

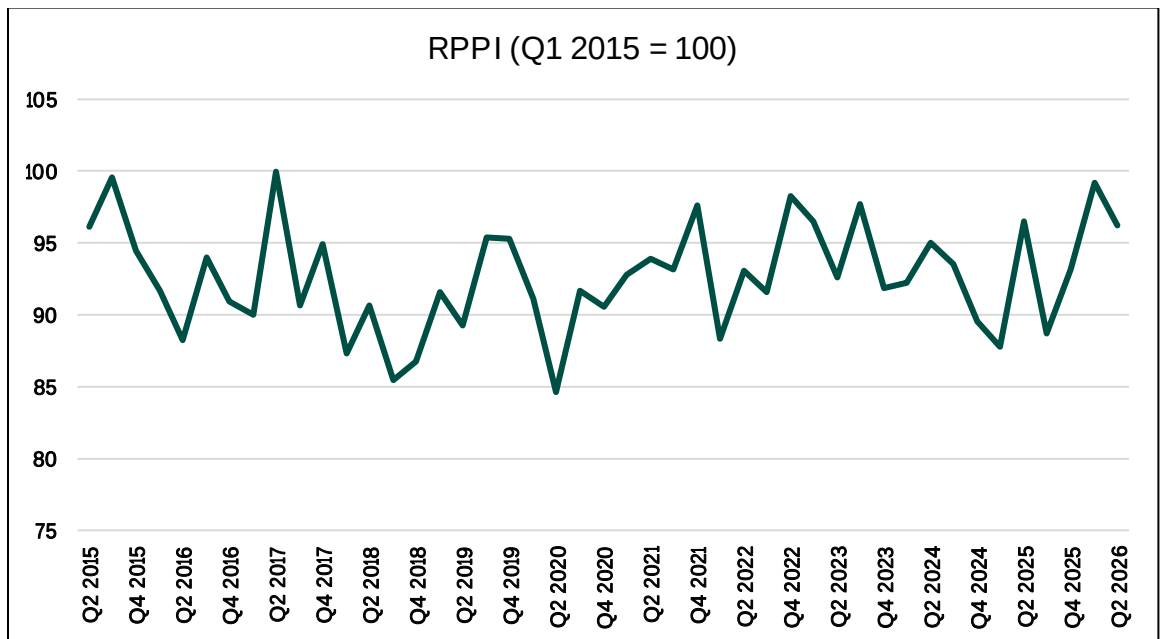


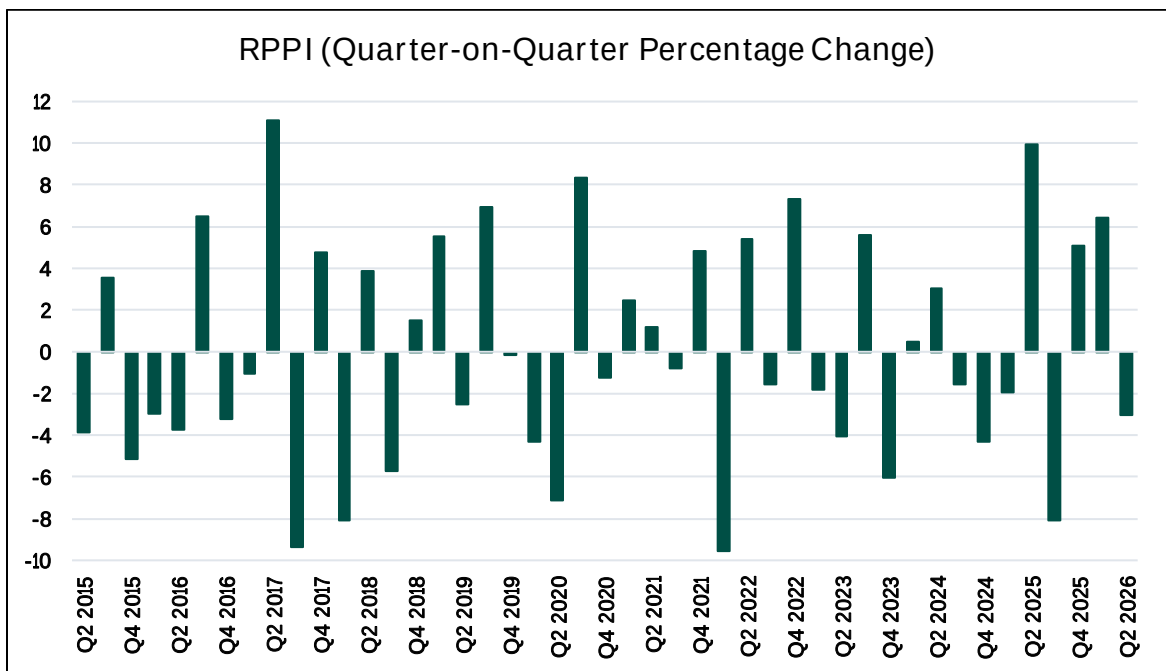
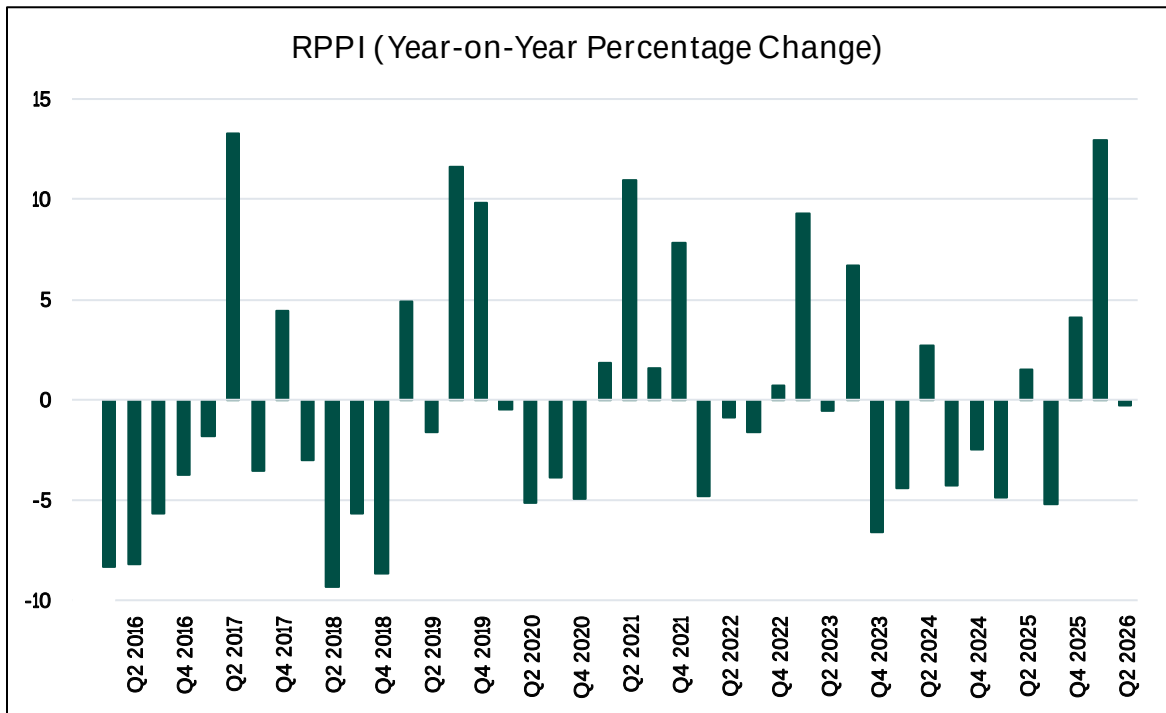
PRESS RELEASE

BRUNEI DARUSSALAM'S RESIDENTIAL PROPERTY PRICE INDEX (RPPI) FOR THE SECOND QUARTER OF 2026 (Q2 2026)

1. Brunei Darussalam Central Bank (BDCB) today published Brunei Darussalam's Residential Property Price Index (RPPI) for the second quarter of 2026 (Q2 2026). The index is compiled using data sourced from banks in Brunei Darussalam and is published in close collaboration with the Ministry of Development, in particular the Authority for Building Control and Construction Industry (ABCI). RPPI measures the rate at which prices of private residential properties purchased by households change over time.
2. Residential property prices in Brunei Darussalam recorded a modest decline in Q2 2026, with the RPPI falling to 96.2. The index decreased by 0.3% year-on-year compared to Q2 2025, and by 3.0% quarter-on-quarter compared to Q1 2026.

Period	Index (Q1 2015 = 100)	Change (%)	
		From Q2 2025	From Q1 2026
Q2 2026	96.2	-0.3%	-3.0%





3. Based on mortgage data obtained from banks, there were 120 transactions for private residential properties in Q2 2026, representing an increase of 36.4% from Q1 2026, but a decline of 17.8% compared to Q2 2025. The majority of these transactions were for detached houses (64.2%), followed by terrace houses (16.6%), semi-detached houses (14.2%), and apartments (5.0%). No financing for land purchases was reported in Q2 2026.
4. The overall median purchase price for all types of private residential properties was BND255,000 in Q2 2026, a decrease of 1.5% from Q1 2026 and a marginal increase of 0.2% from Q2 2025. The median purchase prices for specific property types were BND258,000 for detached houses, BND268,000 for

semi-detached houses, BND234,000 for terrace houses, and BND156,000 for apartments. In compiling the RPPI, median prices are more widely used compared to average or mean prices, as they offer a more stable measure that is less influenced by unusually priced properties within the house price distribution.

5. In terms of location, the Brunei-Muara district recorded the highest number of residential property purchases (96 properties), followed by the Belait district (14 properties), and the Tutong district (10 properties) in Q2 2026. At the mukim level, Sengkuring, Kilanas, Gadong, Liang, Pengkalan Batu, Lumapas and Berakas A recorded the highest number of private residential property purchases during the quarter.

Number of Transactions in Q2 2026 by District	
Brunei-Muara	96
Belait	14
Tutong	10
Temburong	0

Top 5 Ranking of Mukims with Most Purchase Transactions in Q2 2026		
1.	Sengkuring	34
2.	Kilanas	16
3.	Gadong	15
4.	Liang	8
=5	Pengkalan Batu	6
=5	Lumapas	6
=5	Berakas A	6

6. BDCB would like to inform the public that the published statistics and index should be treated as general information only, and one should not rely solely on these data to draw specific conclusions about a particular private residential property, as property values vary with location, land size, and floor area, among other factors.
7. For more information on RPPI, members of the public may refer to the technical notes on the methodology and updated statistics available on the BDCB website at www.bdcg.gov.bn. Updates on the RPPI are also available via BDCB's Instagram account @centralbank.brunei.

Brunei Darussalam Central Bank

Date: 27 Rabiulakhir 1448H / 9 October 2026M

Reference: BDCB/COMMS/3