

16 March 2010

Housing Price Index (HPI). Base 2007

Fourth quarter of 2009

General index

	Quarterly variation	Year-to-date variation	Annual variation
Fourth quarter 2009	-0.4	-4.3	-4.3

Main Results

- The **annual variation** rate of the HPI is **-4.3%** in the fourth quarter of 2009, almost three points higher than that registered the previous quarter.
- The interannual variation of **new** housing increases half a point to **-5.1%**, thus registering the first increase since the first quarter of 2007.
- **Second-hand** housing registers an increase of almost five points in the **annual** rate, from **-8.3%** to **-3.5%**.
- The **quarterly variation** of the general index is **-0.4%**.

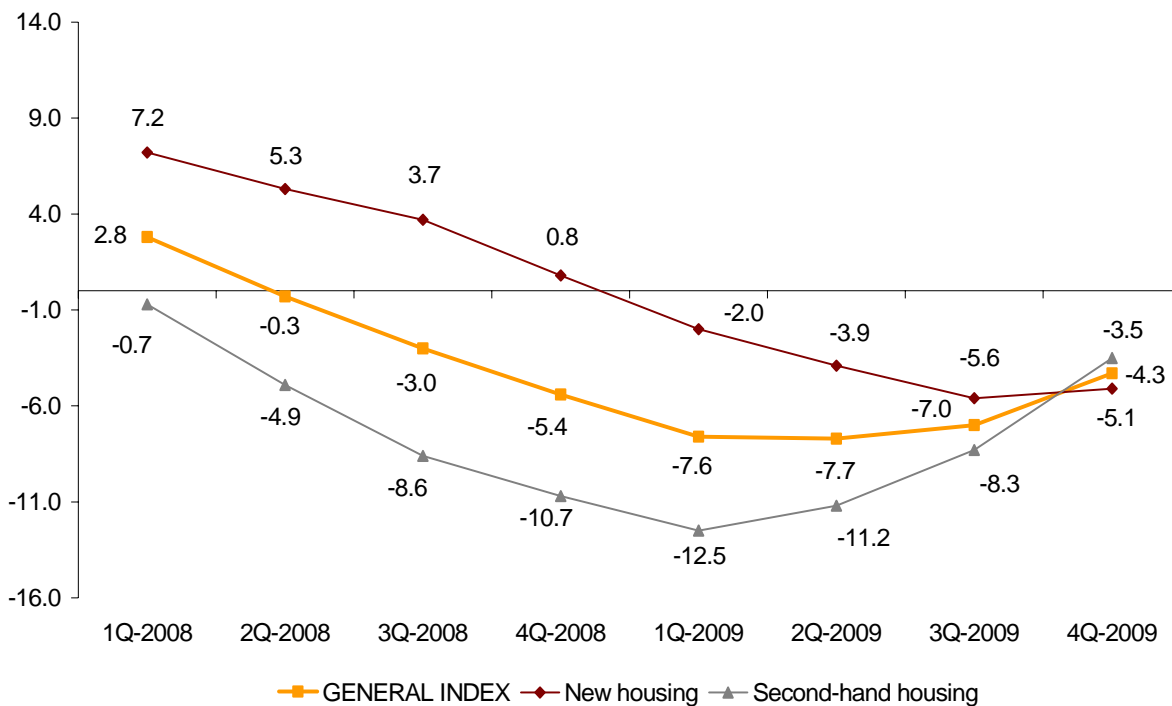
Interannual variation rates

The interannual rate of the Housing Price Index (HPI) in the fourth quarter of 2009 increased almost three points, standing at -4.3%.

By type of housing, the annual variation of new housing increased from -5.6% in the third quarter of 2009 to -5.1% in the fourth quarter, representing the first increase since the first quarter of 2007.

In turn, the annual rate for second-hand housing increased almost five points over the previous quarter, standing at -3.5% in the fourth quarter of 2009.

Annual evolution of the HPI, base 2007
General index, new housing and second-hand housing

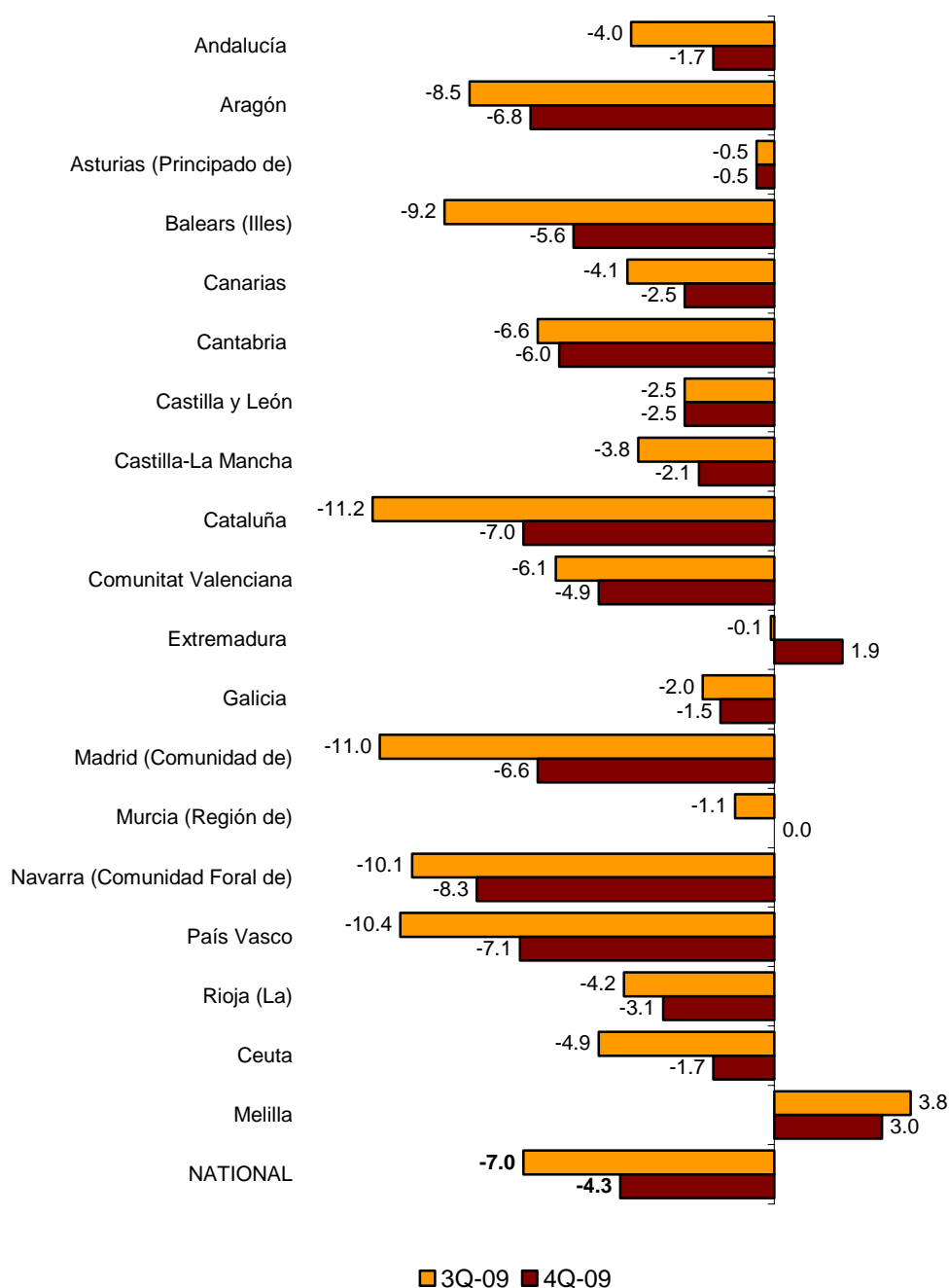


Results by Autonomous Community. Interannual variation rates

The greatest increases in annual variation were in Comunidad de Madrid, with more than five points, from -11.0% in the third quarter of 2009 to -6.6% in the fourth quarter, and in Cataluña, which stood at -7.0%.

In turn, the only annual variation rate that decreased as compared with the previous quarter was observed in the autonomous city of Melilla, which decreased eight tenths, standing at 3.0% in the fourth quarter of 2009.

Annual evolution of the HPI, base 2007
General index by Autonomous Community



16-Mar-2010

Housing Price Index. Base 2007

Fourth quarter of 2009

1. National indices: general and by type of housing

Housing	Index	% Variation			Effect	
		Over previous quarter	Year-to-date	Inter-annual	Over previous quarter	Year-to-date
New housing	98.5	-0.8	-5.1	-5.1	-0.444	-2.758
Second-hand housing	85.2	0.1	-3.5	-3.5	0.055	-1.591
GENERAL INDEX	91.1	-0.4	-4.3	-4.3		

2. General index by Autonomous Community

Autonomous Community	Index	% Variation		
		Over previous quarter	Year-to-date	Inter-annual
Andalucía	98.2	-0.3	-1.7	-1.7
Aragón	86.8	-1.0	-6.8	-6.8
Asturias (Principado de)	99.8	-0.7	-0.5	-0.5
Balears (Illes)	89.9	-0.2	-5.6	-5.6
Canarias	97.5	-0.4	-2.5	-2.5
Cantabria	93.5	-0.8	-6.0	-6.0
Castilla y León	97.9	-1.2	-2.5	-2.5
Castilla-La Mancha	98.1	-0.7	-2.1	-2.1
Cataluña	82.3	-0.1	-7.0	-7.0
Comunitat Valenciana	95.4	-0.5	-4.9	-4.9
Extremadura	102.1	-1.9	1.9	1.9
Galicia	101.3	-0.4	-1.5	-1.5
Madrid (Comunidad de)	83.7	-0.6	-6.6	-6.6
Murcia (Región de)	102.7	-0.1	0.0	0.0
Navarra (Comunidad Foral de)	86.3	-0.4	-8.3	-8.3
País Vasco	85.8	0.8	-7.1	-7.1
Rioja (La)	95.8	1.0	-3.1	-3.1
Ceuta	95.5	0.7	-1.7	-1.7
Melilla	106.2	-0.3	3.0	3.0

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Press Office: Telephone numbers: 91 583 93 63 / 94 08

Fax: 91 583 90 87 - gprensa@ine.es

Information Area: Telephone number: 91 583 91 00

Fax: 91 583 91 58 - www.ine.es/infoine