

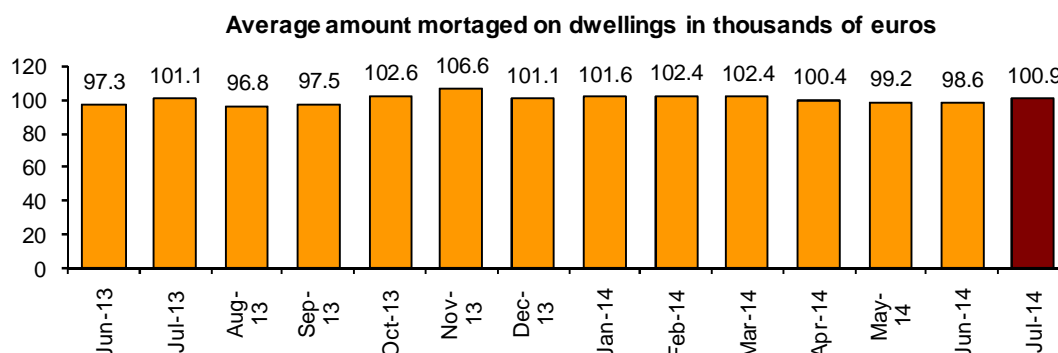
**Mortgage Statistics**  
July 2014. *Provisional data*

**The total number of mortgages constituted on dwellings recorded in the land registries stands at 18,107 in July, 28.8% higher than that of the same month of 2013**

**The average value of the mortgages constituted on dwellings decreases 0.3% in the annual rate, standing at 100,866 euros**

During the month of July 2014, the average amount of **mortgage constitutions recorded in the land registries (from previous public deeds)**, stood at 117,085 euros, 4.2% less than that of the same month of 2013.

The number of **dwellings** was 18,107, that is, 28.8% higher than that registered in July 2013. The average value was 100,866 euros, showing a decrease of 0.3%.



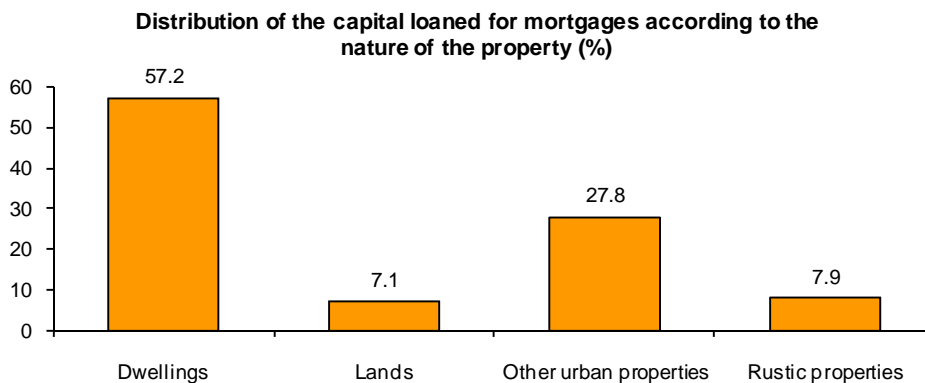
The value of the mortgages constituted on urban properties reached 2,941.8 million euros, 14.0% over that reached in July 2013. On dwellings, the capital loaned reached 1,826.4 million euros, indicating an annual increase of 28.5%.

**Mortgages constituted. July 2014**

	Total	Variation rate		
		Monthly	Annual	Interannual accumulated
<b>Total properties</b>				
Number of mortgaged properties	27,277	2.9	18.3	-13.7
Capital loaned (thousands of euros)	3,193,715	0.1	13.3	-1.0
Average amount (euros)	117,085	-2.7	-4.2	14.7
<b>Rustic properties</b>				
Number of mortgaged properties	1,668	-0.2	21.7	-9.5
Capital loaned (thousands of euros)	251,927	26.9	5.8	-10.4
Average amount (euros)	151,035	27.2	-13.0	-1.0
<b>Urban properties</b>				
Number of mortgaged properties	25,609	3.1	18.0	-13.9
Capital loaned (thousands of euros)	2,941,788	-1.7	14.0	-0.3
Average amount (euros)	114,873	-4.6	-3.5	15.8
<b>Dwellings</b>				
Number of mortgaged properties	18,107	5.7	28.8	-9.4
Capital loaned (thousands of euros)	1,826,379	8.1	28.5	-8.2
Average amount (euros)	100,866	2.3	-0.3	1.3

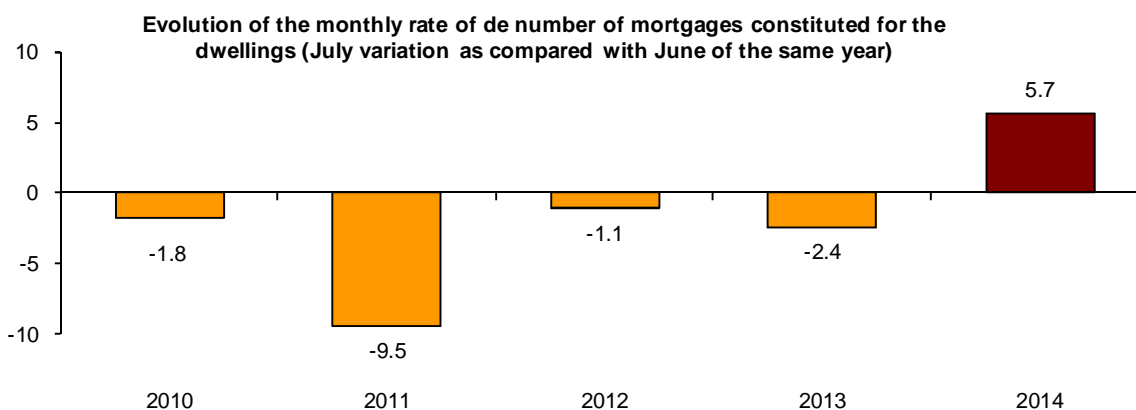
### Mortgages constituted according to the nature of the property

According to the nature of the property, mortgages constituted on dwellings concentrated 57.2% of the total capital loaned in July.

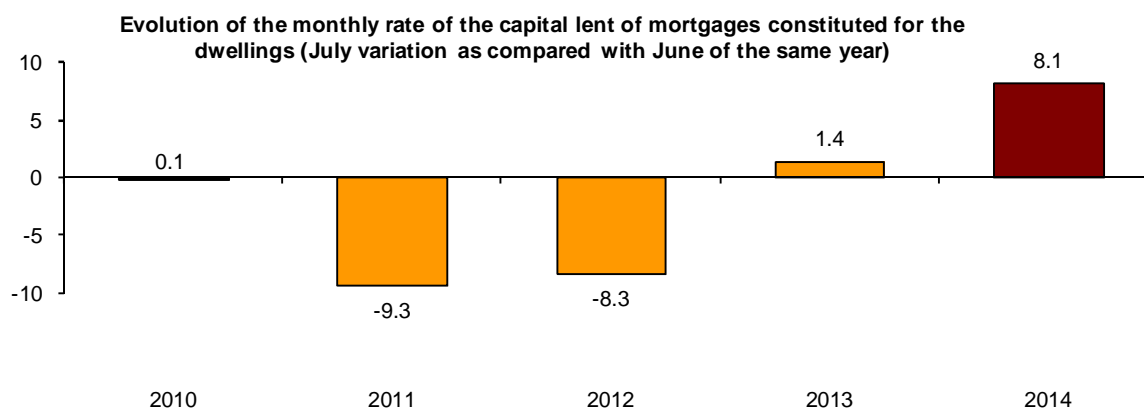


### Monthly evolution of the mortgages constituted on dwellings

In order to contribute to the analysis and interpretation of the data, the following chart shows the variation on the number of mortgages constituted on dwellings between the months of July and June for the last five years. In 2014, the monthly rate registered an increase of 5.7%, the greatest recorded in this period.



Regarding the capital loaned for mortgages constituted on dwellings, the monthly rate of 2014 was 8.1%, which was also the greatest recorded in this period.

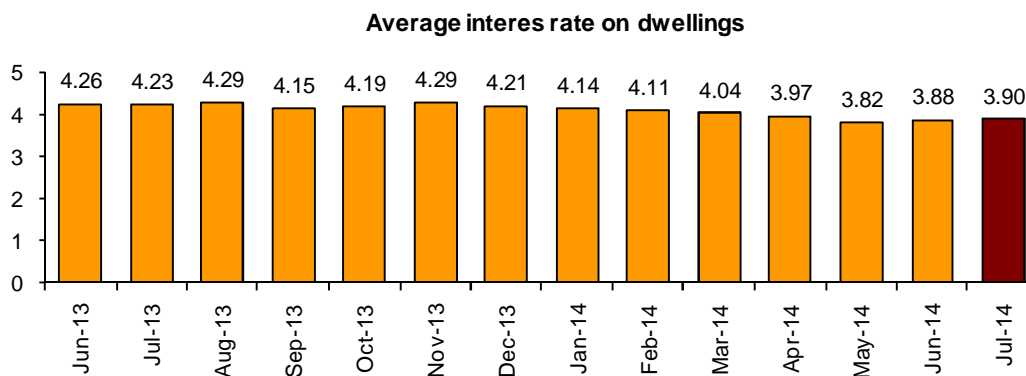


## Mortgage interest rates

93.8% of the mortgages constituted in July used a variable interest rate, as compared to 6.2% that used a fixed rate. Euribor was the most used reference interest rate in constituting mortgages with a variable interest rate, specifically in 87.0% of new contracts.

The average interest rate for the total properties was 3.83% and the average term was 21 years.

The average interest rate for mortgages constituted on dwellings was 3.90%, that is, 7.7% less than that registered in July 2013.



## Mortgages with registration changes

In July, the total number of mortgages with changes in their conditions recorded in the land registries stood at 17,352, indicating an annual decrease of 7.1%. On dwellings, the number of mortgages with modified conditions decreased 1.2%.

Considering the type of modification of conditions, in July 13,793 novations (or modifications produced within the same financial institution) were produced, with a decrease of 11.8%, as compared with July 2013. The number of transactions that changed institutions (creditor subrogations) increased 5.3%, while the number of mortgages that changed the holder of the mortgaged property (debtor subrogations) did so by 68.9%.

### Mortgages with registration changes. July 2014

	Total	Variation rate		
		Inter-monthly	Interannual	Interannual accumulated
<b>Total mortgages with changes</b>	17,352	-1.7	-7.1	-13.5
Novations	13,793	-4.1	-11.8	-17.1
Subrogations Debtor	968	25.2	68.9	-8.7
Subrogations Creditor	2,591	3.8	5.3	8.2

## Mortgages with changes in interest rate conditions

Of the 17,352 mortgages with changes in their conditions recorded in the land registries, 39.1% were due to changes in the interest rates.

After the change in conditions, the percentage of mortgages at a fixed interest rate decreased from 6.8% to 2.6%, and that of mortgages at a variable interest rate increased from 92.6% to 96.5%.

Euribor was the rate to which the greatest percentage of mortgages at a variable rate was referenced, both before (75.0%) and after the change (81.5%).

After the changing of conditions, the average interest rate of loans in mortgages at a fixed rate increased 0.81 points, and that of mortgages at a variable rate decreased by 1.40 points.

### Mortgages with registration changes in interest rates conditions. July 2014

Interest rate modality	Before the change in interest rate			After the change in interest rate		
	No. of mortgages	Original interest rate structure %	Original average interest of loan	No. of mortgages	Final interest rate structure %	Final average interest of loan
Total interest rate changes	6,780	100.0		6,780	100.0	
Fixed	460	6.8	4.09	173	2.6	4.90
Variable	6,281	92.6	4.49	6,544	96.5	3.09
-Euribor	5,085	75.0	4.42	5,529	81.5	2.99
Without interest	39	0.6	-	63	0.9	-

### Results by Autonomous Community

The Autonomous Communities with the highest number of mortgages constituted on dwellings in July were Andalucía (3,324), Comunidad de Madrid (3,247) and Cataluña (2,878).

The Autonomous Communities that registered the greatest annual variation rates were Principado de Asturias (114.9%), Canarias (72.7%) and Cantabria (64.8%).

The Autonomous Communities with the greatest capital loaned for mortgages constituted on dwellings were Comunidad de Madrid (442.1 million euros), Cataluña (325.5 million) and Andalucía (281.9 million).

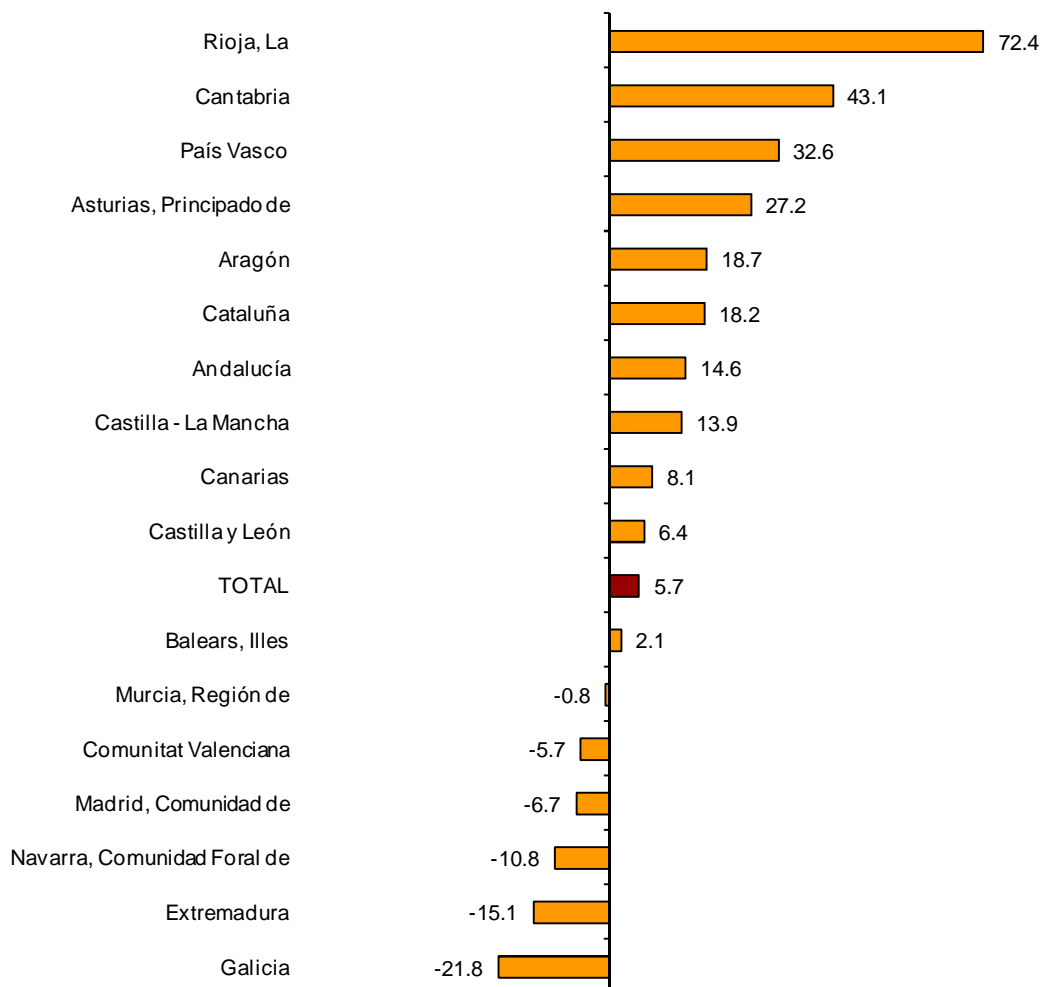
### Mortgages constituted on dwellings by Autonomous City and Community. July 2014

	Number	Variation rate		Capital loaned (thousands of euros)	Variation rate	
		Monthly	Annual		Monthly	Annual
TOTAL	18,107	5.7	28.8	1,826,379	8.1	28.5
Andalucía	3,324	14.6	43.9	281,869	18.0	46.8
Aragón	515	18.7	37.3	47,389	32.4	34.7
Asturias, Principado de	346	27.2	114.9	34,997	50.8	186.0
Balears, Illes	496	2.1	3.1	55,282	2.0	-15.4
Canarias	803	8.1	72.7	62,873	3.4	39.8
Cantabria	206	43.1	64.8	19,209	37.4	87.2
Castilla - La Mancha	761	6.4	-11.7	64,314	7.7	-18.5
Castilla y León	641	13.9	20.3	48,243	13.7	7.5
Cataluña	2,878	18.2	11.8	325,500	21.5	18.7
Comunitat Valenciana	1,840	-5.7	28.0	146,263	3.1	45.7
Extremadura	361	-15.1	57.6	24,182	5.5	44.4
Galicia	623	-21.8	-0.6	56,243	-25.2	-15.0
Madrid, Comunidad de	3,247	-6.7	48.8	442,087	-6.2	46.7
Murcia, Región de	469	-0.8	5.9	36,525	10.0	26.6
Navarra, Comunidad Foral de	272	-10.8	44.7	25,817	-13.9	-3.7
País Vasco	1,127	32.6	22.8	133,200	35.5	21.6
Rioja, La	169	72.4	50.9	18,792	144.8	104.0
Ceuta	9	-77.5	-10.0	1,112	-88.6	2.0
Melilla	20	-20.0	-13.0	2,482	8.3	-22.2

The Autonomous Communities with the greatest positive monthly rates in the number of mortgages constituted on dwellings were La Rioja (72.4%), Cantabria (43.1%) and País Vasco (32.6%).

In turn, the Autonomous Communities registering the greatest decreases in the monthly variation rates were Galicia (-21.8%), Extremadura (-15.1%) and Comunidad Foral de Navarra (-10.8%).

**Monthly variation of the number of mortgages constituted on dwellings. July 2014**



## Mortgages Statistics

### July 2014. Provisional data

#### M.1 Total mortgaged rustic and urban buildings

Capital in thousands of euros

	Total buildings		Rustic buildings		Urban buildings	
	Number	Capital	Number	Capital	Number	Capital
<b>TOTAL</b>	<b>27,277</b>	<b>3,193,715</b>	<b>1,668</b>	<b>251,927</b>	<b>25,609</b>	<b>2,941,788</b>
Andalucía	4,894	479,667	440	68,378	4,454	411,289
Aragón	855	76,359	60	10,210	795	66,149
Asturias, Principado de	658	60,901	65	5,018	593	55,883
Balears, Illes	752	93,266	63	15,068	689	78,198
Canarias	1,631	163,496	38	18,377	1,593	145,119
Cantabria	303	30,721	3	192	300	30,529
Castilla y León	1,251	101,010	110	9,998	1,141	91,012
Castilla - La Mancha	1,145	89,605	213	20,831	932	68,774
Cataluña	4,116	522,315	102	15,461	4,014	506,854
Comunitat Valenciana	2,688	246,612	152	7,778	2,536	238,834
Extremadura	592	110,203	114	11,057	478	99,146
Galicia	1,046	91,664	89	7,866	957	83,798
Madrid, Comunidad de	4,327	783,286	23	38,305	4,304	744,981
Murcia, Región de	833	70,663	114	10,603	719	60,060
Navarra, Comunidad Foral de	377	44,033	8	8,427	369	35,606
País Vasco	1,444	196,120	18	2,622	1,426	193,498
Rioja, La	296	28,157	56	1,736	240	26,421
Ceuta	45	2,795	0	0	45	2,795
Melilla	24	2,842	0	0	24	2,842

#### M.2 Urban buildings, according to type of building

Capital in thousands of euros

	Urban buildings		Dwellings		Lots		Other urban land	
	Number	Capital	Number	Capital	Number	Capital	Number	Capital
<b>TOTAL</b>	<b>25,609</b>	<b>2,941,788</b>	<b>18,107</b>	<b>1,826,379</b>	<b>710</b>	<b>227,982</b>	<b>6,792</b>	<b>887,427</b>
Andalucía	4,454	411,289	3,324	281,869	111	39,677	1,019	89,743
Aragón	795	66,149	515	47,389	11	1,818	269	16,942
Asturias, Principado de	593	55,883	346	34,997	14	4,498	233	16,388
Balears, Illes	689	78,198	496	55,282	16	3,261	177	19,655
Canarias	1,593	145,119	803	62,873	144	29,723	646	52,523
Cantabria	300	30,529	206	19,209	4	1,589	90	9,731
Castilla y León	1,141	91,012	761	64,314	37	3,473	343	23,225
Castilla - La Mancha	932	68,774	641	48,243	57	5,781	234	14,750
Cataluña	4,014	506,854	2,878	325,500	94	72,053	1,042	109,301
Comunitat Valenciana	2,536	238,834	1,840	146,263	50	10,540	646	82,031
Extremadura	478	99,146	361	24,182	29	3,487	88	71,477
Galicia	957	83,798	623	56,243	7	1,047	327	26,508
Madrid, Comunidad de	4,304	744,981	3,247	442,087	73	36,520	984	266,374
Murcia, Región de	719	60,060	469	36,525	33	4,173	217	19,362
Navarra, Comunidad Foral de	369	35,606	272	25,817	7	2,805	90	6,984
País Vasco	1,426	193,498	1,127	133,200	21	7,330	278	52,968
Rioja, La	240	26,421	169	18,792	2	207	69	7,422
Ceuta	45	2,795	9	1,112	0	0	36	1,683
Melilla	24	2,842	20	2,482	0	0	4	360

## July 2014. Provisional data

### M.3 Rustic buildings, according to loaning bank

Capital in thousands of euros

	Rustic buildings		Banks		Other banks	
	Number	Capital	Number	Capital	Number	Capital
<b>TOTAL</b>	1,668	251,927	961	142,712	707	109,215
Andalucía	440	68,378	213	33,514	227	34,864
Aragón	60	10,210	31	7,392	29	2,818
Asturias, Principado de	65	5,018	18	2,514	47	2,504
Balears, Illes	63	15,068	45	9,846	18	5,222
Canarias	38	18,377	19	6,900	19	11,477
Cantabria	3	192	3	192	0	0
Castilla y León	110	9,998	53	5,285	57	4,713
Castilla - La Mancha	213	20,831	140	13,561	73	7,270
Cataluña	102	15,461	62	9,639	40	5,822
Comunitat Valenciana	152	7,778	103	5,226	49	2,552
Extremadura	114	11,057	80	7,028	34	4,029
Galicia	89	7,866	75	6,770	14	1,096
Madrid, Comunidad de	23	38,305	14	16,033	9	22,272
Murcia, Región de	114	10,603	73	7,785	41	2,818
Navarra, Comunidad Foral de	8	8,427	6	8,347	2	80
País Vasco	18	2,622	16	2,242	2	380
Rioja, La	56	1,736	10	438	46	1,298
Ceuta	0	0	0	0	0	0
Melilla	0	0	0	0	0	0

### M.4 Urban buildings, according to loaning bank

Capital in thousands of euros

	Urban buildings		Banks		Other banks	
	Number	Capital	Number	Capital	Number	Capital
<b>TOTAL</b>	25,609	2,941,788	21,582	2,512,065	4,027	429,723
Andalucía	4,454	411,289	3,779	329,171	675	82,118
Aragón	795	66,149	599	52,155	196	13,994
Asturias, Principado de	593	55,883	377	40,711	216	15,172
Balears, Illes	689	78,198	621	68,110	68	10,088
Canarias	1,593	145,119	1,459	126,258	134	18,861
Cantabria	300	30,529	273	28,930	27	1,599
Castilla y León	1,141	91,012	932	73,330	209	17,682
Castilla - La Mancha	932	68,774	698	52,685	234	16,089
Cataluña	4,014	506,854	3,495	441,902	519	64,952
Comunitat Valenciana	2,536	238,834	2,050	197,869	486	40,965
Extremadura	478	99,146	437	96,142	41	3,004
Galicia	957	83,798	872	76,320	85	7,478
Madrid, Comunidad de	4,304	744,981	3,922	693,205	382	51,776
Murcia, Región de	719	60,060	530	45,559	189	14,501
Navarra, Comunidad Foral de	369	35,606	215	21,379	154	14,227
País Vasco	1,426	193,498	1,059	143,266	367	50,232
Rioja, La	240	26,421	198	19,774	42	6,647
Ceuta	45	2,795	45	2,795	0	0
Melilla	24	2,842	21	2,504	3	338

## July 2014. Provisional data

### M.5 Total mortgages cancelled, according to type of building

	Total buildings	Rustic buildings	Dwellings	Lots	Other urban land
<b>TOTAL</b>	<b>38,300</b>	<b>1,811</b>	<b>24,407</b>	<b>1,705</b>	<b>10,377</b>
Andalucía	8,150	472	5,090	617	1,971
Aragón	913	27	510	8	368
Asturias, Principado de	552	29	336	5	182
Balears, Illes	942	68	556	16	302
Canarias	2,102	61	1,427	55	559
Cantabria	586	4	301	4	277
Castilla y León	2,015	97	1,237	101	580
Castilla - La Mancha	1,845	371	1,029	56	389
Cataluña	4,692	50	3,322	126	1,194
Comunitat Valenciana	5,810	228	3,654	179	1,749
Extremadura	861	64	449	224	124
Galicia	1,767	103	999	75	590
Madrid, Comunidad de	4,381	65	3,216	57	1,043
Murcia, Región de	1,631	112	1,099	29	391
Navarra, Comunidad Foral de	316	9	203	36	68
País Vasco	1,245	32	695	107	411
Rioja, La	450	19	249	10	172
Ceuta	17	0	13	0	4
Melilla	25	0	22	0	3

### M.6 Total cancelled mortgages, according to type of building and loaning bank

	Total buildings		Rustic buildings		Urban buildings	
	Banks	Other banks	Banks	Other banks	Banks	Other banks
<b>TOTAL</b>	<b>32,841</b>	<b>5,459</b>	<b>1,249</b>	<b>562</b>	<b>31,592</b>	<b>4,897</b>
Andalucía	6,917	1,233	290	182	6,627	1,051
Aragón	789	124	20	7	769	117
Asturias, Principado de	414	138	15	14	399	124
Balears, Illes	822	120	50	18	772	102
Canarias	1,902	200	58	3	1,844	197
Cantabria	543	43	2	2	541	41
Castilla y León	1,701	314	62	35	1,639	279
Castilla - La Mancha	1,617	228	301	70	1,316	158
Cataluña	4,079	613	40	10	4,039	603
Comunitat Valenciana	4,969	841	123	105	4,846	736
Extremadura	810	51	48	16	762	35
Galicia	1,630	137	98	5	1,532	132
Madrid, Comunidad de	3,682	699	9	56	3,673	643
Murcia, Región de	1,451	180	92	20	1,359	160
Navarra, Comunidad Foral de	225	91	4	5	221	86
País Vasco	951	294	25	7	926	287
Rioja, La	298	152	12	7	286	145
Ceuta	17	0	0	0	17	0
Melilla	24	1	0	0	24	1



## July 2014. Provisional data

### M.7 Total mortgages with changes, according to type of change and type of building

	Total buildings	Type of change			Type of building		
		Novation	Subrogations		Rustic buildings	Urban buildings	Dwellings
			Debtor	Creditor			
<b>TOTAL</b>	<b>17,352</b>	<b>13,793</b>	<b>968</b>	<b>2,591</b>	<b>753</b>	<b>16,599</b>	<b>10,969</b>
Andalucía	3,294	2,755	194	345	188	3,106	2,297
Aragón	919	734	158	27	23	896	398
Asturias, Principado de	335	305	12	18	47	288	204
Balears, Illes	536	531	5	0	47	489	349
Canarias	780	435	19	326	7	773	549
Cantabria	117	97	3	17	4	113	89
Castilla y León	879	808	26	45	28	851	448
Castilla - La Mancha	732	615	13	104	14	718	402
Cataluña	2,616	2,030	55	531	37	2,579	1,915
Comunitat Valenciana	2,840	1,836	318	686	250	2,590	1,779
Extremadura	391	340	6	45	23	368	159
Galicia	458	426	3	29	30	428	221
Madrid, Comunidad de	2,141	1,773	53	315	18	2,123	1,371
Murcia, Región de	717	626	16	75	34	683	519
Navarra, Comunidad Foral de	163	110	50	3	0	163	33
País Vasco	291	231	36	24	0	291	159
Rioja, La	139	139	0	0	3	136	73
Ceuta	2	2	0	0	0	2	2
Melilla	2	0	1	1	0	2	2

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