carbon capture and storage efforts like Al Reyadah project.

To support these ambitious targets, the UAE is also driving a significant investment in sustainable development, with major financial commitments aimed at accelerating the transition to a greener economy [4].

As of COP28, the Central Bank of the UAE is investing AED 1 trillion in sustainable finance by 2030!



1.1. Sector-Specific Emissions Reductions UAE target by 2035.

Each emirate is implementing tailored sustainability initiatives while aligning with the UAE's national targets. Regional efforts, such as Abu Dhabi's Climate Change Strategy and Dubai's Green Building Regulations, reflect a unified vision for a sustainable built environment. From mangrove restoration to smart energy management systems and sustainability-linked finance, the UAE continues to lead with forward-thinking strategies and international collaborations [5].

Recognizing the importance of structured sustainability efforts, the Emirates Green Building Council (EmiratesGBC) was established in 2006 and became a full member of the World Green Building Council by September of the same year. In 2010 the UAE Cabinet approved national Green Building and Sustainable Building standards with implementation beginning in government buildings in 2011. These efforts, combined with the country's urbanization and extreme climate conditions have made sustainable construction essential in reducing environmental impact and enhancing quality of life [6].

51%  
Projected decrease in energy demand of UAE building sector by 2025

EmiratesGBC Membership

EmiratesGBC Members	
Corporate Members	139
Individual Members	55

Accredited Professionals	
LEED Accredited Professionals [2]	2,289
LEED AP (with & without specialty)	783
LEED Fellow	0
LEED Green Associate	1,003
LEED Homes Green Rater	13
Pearl Qualified Professionals (PQPs)	2,611
Buildings PQPs	1,997
Communities PQPs	614
WELL Accredited Professionals [3]	95
BREEAM [4]	12
Accessors	5
APS	7
RSB Certified Energy Auditors (Companies)[5]	10
EmiratesGBC Building Retrofit Specialists	23

LOCAL AND GLOBAL GREEN BUILDING REGULATIONS:

Green Building Certifications are typically designed with a combination of required strategies (known as prerequisites) to attain minimum certification level - as well as a range of optional strategies, some of which are more challenging than others.

To qualify, project teams must first meet the prerequisites before selecting additional strategies to pursue. Points are awarded for each completed strategy, and the total points determine the level of certification achieved [7].

While early certification programs primarily concentrated on environmental sustainability and structural design, there has been a shift in recent years to include strategies addressing human health and social equity. Additionally, specialized certification systems focusing on health and wellness, such as the WELL Building Standard [8].

In UAE, national certifications are typically regulated at the emirate level, reflecting local environmental goals and building regulations.

**This report highlights the following local systems:**

- The Pearl Rating System of Estidama - Abu Dhabi
- Saafat, Dubai Green Building Regulations and Specifications (DGBRs) - Dubai
- Trakhees Green Building Regulations - Dubai
- Barjeel Green Building Regulation - Ras Al Khaimah
- National Green Building Guideline

Global certifications are internationally recognized and reflect best practices originating from their respective countries. These systems have been widely adopted across the UAE and the world, complementing the national frameworks.

**The global certifications covered in this report are as follows:**

- Leadership in Energy and Environmental Design (LEED) - USA
- WELL Building Standard (WELL) - USA
- Green Globe - USA
- Green Key - Denmark
- Building Research Establishment Environmental Assessment Method (BREEAM) - UK
- UL Spire
- EDGE

**Local Green Building Certifications:**

**Abu Dhabi: The Pearl Rating System of Estidama**

The Pearl Rating System (PRS) of Estidama is a cornerstone of Abu Dhabi’s sustainability efforts, developed under the Estidama program. Introduced in 2010 by the Abu Dhabi Urban Planning Council (UPC), the PRS is a comprehensive green building framework tailored specifically to the region's unique environmental, cultural, and economic conditions [9]. The PRS evaluates buildings based on four distinct categories: Pearl Community (PCRS), Pearl Building (PBRs), Pearl Villa, and Pearl Operational Rating. Projects earn between one and five "pearls" based on their adherence to sustainability criteria, which include energy efficiency, water conservation, waste management, and the use of sustainable materials. Government-funded projects in Abu Dhabi are mandated to achieve at least a 2 Pearl rating, ensuring that public developments set an example for sustainability in the region [10].

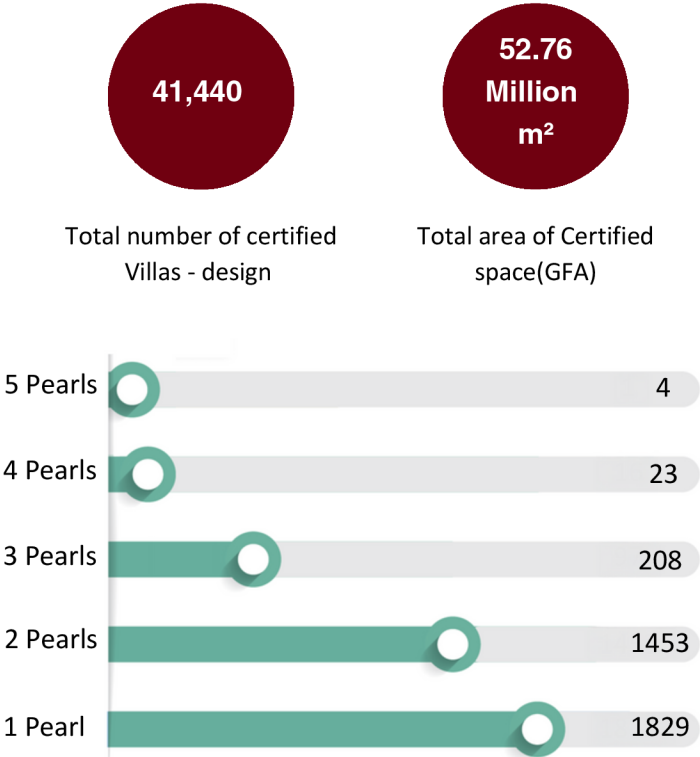
**Estidama literally means  
“Sustainability” in Arabic!**

4,011

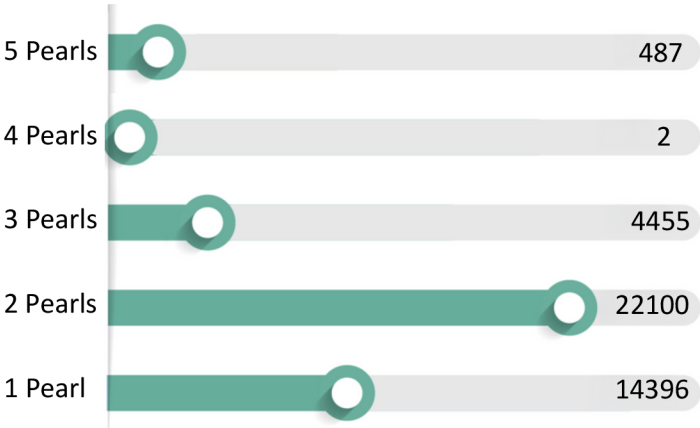
Total number of  
certified projects

3,517

Total number of certified  
Buildings- design






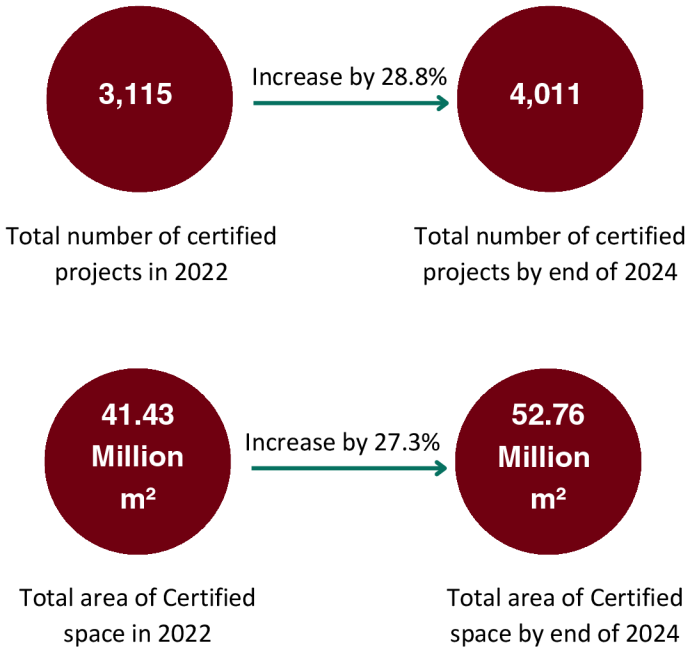
Distribution of the certified Buildings - design (by pearl rating)



Distribution of the certified Villas – design (by pearl rating)

In terms of savings as per the Department of Energy’s Demand Side Management (DSM) program:  
Estidama Achieved Savings by 2023 (Cumulative):

- Electricity Saved: Over 10,000 GWh. 
- Potable Water Saved: 70 million m3. 
- Avoided emissions: Over 4.8 million tonnes of CO2 equivalent. 



Comparison to 2022 Market brief.

### Dubai: Sa’fat, Dubai Green Building Regulations and Specifications (DGBRs)

The Al Sa’fat Green Building Rating System, launched in 2016 by Dubai Municipality, is a pivotal initiative aimed at improving the sustainability and energy efficiency of buildings in Dubai. "Sa’fat" translates to "palm fronds" in Arabic, symbolizing the region’s cultural heritage and its historic reliance on palm trees for shelter and resources. The rating system is part of Dubai's Integrated Energy Strategy 2030, which seeks to reduce energy demand by 30% and achieve the goals of the Dubai Clean Energy Strategy 2050 [11].

“Sa’fat” translates to “palm fronds” in Arabic!

Al Sa’fat categorizes buildings into three certification levels: Platinum, Gold, and Silver, with Silver being the minimum requirement for all new buildings in Dubai. The system evaluates buildings based on criteria such as energy efficiency, water conservation, indoor environmental quality, materials, and waste management. All new construction projects in Dubai must comply with the Silver certification level, ensuring sustainable practices.



This initiative plays a critical role in reducing the carbon footprint of one of the fastest-growing cities in the world [12].

Complying with Al Sa’afat is a legal requirement for ALL new construction in Dubai!

Category	Number of Permits
Total Permits for All Buildings	6,222
Private Villas	3,141
Investment Villas	2,423
Industrial Buildings	134
General Buildings	241
[Unspecified Category]	283
Total Area of Certified Space	4,808,580 m²

Table 1. Total number of permits issued under Safat

Dubai: Trakhees Green Building Regulations:

The PCFC Trakhees Green Building Regulations serve as the sustainability framework for developments within Ports, Customs, and Free Zone Corporation (PCFC) jurisdictions, including Jafza (Jebel Ali Free Zone), Nakheel projects, and Dubai Maritime City. Introduced in 2007 and enforced in 2008, these regulations set energy efficiency, water conservation, and environmental performance standards for buildings, aligning with Dubai’s vision for a greener future [13].

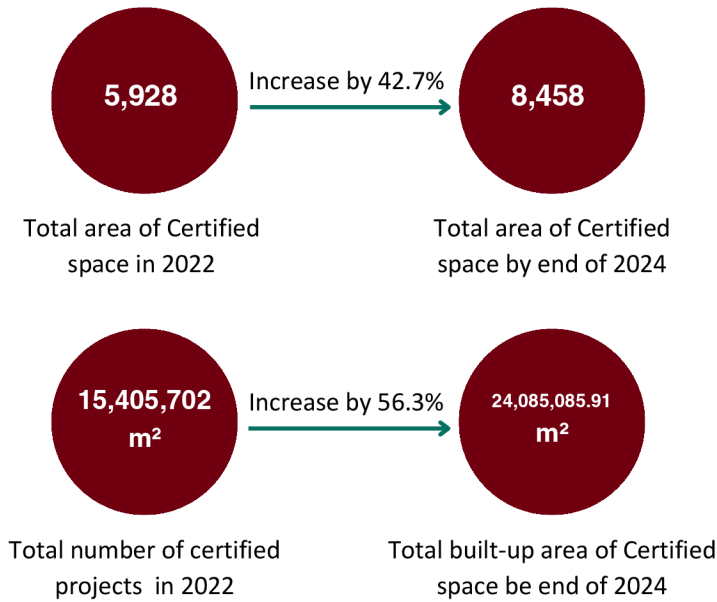
Trakhees mandates a green building certification process based on a four-tier rating system, similar to international standards like LEED but tailored for Dubai’s climate and economic landscape [14]. Compliance with Trakhees regulations is mandatory for all new projects within PCFC-controlled areas. The system supports Dubai’s Carbon Abatement Strategy 2030 and contributes to the UAE Net Zero by 2050 initiative by reducing carbon footprints in industrial, commercial, and residential developments [15].

Trakhees was Dubai’s first mandatory green building code!

		BUA (m2 )
Industrial (warehouse with & without office & factory)	840	5,683,814.44
Residential Building	466	9,519,909.79
Hotel/Hotel apartments	52	2,752,486.14
Mixed	34	1,351,377.38
Commercial office	36	179,572.01
Mosque	19	22,809.45
Shopping mall /Community Centre /retails	40	1,887,752.94
School	12	155,815.12
Villas & Townhouses	6871	1,895,990.98
Misc	88	635,557.66
Total BUA area		
Trakhees Certificate since 2014	93	2,847,133.73
LEED within TRK Jurisdiction	76	1,006,838

Table 2. List of completed projects following green Building regulations.

Comparison to 2022 Market brief.

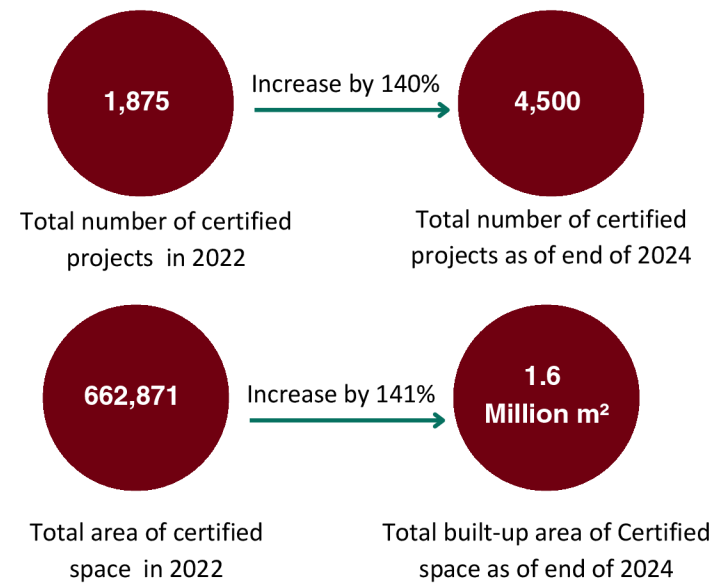


Ras Al Khaimah: Barjeel Green Building Regulations

Barjeel is the green building regulation of Ras Al Khaimah (RAK), UAE, introduced in 2019 as part of the Emirate’s Energy Efficiency and Renewable Energy Strategy 2040. This sustainability framework is aimed at promoting energy-efficient and environmentally-friendly construction practices. It focuses on the conservation of energy and water resources, the implementation of renewable energy sources, and the promotion of sustainable building materials while encouraging waste reduction. Additionally, it emphasizes enhancing occupants' comfort and well-being through improvements in indoor air quality, lighting, and thermal comfort [16]. The system does not follow a point-based or tiered structure like other certifications but sets out mandatory and voluntary sustainability requirements for new developments and major renovations. Buildings that meet Barjeel standards can benefit from up to 30% energy savings, contributing to both reduced operational costs and a healthier, more sustainable living environment [17].

Barjeel is Ras Al Khaimah’s first green building certification system!

Barjeel	Data
Certified Projects (buildings and villas)	over 4,500 buildings
Certified Space	over 1.6 million m2
Retrofitted Buildings	over 340 buildings
Retrofitted Villas	Over 100 villas (part of a hotel project) Over 200 homes (Manzily Energy Advice Service)
Total energy & water savings	over 70 GWh & 600,000 m3
Total energy & water savings (Retrofits)	over 30 GWh & 85,000 m3



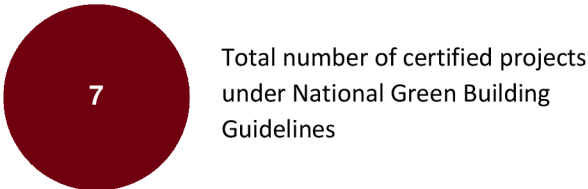
Comparison to 2022 Market brief.

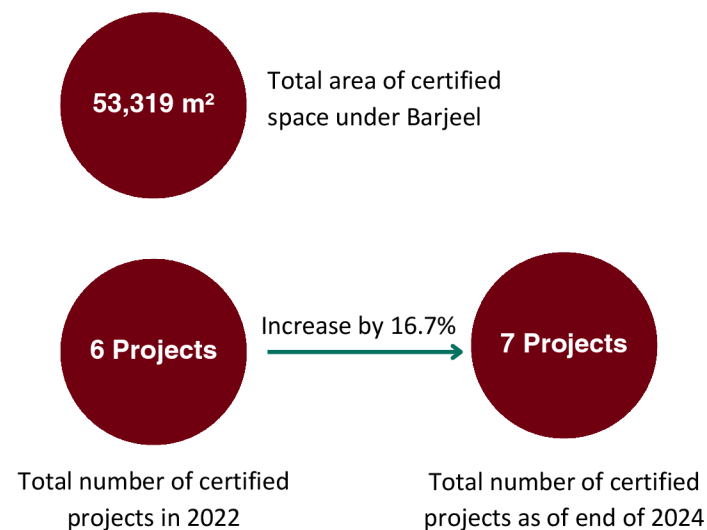
National Green Building Guidelines

The National Green Building Guidelines is the sustainability guidelines made by the Ministry of Energy and Infrastructure designed to enhance sustainable building practices across the nation. This program aligns with the National Demand-side Management Program and the National Green Building Regulation, aiming to reduce energy and water consumption, improve indoor air quality, and promote the use of sustainable building materials [18].

By setting specific standards for building classification, the program seeks to minimize the carbon footprint of commercial buildings, contributing significantly to the UAE's net-zero emissions target by 2050. To support this initiative, Ministry of Energy and Infrastructure (MoEI) has partnered with key stakeholders, including First Abu Dhabi Bank and Aldar Properties, to explore green finance solutions and implement energy-efficient technologies in the built environment [19].

MoEI has signed 4 MoUs to support the National Green Building Certificate! [20]





Comparison to 2022 Market brief.

## GLOBAL GREEN BUILDING CERTIFICATIONS:

### UL SPIRE Smart Building Rating Program

The UL SPIRE Smart Building Rating System, developed in 2020 by UL Solutions in partnership with the Telecommunications Industry Association (TIA), is a cutting-edge certification that evaluates and certifies smart building performance. It was designed to assess a building's intelligence, connectivity, and sustainability, ensuring it meets the evolving needs of modern cities. SPIRE stands out by focusing on technology-driven building optimization, including but not limited to occupant well-being, cybersecurity, and data-driven efficiency [21].

SPIRE evaluates six essential criteria that encompass the complete spectrum of smart building performance. Through the comprehensive framework assesses, validates, and rates building, providing the building owners with a detailed report and actionable insights assisting them to enhance asset performance, maximize return on investment (ROI), and strengthen tenant relationships simultaneously [22].

#### Projects that are UL SPIRE Smart Building rated:

- Mr. C Residences Jumeirah
- Media One Hotel
- FIVE Hotels Jumeirah Village Hotel
- FIVE Hotels No 1 Palm, Dubai

UL also provides SPIRE Smart System Rating for Building automation software and Platforms. Omniconn: IoT Platform is an example of a Dubai based company that received the Smart System Platinum rating.

**FIVE Hotels and Resorts is the first hotel group to earn the UL Verified SPIRE Smart Buildings Rating**

### EDGE Green Building Certification

The EDGE (Excellence in Design for Greater Efficiencies) certification system, developed by the International Finance Corporation (IFC), a member of the World Bank Group, is a global standard for green building design that focuses on resource efficiency. Launched in 2014, EDGE is designed to make green building certification more accessible, practical, and affordable, especially in emerging markets like the UAE [23].

EDGE includes an easy-to-use online platform that makes it faster, easier and more affordable for property developers to certify their buildings as resource efficient. EDGE rewards developers for building green, providing a commercial opportunity to differentiate their properties through passing on the value of lower utility bills. This will ultimately lead to a transformation of how buildings are built.

EDGE measures and verifies a building's performance in three critical areas: energy efficiency, water efficiency, and materials optimization. EDGE provides three levels of certification based on the percentage of resource efficiency achieved. Owners input the information into the EDGE App and must reach at least 20% savings in water and embodied energy in materials, then depending on the % of energy savings, the certification level is achieved as follows:

**Level 1:** EDGE Certified: 20% or more savings in energy

**Level 2:** EDGE Advanced (Zero Carbon Ready): 40% or more on-site energy savings

**Level 3:** Zero Carbon: 100% energy savings through renewables on-site or off-site, or purchased carbon offsets to top off at 100% [24].

EDGE is now active in over 150 countries, including the UAE, where it has started to make an impact. With its focus on measurable sustainability and cost savings, the UAE market is well-positioned for further growth in EDGE-certified projects. As highlighted in the data below, this market brief anticipates a significant increase in EDGE-certified projects in the UAE in the near future [25].

EDGE’s software allows developers to estimate their savings in minutes!

- **Number of Certified Projects:** 1, Al Shamal Development Topsides in Abu Dhabi
- **Total floor space certified:** 7,350
- **Typology:** Offices
- **Certified in:** July 2023

WELL Building Standard

The WELL Building Standard is a pioneering certification system that focuses on improving human health and well-being within the built environment. Introduced in 2014 by the International WELL Building Institute (IWBI), WELL sets a science-based framework for creating spaces that promote physical and mental health for their occupants. The system is organized around 10 core concepts: Air, Water, Nourishment, Light, Movement, Thermal Comfort, Sound, Materials, Mind, and Community, which address a broad spectrum of factors influencing well-being.

This market brief explores two key pathways under WELL: Certification and Precertification. WELL Certification is awarded based on compliance with mandatory requirements, along with additional points that determine the certification level—Bronze, Silver, Gold, or Platinum, with Platinum being the highest. WELL Precertification, an optional early recognition, confirms that a project is on track to achieve certification based on its design intent and planned strategies, allowing owners to demonstrate their commitment to health and well-being to stakeholders.

What makes WELL especially dynamic is its continuous enhancement. New addenda are released quarterly, ensuring that the certification remains innovative and responsive to the latest research and trends in health, wellness, and design. This adaptability allows WELL to maintain its position as a leading standard in the wellness space.

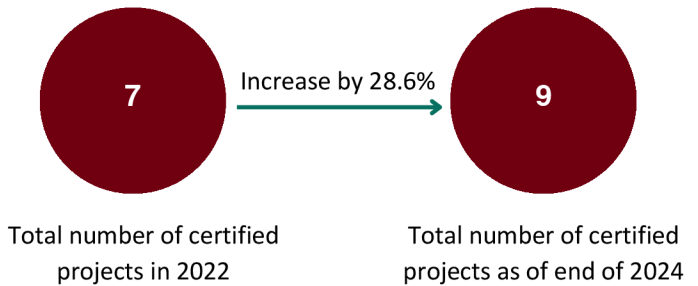
In the UAE, WELL certification has seen impressive growth. The UAE Prime Minister’s Office in Dubai is a standout example, achieving the WELL Health-Safety Rating and becoming the first government ministry office globally to earn Platinum-level WELL Certification through the WELL v2 pilot. This achievement underscores the UAE’s commitment to setting a global precedent for health-conscious buildings. Additionally, Higher Colleges of Technology (HCT), one of the region’s largest educational institutions, achieved the WELL Health-Safety Rating across all 14 of its campuses, making it the largest academic institution in the UAE to receive the rating [26].

WELL-certified buildings improve employee productivity & reduce absenteeism!

Looking at the data, it's also worth highlighting the wide adoption of WELL Health-Safety Rating in UAE, which has reached nearly 42.74 million m2 according to WELL progress highlights from late 2023 through 2024.

Total Certified Projects in UAE: 9 projects

- **Certified Platinum:** 2 projects
- **Certified Gold:** 4 projects
- **Certified Silver:** 3 projects
- **Certified Bronze:** none [27].





It is noteworthy that there are currently 9 WELL Precertified projects in the UAE. These projects have been reviewed by IWBI and are on track to achieving full certification upon completion.

In addition, the UAE has seen a wide adoption of WELL Health-Safety Rating, with nearly 42.74 million m2 (1279 projects), according to the highlights of WELL progress in UAE in late 2023 and through 2024.

**Leadership in Energy and Environmental Design (LEED) Standard**

The LEED (Leadership in Energy and Environmental Design) rating system was developed by the U.S. Green Building Council (USGBC) in 1998 to provide a comprehensive framework for building sustainable, energy-efficient, and environmentally-friendly structures. Since its inception, it has grown to become one of the most widely recognized certification systems for green buildings worldwide, helping to shape sustainable urban development.

LEED was introduced to the UAE in 2007, with the first project to achieve LEED certification being the Masdar Institute of Science and Technology in Abu Dhabi, a pioneering institution in sustainable design and innovation. In the UAE, notable LEED Platinum-certified projects include the Burj Khalifa, the world's tallest building, and Dubai's sustainable Masdar City, a global model for low-carbon living and innovation. These buildings are not just environmentally significant but serve as symbols of the UAE's commitment to sustainable development.

Burj Khalifa, the tallest building in the world, is LEED platinum certified!

LEED certification is awarded based on a points system, with projects earning points in various categories such as sustainable site development, water savings, energy efficiency, materials selection, and indoor environmental quality. Each project is evaluated based on the number of points it accumulates across these categories.

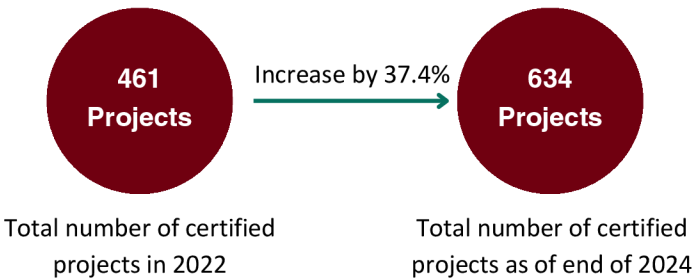
The higher the points, the more sustainable the building is considered to be. Platinum certification is the highest level of achievement and is reserved for buildings that demonstrate exceptional commitment to environmental performance.

**There are four certification levels:**

- LEED Certified: 40-49 points
- Silver: 50-59 points
- Gold: 60-79 points
- Platinum: 80+ points

**Total Certified Projects in UAE: 634 projects**

- **Certified Platinum:** 115 projects
- **Certified Gold:** 295 projects
- **Certified Silver:** 82 projects
- **LEED Certified:** 142 projects [28].



**Building Research Establishment Environmental Assessment Method (BREEAM)**

The Building Research Establishment Environmental Assessment Method (BREEAM) is one of the world's leading sustainability rating systems for buildings and is considered a prestigious rating system. Established in 1990 in the United Kingdom, BREEAM sets the benchmark for sustainable design, construction, and operation. It evaluates buildings across multiple categories, including energy efficiency, water use, health and well-being, materials, waste, and ecological impact [29].

In the UAE, BREEAM has significantly gained recognition, particularly for large-scale developments and projects seeking alignment with international sustainability standards. The framework supports the country's Net Zero 2050 goals by encouraging responsible design and operational practices. It has been used in landmark projects such as The Sustainable City in Dubai, which was awarded BREEAM Excellent status for its cutting-edge environmental strategies [30].

The BREEAM Certification is based on a credit-based scoring system in which the higher a project scores across BREEAM’s sustainability categories, the higher the rating it achieves.

**BREEAM certifications range from:**

Unclassified: <30% score

Pass: 30-44% score

Good: 45-54% score

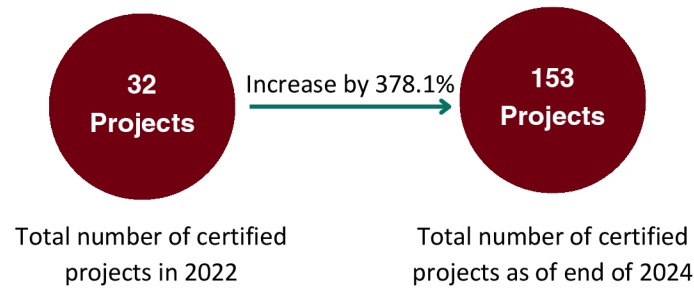
Very Good: 55-69% score

Excellent: 70-84% score

Outstanding: 85% score and up

**Total Certified Projects in UAE: 29 projects**

- **Certified Pass:** 3 projects
- **Certified Good:** 3 projects
- **Certified Very Good:** 20 projects
- **Certified Excellent:** 3 projects
- **Certified Outstanding:** 0 projects [31].



Comparison to 2022 Market brief.

Al Zahia in Sharjah went from being a brownfield site to now one of the largest BREEAM certified projects in the UAE! [32]

**Green Globe**

Green Globe was founded in 1993 and is based in California, USA. It was originally established as part of an initiative inspired by the United Nations Earth Summit to promote sustainability in the travel, tourism, and hospitality industries. Today, Green Globe is a globally recognized sustainability standard with regional partners in Europe, South America, South Africa, the Middle East, the Caribbean, and Southeast Asia. Green Globe helps organizations

improve their economic, social, and environmental sustainability while gaining international recognition for their efforts. The certification assesses businesses across 44 key sustainability criteria and over 380 compliance indicators in areas such as sustainable management, social and economic impact, cultural heritage preservation, and environmental protection. The certification is awarded following a third-party independent audit, ensuring credibility and adherence to the highest international standards [33].

The UAE has been gradually adopting Green Globe certification, particularly in the hotel, tourism, and events sectors. Several prestigious hotels in Dubai, Abu Dhabi, and Ras Al Khaimah have achieved Platinum, Gold, and Certified Member status.

**Green Globe Certification Levels:**

Platinum Member: Maintained certification for 10 consecutive years

Gold Member: Maintained certification for 5 consecutive years

Certified Member: Achieved initial certification

**Total Certified Projects in UAE: 30 projects**

- **Certified Platinum:** 2 projects
- **Certified Gold:** 8 projects
- **Certified Member:** 20 projects

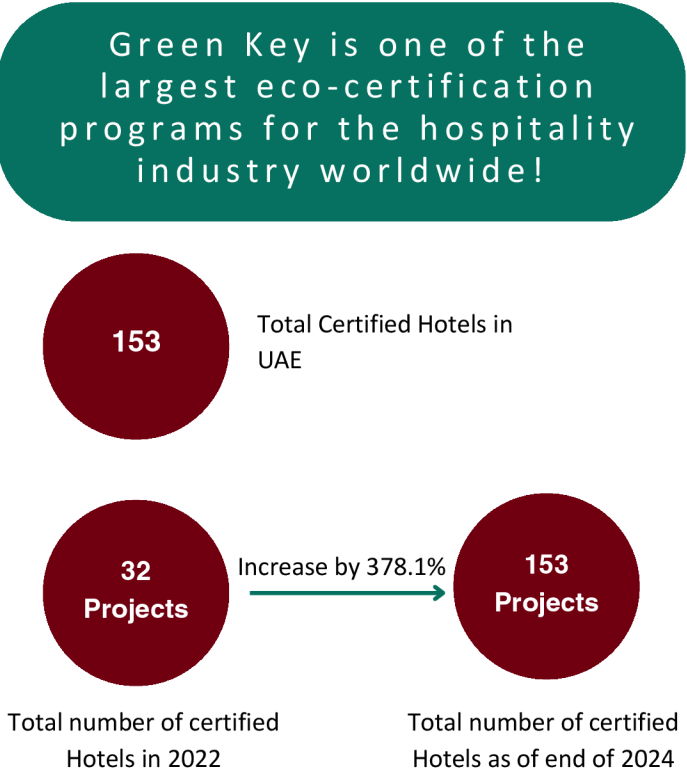
**Green Key:**

The Green Key certification is a prestigious international eco-label awarded to tourism establishments that demonstrate excellence in environmental responsibility and sustainable operations. Established in 1994 in Denmark and adopted by the Foundation for Environmental Education (FEE) in 2002, Green Key has expanded to over 70 countries, certifying more than 6,000 establishments globally [34].

The certification is open to a variety of establishments, including hotels, hostels, small accommodations, campsites, holiday parks, conference centres, restaurants, and attractions. Under the Green Key Program, establishments must adhere to a comprehensive set of criteria covering 13 categories, including water, waste, energy, and

environmental management. These criteria are designed to be easily understood by travelers, feasible for the tourism industry, and clearly verifiable through control checks. Compliance is ensured through rigorous documentation and frequent on-site audits [35].

In the UAE, EmiratesGBC serves as the national operator for the Green Key program. The UAE has seen a growing number of establishments achieving Green Key certification, reflecting the country's commitment to sustainable tourism. For instance, several hotels were awarded the Green Key certification, recognizing their commitment to environmental responsibility and sustainable practices.



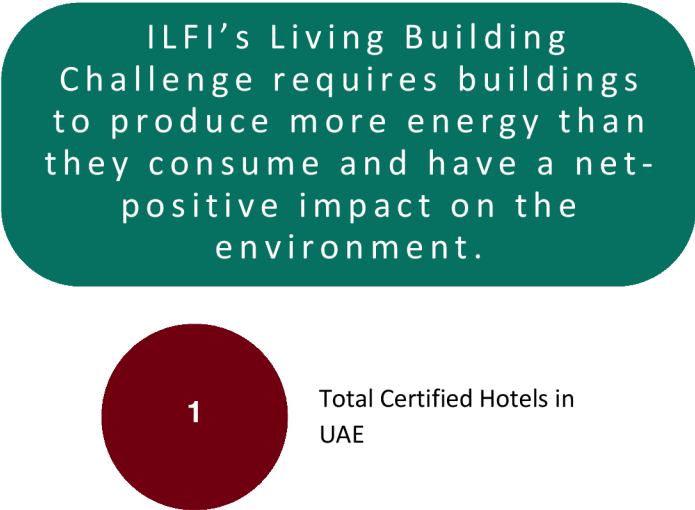
Comparison to 2022 Market brief.

International Living Future Institute

The International Living Future Institute (ILFI) is a globally recognized organization dedicated to advancing regenerative and sustainable design in the built environment. Established in 2006, ILFI offers some of the most ambitious and rigorous sustainability certifications, going beyond traditional green building standards by focusing on net-positive energy, water, and health impacts.

The flagship program under ILFI is the Living Building Challenge (LBC), considered one of the world's most stringent sustainability frameworks. LBC-certified buildings must meet requirements across seven performance areas, known as "Petals": Place, Water, Energy, Health & Happiness, Materials, Equity, and Beauty. Unlike conventional rating systems that allow partial compliance, LBC requires full compliance across all criteria to achieve certification [36].

While ILFI certification is not yet widely adopted in the UAE compared to systems like LEED or Estidama, it aligns with the country's Net Zero 2050 goals and growing interest in regenerative architecture. With the UAE's focus on high-performance and energy-efficient buildings, ILFI presents an opportunity for developers to push beyond sustainability and achieve net-positive impacts.



CONCLUSION:

With growing commitment from both the public and private sectors to adopt green building rating systems, sustainability is no longer just a vision, it is becoming a standard practice. As demonstrated in the comparison with the 2022 market brief, the number of certified projects has grown significantly, reflecting the UAE's ongoing efforts to integrate sustainability into its built environment. This momentum is expected to continue in the coming years, driven by ambitious national goals, corporate strategies, and global climate commitments. We are now in an era where sustainability is not just being advocated for, but actively implemented, shaping the future of construction and development in the UAE.

## ACKNOWLEDGEMENTS

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- Regulatory and Supervisory Bureau for Electricity and Water of Dubai (RSB)
- The International Finance Corporation (IFC)
- The Ports, Customs and Free Zone Corporation (PCFC)
- UL Solutions
- WELL Building Standard (WELL)

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- [4] (<https://unfccc.int/sites/default/files/2024-11/UAE-NDC3.0.pdf>)
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