

8 June 2017

Statistics on Transfer of Property Rights (STPR) April 2017. Provisional data

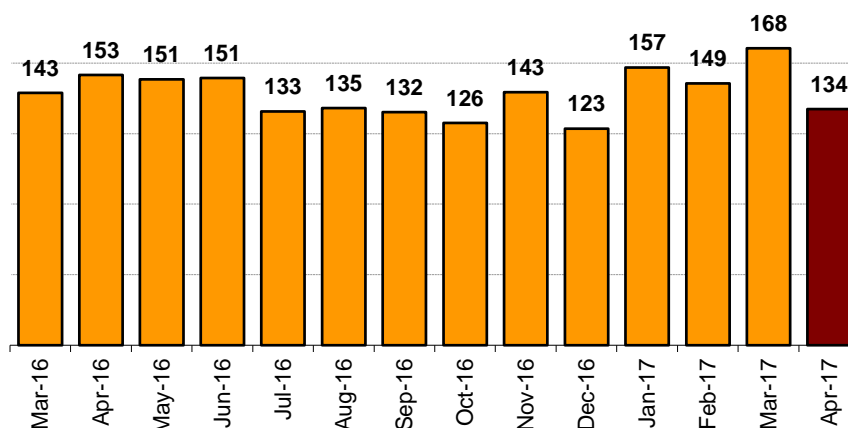
In April, the number of property transfers registered is 133,908 properties, that is, 12.6% less than that registered in the same month of the previous year

The merchenting of registered dwellings decreases by 8.6%, as compared with April of 2016

The number of property transfers recorded in the land registers (from public deeds previously registered) was 133,908 in April, that is, 12.6% less than in the same month of 2016.

Regarding the merchenting of registered properties, the number of transfers was 66,038, with a 12.2% annual decrease.

Total property transfers recorded in the land registries (thousands)



Registered property transfers, by acquisition title. April 2017

	Total	% Variation		
		Monthly	Annual	Annual accumulated
Total properties	133,908	-20.5	-12.6	3.4
Merchenting	66,038	-22.3	-12.2	8.5
Donation	3,233	-26.1	-21.6	-0.5
Swap	370	-36.5	-44.7	-15.9
Inheritance	29,955	-23.7	-14.6	3.1
Other titles ¹	34,312	-12.5	-9.9	-4.9

¹ "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

84.5% of the registered merchanting in April corresponded to urban properties and 15.5% to rustic properties. Among the urban properties, 57.8% were merchanting of dwellings.

In April, the number of merchanting of rustic properties decreased by 11.7% in the annual rate, while that of urban properties did so by 12.3%. Within the latter, merchanting of dwellings recorded an annual decrease of 8.6%.

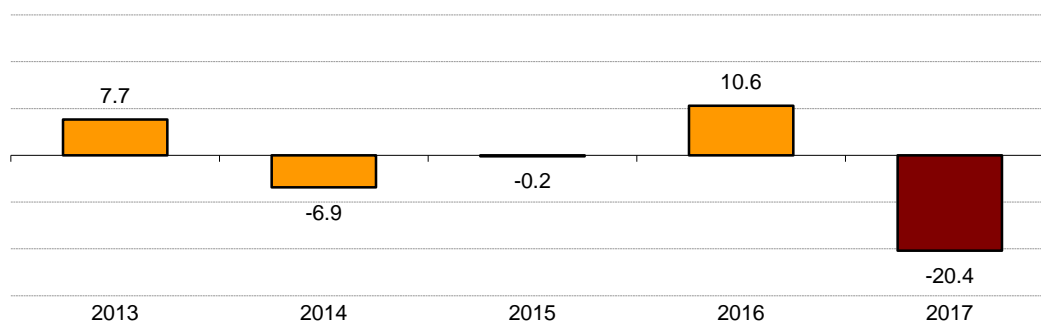
Registered merchanting by type of property. April 2017

	Total	Percentage	% Variation		
			Monthly	Annual	Annual accumulated
Total	66,038		-22.3	-12.2	8.5
Urban properties	55,770	84.5	-21.8	-12.3	9.2
- Dwellings	32,227	57.8	-20.4	-8.6	8.8
- Other urban properties	23,543	42.2	-23.7	-16.9	9.6
Rustic properties	10,268	15.5	-25.0	-11.7	5.0

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 merchanting of dwellings between the months of March and April of the last five years. In 2017, the monthly rate was -20.4%, that is, 31.0 points less than that of the previous year and the lowest from the period in question.

Evolution of the monthly rate of merchanting of dwellings (variation of April over March of the before year)



Registered merchanting on dwellings, by protection system and status

89.8% of transfers of dwellings by merchanting in April were free dwellings and 10.2% were protected dwellings.

In annual terms, the number of transfers of free dwellings by merchanting decreased by 8.4%, and that of protected dwellings did so by 10.3%.

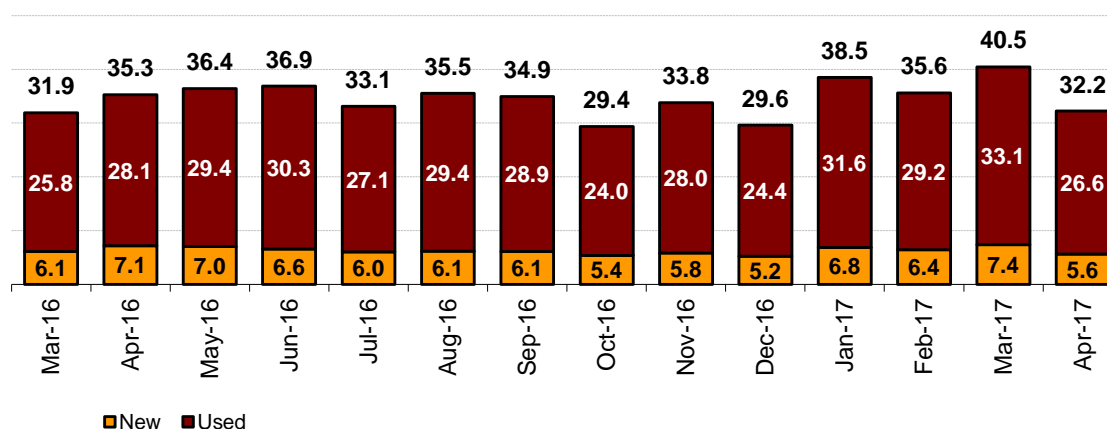
17.4% of the dwellings transferred by merchanting in April were new, and 82.6% were used.

The number of transactions on new dwellings decreased 21.5%, while that of used dwellings decreased 5.3% as compared with April 2016.

Number of registered merchantings on dwellings. April 2017

	Total	Percentage	% Variation		
			Monthly	Annual	Annual accumulated
Total	32,227		-20.4	-8.6	8.8
Free housing	28,939	89.8	-20.3	-8.4	9.0
Protected housing	3,288	10.2	-20.4	-10.3	6.8
Total	32,227		-20.4	-8.6	8.8
New housing	5,598	17.4	-24.0	-21.5	-3.8
Used housing	26,629	82.6	-19.5	-5.3	12.0

Number of registered merchantings on dwellings (thousands)



Results by Autonomous Communities

In April, the total number of property transfers recorded in the land registries per 100,000 inhabitants² reached its highest values in Aragón (636), La Rioja (568) and Castilla y León (499).

Canarias (18.9%), Comunidad de Madrid (5.1%) and Galicia (3.1%) registered the greatest annual variations.

In turn, Comunitat Valenciana (-29.1%), Castilla y León (-27.2%) and Extremadura (-25.9%) registered the lowest annual rates.

Registered property transfers, by Autonomous Communities. April 2017

	Total property transfers recorded in the registries			Registered merchantings of dwellings		
	Number	% Annual variation	Number per hundred thousand inhabitants ²	Number	% Annual variation	Number per hundred thousand inhabitants ²
TOTAL	133,908	-12.6	365	32,227	-8.6	88
Andalucía	20,576	-11.9	312	5,970	-10.8	91
Aragón	6,625	0.0	636	824	-0.6	79
Asturias, Principado de	3,151	1.6	369	593	11.5	69
Balears, Illes	3,820	-9.8	418	1,000	-14.2	110
Canarias	5,908	18.9	339	1,781	5.4	102
Cantabria	1,720	-5.4	369	379	7.1	81
Castilla y León	9,815	-27.2	499	1,219	-14.6	62
Castilla - La Mancha	7,677	-12.3	481	1,056	-14.5	66
Cataluña	19,065	-13.4	329	5,289	-3.2	91
Comunitat Valenciana	16,414	-29.1	420	4,549	-17.4	116
Extremadura	2,762	-25.9	320	474	-12.4	55
Galicia	7,073	3.1	320	1,133	-13.2	51
Madrid, Comunidad de	16,400	5.1	324	5,200	-0.8	103
Murcia, Región de	3,676	-19.7	325	894	-18.1	79
Navarra, Comunidad Foral de	2,317	-18.7	466	371	-20.6	75
País Vasco	5,144	-15.1	298	1,212	-9.9	70
Rioja, La	1,396	-17.6	568	176	-29.6	72

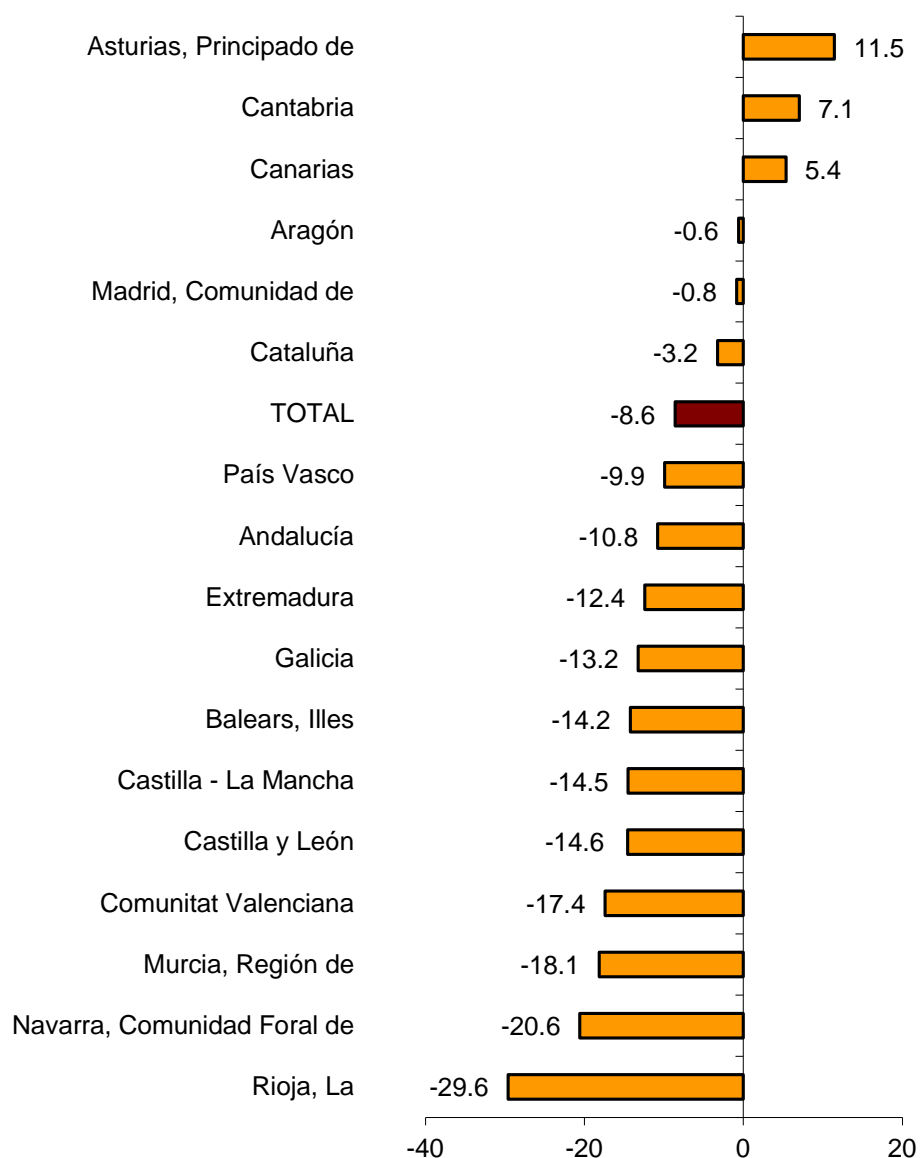
Regarding the merchanting on registered dwellings, the Autonomous Communities with the highest number of transfers per 100,000 inhabitants² were Comunitat Valenciana (116), Illes Balears (110) and Comunidad de Madrid (103).

² This data was calculated from the provisional data of the Population Figures on 01 July 2016. Of these figures only the population aged 18 to 84 years old was considered.

The only Communities presenting positive annual variation rates in the number of merchanting on dwellings in April were Principado de Asturias (11.5%), Cantabria (7.1%) and Canarias (5.4%).

In turn, La Rioja (-29.6%), Comunidad Foral de Navarra (-20.6%) and Región de Murcia (-18.1%) registered the greatest decreases.

Annual variation of the number of merchantings of dwellings by Autonomous Community. April 2017



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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	133,908	28,410	61,605	4,691	39,202
Andalucía	20,576	3,894	10,372	925	5,385
Aragón	6,625	3,039	1,823	227	1,536
Asturias, Principado de	3,151	775	1,286	41	1,049
Balears, Illes	3,820	896	1,658	193	1,073
Canarias	5,908	332	3,361	151	2,064
Cantabria	1,720	450	648	42	580
Castilla y León	9,815	4,741	2,676	276	2,122
Castilla - La Mancha	7,677	3,631	2,399	463	1,184
Cataluña	19,065	1,993	9,773	906	6,393
Comunitat Valenciana	16,414	2,636	8,428	365	4,985
Extremadura	2,762	1,213	1,003	125	421
Galicia	7,073	1,893	2,855	129	2,196
Madrid, Comunidad de	16,400	323	9,625	473	5,979
Murcia, Región de	3,676	708	1,813	154	1,001
Navarra, Comunidad Foral de	2,317	729	925	89	574
País Vasco	5,144	526	2,354	88	2,176
Rioja, La	1,396	586	411	37	362
Ceuta	136	0	81	2	53
Melilla	233	45	114	5	69

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

	Rustic properties	Merchanting	Donation	Swap	Inheritance	Other titles
TOTAL	28,410	10,268	1,204	196	10,840	5,902
Andalucía	3,894	1,691	104	17	1,189	893
Aragón	3,039	865	47	18	696	1,413
Asturias, Principado de	775	241	14	4	375	141
Balears, Illes	896	303	204	5	277	107
Canarias	332	156	18	0	85	73
Cantabria	450	133	5	5	225	82
Castilla y León	4,741	1,557	88	47	2,024	1,025
Castilla - La Mancha	3,631	1,539	304	23	1,424	341
Cataluña	1,993	615	72	9	1,017	280
Comunitat Valenciana	2,636	1,114	157	5	975	385
Extremadura	1,213	485	1	13	593	121
Galicia	1,893	535	13	24	783	538
Madrid, Comunidad de	323	90	16	4	144	69
Murcia, Región de	708	309	43	9	196	151
Navarra, Comunidad Foral de	729	230	84	3	340	72
País Vasco	526	105	28	0	286	107
Rioja, La	586	293	5	10	210	68
Ceuta	0	0	0	0	0	0
Melilla	45	7	1	0	1	36

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

	Urban properties	Merchanting	Donation	Swap	Inheritance	Other titles
TOTAL	105,498	55,770	2,029	174	19,115	28,410
Andalucía	16,682	9,569	93	38	2,702	4,280
Aragón	3,586	1,566	35	7	783	1,195
Asturias, Principado de	2,376	1,128	19	3	521	705
Balears, Illes	2,924	1,748	217	11	471	477
Canarias	5,576	2,812	137	11	533	2,083
Cantabria	1,270	784	13	2	292	179
Castilla y León	5,074	2,248	53	2	1,182	1,589
Castilla - La Mancha	4,046	1,869	100	13	752	1,312
Cataluña	17,072	9,489	296	26	3,595	3,666
Comunitat Valenciana	13,778	7,484	373	17	2,428	3,476
Extremadura	1,549	754	26	5	426	338
Galicia	5,180	2,237	42	5	1,002	1,894
Madrid, Comunidad de	16,077	8,965	377	11	2,125	4,599
Murcia, Región de	2,968	1,528	61	4	481	894
Navarra, Comunidad Foral de	1,588	671	71	1	358	487
País Vasco	4,618	2,397	109	17	1,202	893
Rioja, La	810	349	6	0	212	243
Ceuta	136	85	0	1	23	27
Melilla	188	87	1	0	27	73

STPR. 4 Transfers made on dwellings, by acquisition title

	Dwellings	Merchanting	Donation	Swap	Inheritance	Other titles
TOTAL	61,605	32,227	1,110	66	12,518	15,684
Andalucía	10,372	5,970	56	18	1,969	2,359
Aragón	1,823	824	11	3	472	513
Asturias, Principado de	1,286	593	9	1	353	330
Balears, Illes	1,658	1,000	101	2	273	282
Canarias	3,361	1,781	91	5	354	1,130
Cantabria	648	379	6	0	183	80
Castilla y León	2,676	1,219	24	1	687	745
Castilla - La Mancha	2,399	1,056	47	6	450	840
Cataluña	9,773	5,289	154	8	2,260	2,062
Comunitat Valenciana	8,428	4,549	215	6	1,660	1,998
Extremadura	1,003	474	19	2	318	190
Galicia	2,855	1,133	16	2	616	1,088
Madrid, Comunidad de	9,625	5,200	228	3	1,567	2,627
Murcia, Región de	1,813	894	46	1	301	571
Navarra, Comunidad Foral de	925	371	37	1	202	314
País Vasco	2,354	1,212	48	6	693	395
Rioja, La	411	176	2	0	118	115
Ceuta	81	47	0	1	22	11
Melilla	114	60	0	0	20	34

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STPR. 5 Merchanting of dwellings, by system and status

	Dwellings	Free housing	State-subsidised housing	New housing	Used housing
TOTAL	32,227	28,939	3,288	5,598	26,629
Andalucía	5,970	5,280	690	1,040	4,930
Aragón	824	701	123	79	745
Asturias, Principado de	593	479	114	111	482
Balears, Illes	1,000	967	33	191	809
Canarias	1,781	1,710	71	307	1,474
Cantabria	379	353	26	88	291
Castilla y León	1,219	1,067	152	233	986
Castilla - La Mancha	1,056	958	98	168	888
Cataluña	5,289	4,769	520	666	4,623
Comunitat Valenciana	4,549	4,000	549	702	3,847
Extremadura	474	381	93	31	443
Galicia	1,133	1,050	83	302	831
Madrid, Comunidad de	5,200	4,742	458	1,182	4,018
Murcia, Región de	894	800	94	118	776
Navarra, Comunidad Foral de	371	340	31	101	270
País Vasco	1,212	1,103	109	224	988
Rioja, La	176	144	32	29	147
Ceuta	47	42	5	17	30
Melilla	60	53	7	9	51

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