

14 March 2019

## Statistics on Transfer of Property Rights (STPR)

January 2019. Provisional data

**In January, 198,298 properties are registered in the land registers, 10.6% more than in the same month of the previous year**

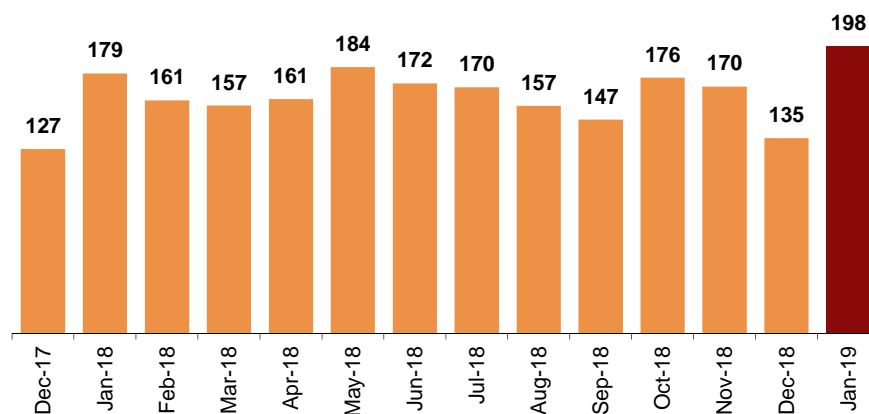
**Registered housing sales decreases by 0.2%, as compared with January 2018**

The number of property transfers recorded in the land registers (from previously public deeds) in January was 198,298, that is, 10.6% more than in the same month of 2018.

Regarding registered property sales, the number of transfers was 98,371, with an annual increase of 3.6%.

### Property transfers recorded in land registers.

In thousands



### Transferred properties registered according to type of acquisition. January 2019

	Total	% Variation		
		Monthly	Annual	Annual accumulated
Total properties	198,298	47.4	10.6	10.6
Sale	98,371	41.5	3.6	3.6
Donation	4,386	36.6	10.0	10.0
Swap	608	43.1	16.9	16.9
Inheritance	38,523	25.1	-1.3	-1.3
Other titles <sup>1</sup>	56,410	84.6	38.6	38.6

<sup>1</sup>The heading "Other titles" includes the following items: land consolidation, horizontal divisions, joint operations or mixtures of several transfer titles, transfers without title of acquisition, dation in payment, foreclosures and court orders.

## Sales recorded in land registers

In January, 85.7% of sales registered corresponded to urban properties and 14.3% to rustic properties. Among urban properties, 56.5% were housing sales.

In January, the number of rustic properties sales increased by 2.0% in the annual rate, while that of urban properties did so by 3.8%. Within the latter, housing sales recorded an annual decrease of 0.2%.

## Sales registered by property type. January 2019

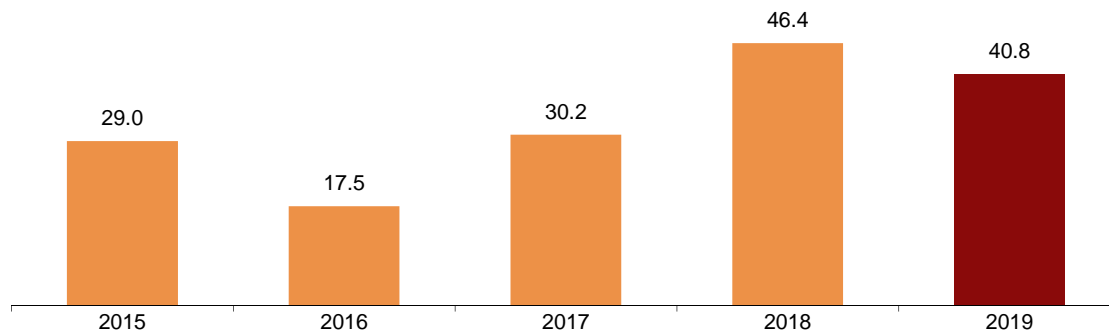
	Total	Percentage	% Variation		
			Monthly	Annual	Annual accumulated
TOTAL	98,371		41.5	3.6	3.6
Urban properties	84,316	85.7	42.3	3.8	3.8
- Dwellings	47,645	56.5	40.8	-0.2	-0.2
- Other urban properties	36,671	43.5	44.3	9.5	9.5
Rustic properties	14,055	14.3	36.6	2.0	2.0

## Trend in monthly rate

In order to contribute to the analysis and interpretation of the data, the following chart shows the variation in the number of housing sales between the months of December and January in the last five years. In 2019, the monthly rate was 40.8%, that is, 5.6 points less than that of the previous year.

### Monthly rate of the number of housing sales.

Variation in January over December of the previous year. Percentage



## Registered housing sales, by protection system and status

In January, 89.9% of property transfers by sale were free-market dwellings and 10.1% protected dwellings.

In annual terms, the number of transfers of free-market dwellings by sale decreased by 0.9%, and that of protected dwellings increased by 6.4%.

In January, 19.4% of dwellings transferred by sale were new and 80.6% were used.

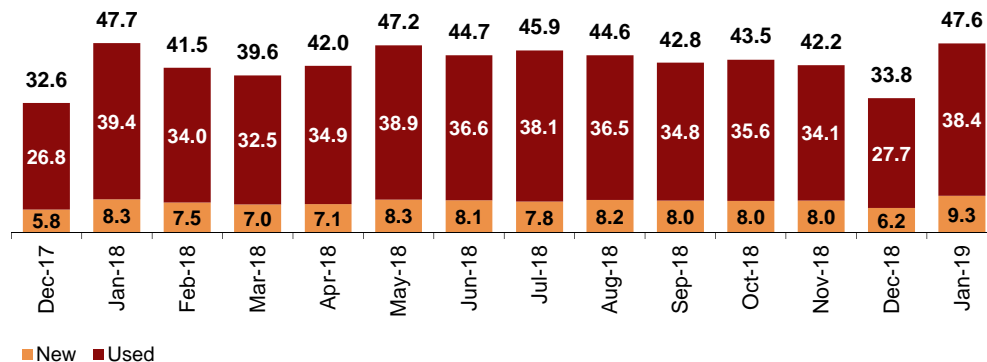
The number of transactions on new dwellings increased by 11.2%, while that on used dwellings decreased by 2.6% as compared with January 2018.

### Number of registered housing sales. January 2019

	Total	Percentage	% Variation		
			Monthly	Annual	Annual accumulated
TOTAL	47,645		40.8	-0.2	-0.2
Free	42,850	89.9	40.5	-0.9	-0.9
Protected	4,795	10.1	43.7	6.4	6.4
TOTAL	47,645		40.8	-0.2	-0.2
New	9,259	19.4	50.0	11.2	11.2
Used	38,386	80.6	38.8	-2.6	-2.6

### Number of registered housing sales

In thousands



## Results by Autonomous Community

In January, the total number of property transfers recorded in the land registries per 100,000 inhabitants<sup>1</sup> reached its highest values in La Rioja (1,083), Castilla–La Mancha (747) and Castilla y León (703).

La Rioja (30.2%), Región de Murcia (27.2%) and Cataluña (26.6%) registered the greatest annual variation rates.

In turn, Cantabria (-11.8%), Principado de Asturias (-10.1%) and Aragón (-4.8%), registered the lowest annual rates.

As regards registered housing sales, the Autonomous Communities with the highest number of transfers per 100,000 inhabitants<sup>1</sup> were Comunitat Valenciana (185), La Rioja (154) and Illes Balears (151).

## Properties transferred by Autonomous Community. January 2019

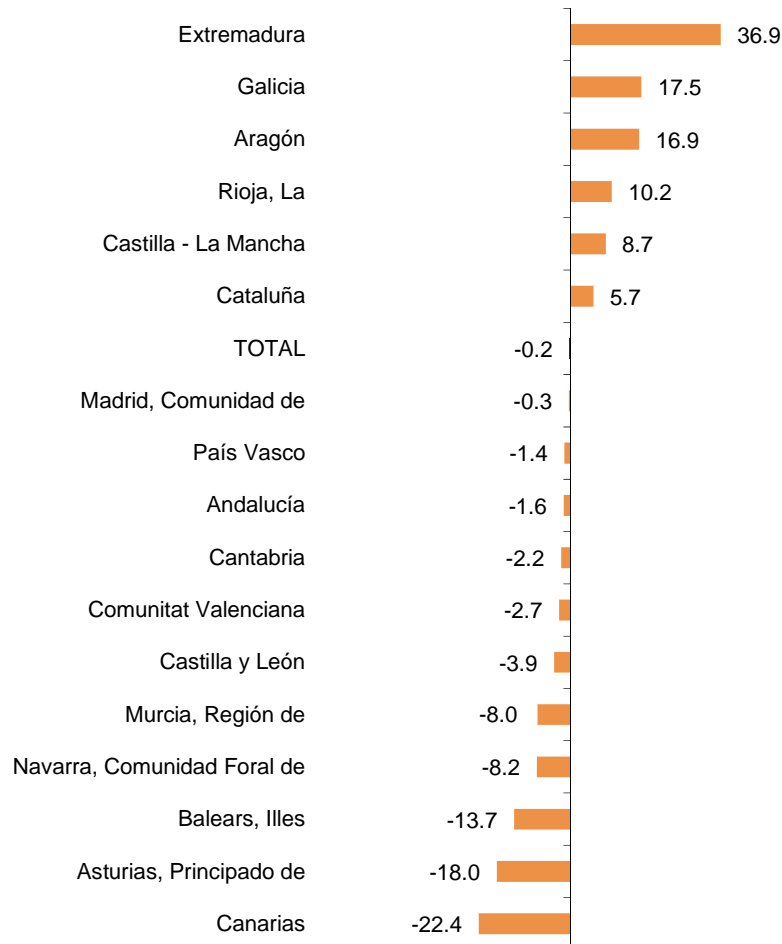
	Total property transfers recorded in the registries			Registered housing sales		
	Number	% Annual variation	Number per hundred thousand inhabitants <sup>1</sup>	Number	% Annual variation	Number per hundred thousand inhabitants <sup>1</sup>
TOTAL	198,298	10.6	537	47,645	-0.2	129
Andalucía	33,568	14.4	509	8,939	-1.6	136
Aragón	6,984	-4.8	674	1,334	16.9	129
Asturias, Principado de	4,088	-10.1	487	770	-18.0	92
Balears, Illes	5,672	3.7	603	1,416	-13.7	151
Canarias	7,688	18.9	431	1,825	-22.4	102
Cantabria	2,373	-11.8	511	661	-2.2	142
Castilla y León	13,596	-3.6	703	1,890	-3.9	98
Castilla - La Mancha	11,832	12.0	747	2,009	8.7	127
Cataluña	31,902	26.6	543	7,890	5.7	134
Comunitat Valenciana	26,819	13.9	684	7,239	-2.7	185
Extremadura	4,106	5.1	483	842	36.9	99
Galicia	9,552	18.5	436	1,734	17.5	79
Madrid, Comunidad de	19,739	-1.8	382	6,593	-0.3	127
Murcia, Región de	6,593	27.2	579	1,412	-8.0	124
Navarra, Comunidad Foral de	3,083	5.3	613	529	-8.2	105
País Vasco	7,568	1.6	439	1,888	-1.4	110
Rioja, La	2,661	30.2	1,083	379	10.2	154

<sup>1</sup> This data have been calculated based on the provisional results of the population figures as at 01 July 2018. Only the population aged 18 to 84 years old is considered in these figures.

The Autonomous Communities that registered the greatest annual increases in the number of housing sales in January were Extremadura (36.9%), Galicia (17.5%) and Aragón (16.9%).

In turn, Canarias (-22.4%), Principado de Asturias (-18.0%) and Illes Balears (-13.7%) registered the lowest annual rates in January.

### Annual variation in the number of housing sales by Autonomous Community. January 2019. Percentage



### Revision and updating of data

Data for 2019 are provisional and will be reviewed when the data for the same period of the next year are published. That is, when the data for January 2020 are published, the final data for the same month in 2019 will be disseminated.

## Methodological note

The Statistics on Transfer of Property Rights provide information on the number of rights on transfers of property during the reference month, on a national level, by province and Autonomous Community.

All information on transfers of property is taken from the information contained in the Land Registers for the whole country, by virtue of a partnership agreement signed in 2004 by both institutions.

**Type of survey:** continuous on a monthly basis

**Population scope:** registrations of transfers of property rights in the land registers

**Geographical scope:** the entire national territory, by Autonomous Community and provinces

**Reference period of the results:** the calendar month

**Reference period of the information:** the calendar month

**Classification:** sale, donation, inheritance, exchange and other property titles, of rustic and urban properties (dwellings, plots and other urban properties)

**Collection method:** administrative registers from Association of property and Mercantile registers of Spain

For more information you can access the methodology at:

[https://www.ine.es/en/metodologia/t30/t3030168\\_en.pdf](https://www.ine.es/en/metodologia/t30/t3030168_en.pdf)

And the standardised methodological report at:

<https://www.ine.es/dynt3/metadatos/en/RespuestaDatos.html?oe=30168>

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## Statistics on Transfer of Property Rights January 2019. Provisional Data

### STPR.1 Transfers recorded in land registers, of rustic and urban properties

	Total	Rustic properties	Urban properties		
			Dwellings	Plots	Other urban properties
TOTAL	198,298	36,396	92,161	8,617	61,124
Andalucía	33,568	4,646	16,629	2,079	10,214
Aragón	6,984	2,419	2,348	296	1,921
Asturias, Principado de	4,088	1,266	1,500	86	1,236
Balears, Illes	5,672	1,070	2,432	370	1,800
Canarias	7,688	540	4,064	332	2,752
Cantabria	2,373	600	1,008	59	706
Castilla y León	13,596	6,273	3,762	535	3,026
Castilla - La Mancha	11,832	5,221	3,481	949	2,181
Cataluña	31,902	2,279	17,890	1,569	10,164
Comunitat Valenciana	26,819	4,059	13,057	679	9,024
Extremadura	4,106	1,370	1,662	204	870
Galicia	9,552	2,577	3,728	279	2,968
Madrid, Comunidad de	19,739	545	11,615	541	7,038
Murcia, Región de	6,593	1,159	3,243	256	1,935
Navarra, Comunidad Foral de	3,083	770	1,090	151	1,072
País Vasco	7,568	874	3,327	171	3,196
Rioja, La	2,661	727	939	49	946
Ceuta	300	1	257	3	39
Melilla	174	0	129	9	36

### STPR.2 Transfers of rustic properties, by type of acquisition

	Rustic properties	Sale	Donation	Swap	Inheritance	Other titles
TOTAL	36,396	14,055	1,299	205	14,574	6,263
Andalucía	4,646	2,094	68	4	1,584	896
Aragón	2,419	914	74	29	974	428
Asturias, Principado de	1,266	426	32	12	535	261
Balears, Illes	1,070	342	186	3	391	148
Canarias	540	250	26	0	113	151
Cantabria	600	252	28	2	239	79
Castilla y León	6,273	2,215	74	53	2,879	1,052
Castilla - La Mancha	5,221	2,526	208	27	1,850	610
Cataluña	2,279	671	84	4	998	522
Comunitat Valenciana	4,059	1,475	218	15	1,689	662
Extremadura	1,370	621	14	3	567	165
Galicia	2,577	740	40	27	1,213	557
Madrid, Comunidad de	545	214	19	2	194	116
Murcia, Región de	1,159	420	141	4	347	247
Navarra, Comunidad Foral de	770	195	27	5	416	127
País Vasco	874	357	33	10	349	125
Rioja, La	727	342	27	5	236	117
Ceuta	1	1	0	0	0	0
Melilla	0	0	0	0	0	0

## January 2019. Provisional Data

### STPR.3 Transfers of urban properties, by type of acquisition

	Urban properties	Sale	Donation	Swap	Inheritance	Other titles
<b>TOTAL</b>	<b>161,902</b>	<b>84,316</b>	<b>3,087</b>	<b>403</b>	<b>23,949</b>	<b>50,147</b>
Andalucía	28,922	14,800	124	45	3,295	10,658
Aragón	4,565	2,650	122	4	872	917
Asturias, Principado de	2,822	1,501	35	12	546	728
Balears, Illes	4,602	2,583	299	4	588	1,128
Canarias	7,148	3,117	278	12	594	3,147
Cantabria	1,773	1,153	16	6	329	269
Castilla y León	7,323	3,620	75	31	1,506	2,091
Castilla - La Mancha	6,611	3,795	138	6	1,036	1,636
Cataluña	29,623	13,991	407	38	4,231	10,956
Comunitat Valenciana	22,760	12,315	497	26	3,447	6,475
Extremadura	2,736	1,394	37	3	628	674
Galicia	6,975	3,423	59	37	1,491	1,965
Madrid, Comunidad de	19,194	11,463	456	127	2,561	4,587
Murcia, Región de	5,434	2,313	336	16	584	2,185
Navarra, Comunidad Foral de	2,313	1,127	47	3	476	660
País Vasco	6,694	3,945	117	28	1,448	1,156
Rioja, La	1,934	775	43	3	270	843
Ceuta	299	269	1	0	26	3
Melilla	174	82	0	2	21	69

### STPR.4 Transfers of dwellings, by type of acquisition

	Dwellings	Sale	Donation	Swap	Inheritance	Other titles
<b>TOTAL</b>	<b>92,161</b>	<b>47,645</b>	<b>1,721</b>	<b>177</b>	<b>15,333</b>	<b>27,285</b>
Andalucía	16,629	8,939	64	16	2,357	5,253
Aragón	2,348	1,334	34	1	521	458
Asturias, Principado de	1,500	770	20	4	381	325
Balears, Illes	2,432	1,416	159	2	351	504
Canarias	4,064	1,825	141	3	355	1,740
Cantabria	1,008	661	11	2	185	149
Castilla y León	3,762	1,890	31	19	828	994
Castilla - La Mancha	3,481	2,009	65	2	654	751
Cataluña	17,890	7,890	256	16	2,704	7,024
Comunitat Valenciana	13,057	7,239	300	17	2,230	3,271
Extremadura	1,662	842	28	3	423	366
Galicia	3,728	1,734	40	14	880	1,060
Madrid, Comunidad de	11,615	6,593	287	59	1,789	2,887
Murcia, Región de	3,243	1,412	179	6	389	1,257
Navarra, Comunidad Foral de	1,090	529	23	3	282	253
País Vasco	3,327	1,888	63	10	827	539
Rioja, La	939	379	19	0	146	395
Ceuta	257	238	1	0	16	2
Melilla	129	57	0	0	15	57



## January 2019. Provisional Data

### STPR.5 Housing sales, by system and status

	Dwellings	Free housing	Protected housing	New housing	Used housing
<b>TOTAL</b>	<b>47,645</b>	<b>42,850</b>	<b>4,795</b>	<b>9,259</b>	<b>38,386</b>
Andalucía	8,939	8,038	901	1,732	7,207
Aragón	1,334	1,150	184	299	1,035
Asturias, Principado de	770	660	110	226	544
Balears, Illes	1,416	1,380	36	245	1,171
Canarias	1,825	1,720	105	465	1,360
Cantabria	661	586	75	120	541
Castilla y León	1,890	1,669	221	339	1,551
Castilla - La Mancha	2,009	1,865	144	435	1,574
Cataluña	7,890	7,254	636	1,308	6,582
Comunitat Valenciana	7,239	6,482	757	933	6,306
Extremadura	842	702	140	125	717
Galicia	1,734	1,651	83	416	1,318
Madrid, Comunidad de	6,593	5,959	634	1,626	4,967
Murcia, Región de	1,412	1,231	181	211	1,201
Navarra, Comunidad Foral de	529	458	71	125	404
País Vasco	1,888	1,642	246	375	1,513
Rioja, La	379	325	54	60	319
Ceuta	238	29	209	210	28
Melilla	57	49	8	9	48