

13 May 2014

Statistics on Transfer of Property Rights (STPR)
March 2014. *Provisional data*

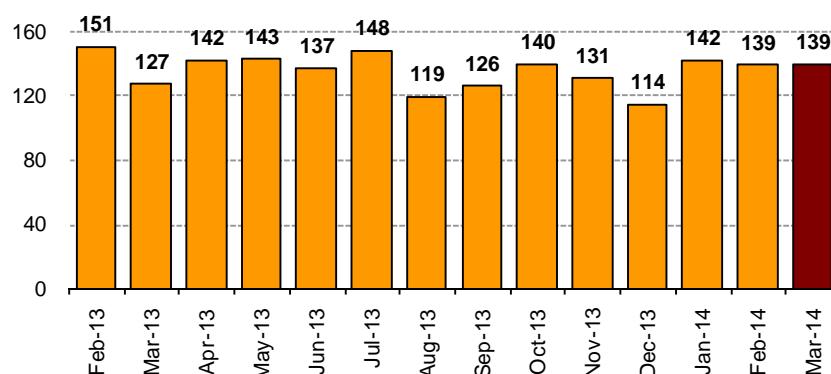
In March, the number of property transfers is 139,371, that is, 9.6% more than in the same month of the previous year

The merchating of dwellings increases 22.8%, as compared with March 2013

The number of property transfers recorded in the land registries (from public deeds previously registered) was 139,371 in March, that is, 9.6%¹ more than in the same month of 2013.

Regarding the merchating of registered properties, the number of transfers was 59,421, representing an annual increase of 17.8%.

Number of total property transfers recorded in the land registries (thousands)



Number of registered property transfers, by acquisition title

	Total	% Variation		
		Monthly	Annual	Annual accumulated
Total properties	139,371	0.2	9.6	-2.8
Merchating	59,421	0.5	17.8	-7.4
Donation	3,848	-0.9	-21.7	-35.4
Swap	682	21.4	14.6	-15.9
Inheritance	30,931	1.8	9.2	7.5
Other titles ²	44,489	-1.5	3.8	2.7

¹ Given that the Easter week took place in April in 2014 and in March in 2013, it is appropriate to wait for the results that correspond to April in order to analyse the two months together.

² "Other titles" includes land consolidation, horizontal divisions, joint ventures or mixtures of several titles transmission, transmissions without title of acquisition, non recourse debt, foreclosures and court awards.

Merchanting recorded in the land registries

82.2% of the registered merchanting in March corresponded to urban properties and 17.8% to rustic properties. Among the urban properties, 55.4% were merchanting of dwellings.

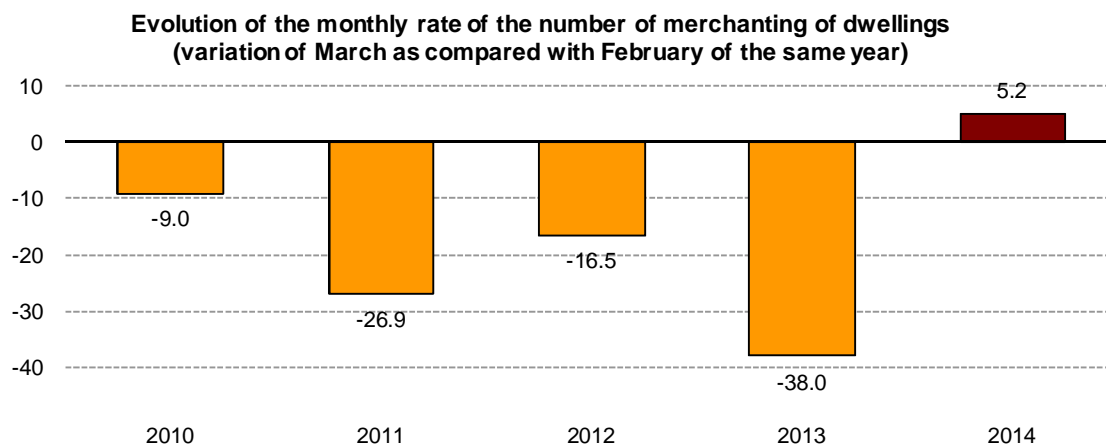
The number of merchanting of rustic properties increased 12.4% in the annual rate in March, and that of urban properties did so by 19.1%. Within the later, merchanting of dwellings recorded an annual variation of 22.8%.

Number of registered merchanting

	Total	% Variation		
		Monthly	Annual	Annual accumulated
Urban properties	48,848	-0.2	19.1	-10.5
- Dwellings	27,047	5.2	22.8	-14.4
- Other urban properties	21,801	-6.2	14.8	-5.4
Rustic properties	10,573	4.2	12.4	10.7

Evolution of the monthly rate

In order to contribute to the analysis and interpretation of the data, the following chart shows the variation in the number of merchantings of dwellings between the months of February and March of the last five years. In 2014, the monthly rate was 5.2%, the highest of the period considered.



Registered merchanting on dwellings, by protection system and status

90.1% of transfers of dwellings by merchanting in March were free housing, and 9.9% were protected housing.

In annual terms, the number of transfers of free dwellings by merchanting increased 26.5%. In turn, that of protected housing decreased 2.9%.

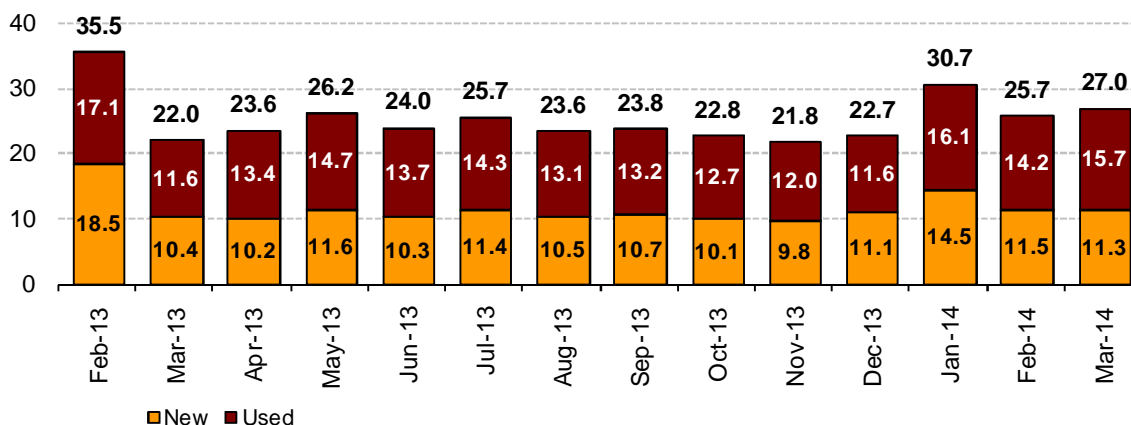
41.9% of the dwellings transferred by merchanting in March were new, and 58.1% were used.

The number of transactions on new dwellings increased 8.7%, and the number of used dwellings increased 35.5%, as compared with March 2013.

Number of registered merchantings of dwellings

	Total	Percentage	% Variation		
			Monthly	Annual	Annual accumulated
Total	27,047		5.2	22.8	-14.4
Free housing	24,377	90.1	4.9	26.5	-12.1
Protected housing	2,670	9.9	7.9	-2.9	-29.9
Total	27,047		5.2	22.8	-14.4
New housing	11,331	41.9	-1.8	8.7	-23.5
Used housing	15,716	58.1	10.9	35.5	-5.2

Number of registered merchantings on dwellings (thousands)



Geographical distribution

In March 2014, the total number of property transfers recorded in the land registries per 100,000 inhabitants³ reached its highest value in the Autonomous Communities of Castilla y León (627), La Rioja (605) and Castilla-La Mancha (579).

The Autonomous Communities which registered the greatest annual variations were Illes Balears (32.4%), Cataluña (28.3%) and Comunitat Valenciana (20.0%).

In turn, the only Autonomous Communities that registered negative rates were La Rioja (-20.5%), Aragón (-15.3%) and Canarias (-1.2%).

Number of registered property transfers, by Autonomous Cities and Communities

	Total property transfers recorded in the registries			Registered merchantings of dwellings		
	Number	% Annual variation	Number per hundred thousand inhabitants ³	Number	% Annual variation	Number per hundred thousand inhabitants ³
TOTAL	139,371	9.6	371	27,047	22.8	72
Andalucía	22,204	5.8	334	5,715	37.4	86
Aragón	6,063	-15.3	562	666	-12.5	62
Asturias, Principado de	3,006	7.6	338	327	-1.5	37
Balears, Illes	3,586	32.4	404	1,004	71.0	113
Canarias	4,909	-1.2	286	1,600	40.8	93
Cantabria	1,777	3.2	371	297	22.2	62
Castilla y León	12,824	2.4	627	1,098	-2.8	54
Castilla - La Mancha	9,560	0.7	579	1,185	11.1	72
Cataluña	19,941	28.3	334	3,944	42.8	66
Comunitat Valenciana	17,905	20.0	438	3,529	20.2	86
Extremadura	3,698	16.8	420	489	41.7	55
Galicia	6,818	1.7	300	918	-9.3	40
Madrid, Comunidad de	13,578	14.9	263	3,941	20.9	76
Murcia, Región de	3,963	18.5	348	754	13.4	66
Navarra, Comunidad Foral de	2,355	5.5	465	308	17.1	61
País Vasco	5,431	8.7	306	951	17.0	54
Rioja, La	1,545	-20.5	605	240	-53.0	94
Ceuta	103	66.1	164	39	95.0	62
Melilla	105	138.6	173	42	180.0	69

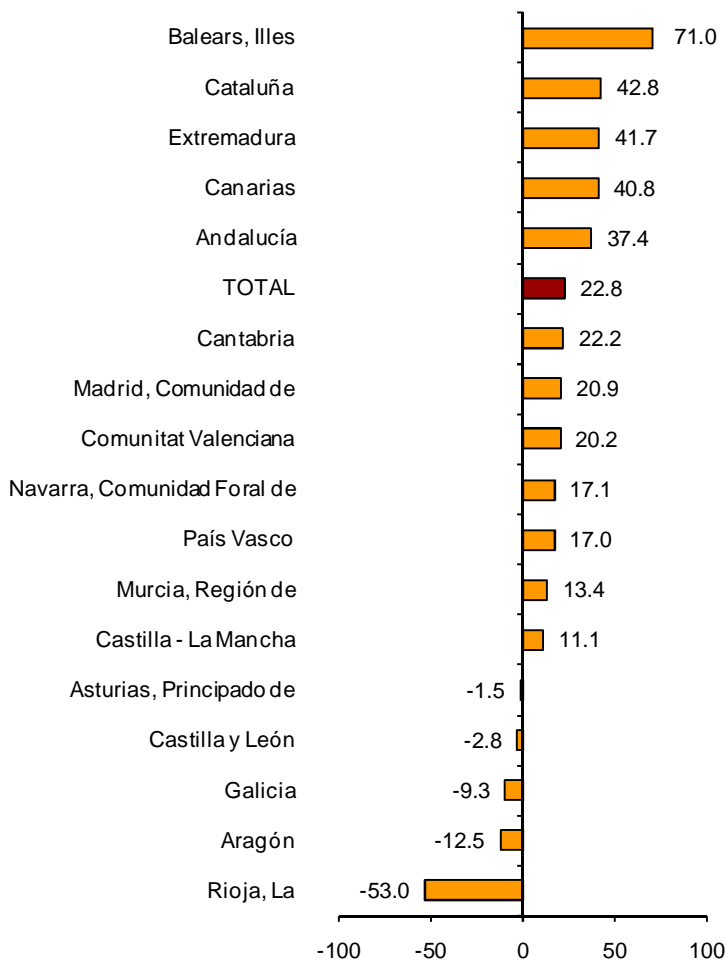
Regarding the merchanting on registered dwellings, the Autonomous Community with the highest number of transfers per 100,000 inhabitants³ was Illes Balears (113).

³This data was calculated from the revision of the figures of the Municipal Register for the year 2013. Only the population aged 18 to 84 years old was considered.

The Autonomous Community showing positive annual variation rates in the merchanding of dwellings in March were Illes Balears (71.0%), Cataluña (42.8%) and Extremadura (41.7%).

In turn, those showing the greatest decreases were La Rioja (-53.0%), Aragón (-12.5%) and Galicia (-9.3%).

Annual variation of the number of merchanding on dwellings by Autonomous Communities



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STPR. 1 Transfers recorded in the land registries, made on rustic and urban properties

	Total	Rustic properties	Urban properties		
			Dwellings	Plots	Other urban properties
TOTAL	139,371	33,449	59,317	5,832	40,773
Andalucía	22,204	4,019	10,807	1,226	6,152
Aragón	6,063	2,823	1,694	209	1,337
Asturias, Principado de	3,006	1,160	886	71	889
Balears, Illes	3,586	678	1,763	171	974
Canarias	4,909	362	2,707	220	1,620
Cantabria	1,777	621	542	39	575
Castilla y León	12,824	6,431	3,113	663	2,617
Castilla - La Mancha	9,560	4,277	3,087	693	1,503
Cataluña	19,941	2,321	9,835	1,065	6,720
Comunitat Valenciana	17,905	3,040	8,465	390	6,010
Extremadura	3,698	1,525	1,243	204	726
Galicia	6,818	2,329	2,299	156	2,034
Madrid, Comunidad de	13,578	822	7,639	316	4,801
Murcia, Región de	3,963	866	1,584	156	1,357
Navarra, Comunidad Foral de	2,355	902	694	111	648
País Vasco	5,431	688	2,360	100	2,283
Rioja, La	1,545	585	460	40	460
Ceuta	103	0	65	0	38
Melilla	105	0	74	2	29

STPR. 2 Transfers made on rustic properties, by acquisition title

	Rustic properties	Merchanting	Donation	Swap	Inheritance	Other titles
TOTAL	33,449	10,573	1,633	250	12,385	8,608
Andalucía	4,019	1,433	120	5	1,359	1,102
Aragón	2,823	886	177	7	886	867
Asturias, Principado de	1,160	241	40	17	619	243
Balears, Illes	678	223	38	3	340	74
Canarias	362	139	19	2	45	157
Cantabria	621	121	10	9	327	154
Castilla y León	6,431	1,806	168	35	2,625	1,797
Castilla - La Mancha	4,277	1,829	364	29	1,472	583
Cataluña	2,321	531	129	7	1,104	550
Comunitat Valenciana	3,040	1,031	271	25	1,019	694
Extremadura	1,525	503	38	23	460	501
Galicia	2,329	569	37	30	656	1,037
Madrid, Comunidad de	822	238	66	16	253	249
Murcia, Región de	866	323	55	8	251	229
Navarra, Comunidad Foral de	902	268	49	4	414	167
País Vasco	688	154	46	14	347	127
Rioja, La	585	278	6	16	208	77
Ceuta	0	0	0	0	0	0
Melilla	0	0	0	0	0	0

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STPR. 3 Transfers made on urban properties, by acquisition title

	Urban properties	Merchanting	Donation	Swap	Inheritance	Other titles
TOTAL	105,922	48,848	2,215	432	18,546	35,881
Andalucía	18,185	9,592	119	44	2,466	5,964
Aragón	3,240	1,314	78	3	677	1,168
Asturias, Principado de	1,846	832	31	4	487	492
Balears, Illes	2,908	1,624	75	10	493	706
Canarias	4,547	2,538	56	22	382	1,549
Cantabria	1,156	577	8	0	226	345
Castilla y León	6,393	2,332	98	11	1,312	2,640
Castilla - La Mancha	5,283	2,339	207	17	738	1,982
Cataluña	17,620	7,318	364	80	3,836	6,022
Comunitat Valenciana	14,865	6,060	409	17	2,235	6,144
Extremadura	2,173	842	37	12	501	781
Galicia	4,489	1,864	54	20	679	1,872
Madrid, Comunidad de	12,756	6,564	417	157	2,051	3,567
Murcia, Región de	3,097	1,650	60	7	384	996
Navarra, Comunidad Foral de	1,453	595	55	2	501	300
País Vasco	4,743	2,157	139	26	1,311	1,110
Rioja, La	960	524	4	0	232	200
Ceuta	103	67	2	0	7	27
Melilla	105	59	2	0	28	16

STPR. 4 Transfers made on dwellings, by acquisition title

	Dwellings	Merchanting	Donation	Swap	Inheritance	Other titles
TOTAL	59,317	27,047	1,236	166	11,847	19,021
Andalucía	10,807	5,715	54	24	1,756	3,258
Aragón	1,694	666	46	0	410	572
Asturias, Principado de	886	327	16	1	325	217
Balears, Illes	1,763	1,004	41	5	293	420
Canarias	2,707	1,600	29	5	244	829
Cantabria	542	297	3	0	127	115
Castilla y León	3,113	1,098	37	5	737	1,236
Castilla - La Mancha	3,087	1,185	114	12	445	1,331
Cataluña	9,835	3,944	206	30	2,369	3,286
Comunitat Valenciana	8,465	3,529	238	7	1,503	3,188
Extremadura	1,243	489	27	8	367	352
Galicia	2,299	918	27	6	428	920
Madrid, Comunidad de	7,639	3,941	267	52	1,449	1,930
Murcia, Región de	1,584	754	34	2	266	528
Navarra, Comunidad Foral de	694	308	26	0	200	160
País Vasco	2,360	951	65	9	784	551
Rioja, La	460	240	2	0	117	101
Ceuta	65	39	2	0	6	18
Melilla	74	42	2	0	21	9

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STPR. 5 Merchanting of dwellings, by system and status

	Dwellings	Free housing	State-subsidised housing	New housing	Used housing
TOTAL	27,047	24,377	2,670	11,331	15,716
Andalucía	5,715	5,303	412	2,497	3,218
Aragón	666	553	113	194	472
Asturias, Principado de	327	250	77	160	167
Balears, Illes	1,004	987	17	386	618
Canarias	1,600	1,510	90	802	798
Cantabria	297	262	35	131	166
Castilla y León	1,098	912	186	453	645
Castilla - La Mancha	1,185	938	247	615	570
Cataluña	3,944	3,567	377	1,267	2,677
Comunitat Valenciana	3,529	3,194	335	1,455	2,074
Extremadura	489	402	87	177	312
Galicia	918	871	47	474	444
Madrid, Comunidad de	3,941	3,584	357	1,723	2,218
Murcia, Región de	754	687	67	367	387
Navarra, Comunidad Foral de	308	227	81	147	161
País Vasco	951	842	109	331	620
Rioja, La	240	215	25	124	116
Ceuta	39	34	5	19	20
Melilla	42	39	3	9	33

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