

13 November 2018

Statistics on Transfer of Property Rights (STPR)
September 2018. Provisional data

In September, 147,377 properties were registered in the land registers, 7.7% more than that in the same month of the previous year

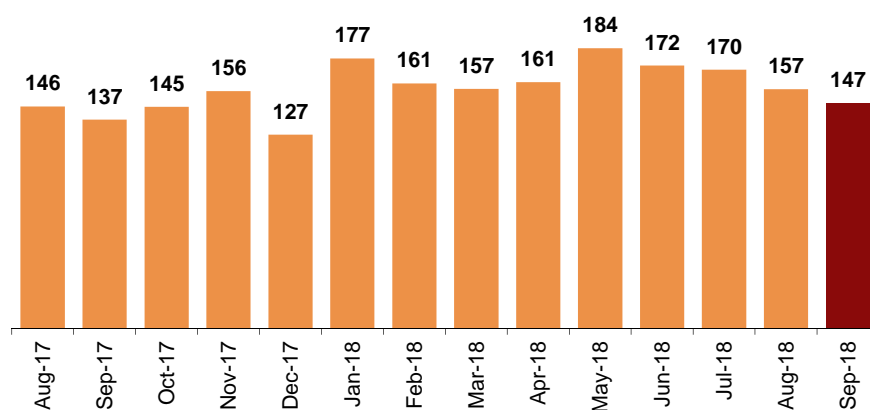
Registered housing sales increases by 9.7%, as compared with September 2017

The number of property transfers recorded in the land registers (from public deeds previously registered) was 147,377 in September, that is, 7.7% more than in the same month of 2017.

Regarding registered property sales, the number of transfers was 83,583, with an annual increase of 11.6%.

Property transfers recorded in the land registers.

In thousands



Transferred properties registered according to acquisition title. September 2018

	Total	% Variation		
		Monthly	Annual	Annual accumulated
Total properties	147,377	-6.1	7.7	8.2
Merchanting	83,583	-2.9	11.6	9.4
Donation	3,023	-6.8	4.0	-3.8
Swap	513	22.4	-2.3	7.4
Inheritance	31,770	-3.8	-0.2	4.5
Other titles ¹	28,488	-16.5	6.7	10.4

¹The 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 the land registers

88.1% of sales registered in September corresponded to urban properties and 11.9% to rustic properties. Among urban properties, 58.1% were housing sales.

In September, the number of sales of rustic properties decreased by 2.5% in the annual rate while that of urban properties increased 13.9%. Within the latter, housing sales recorded an annual increase of 9.7%.

Sales registered by nature of the property. September 2018

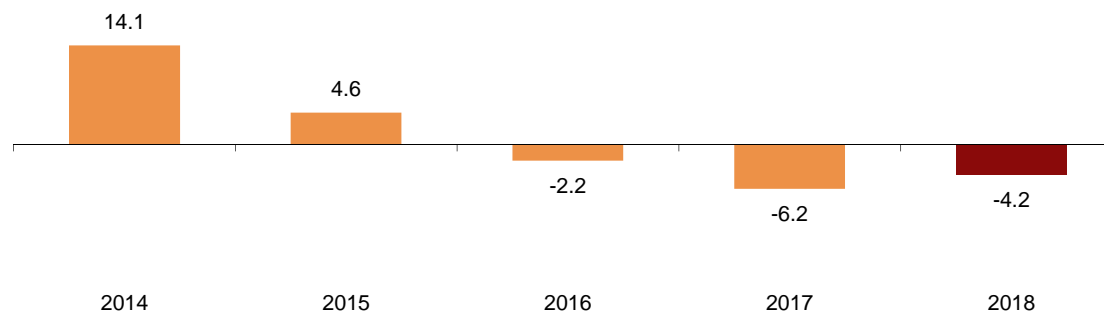
	Total	Percentage	% Variation		
			Monthly	Annual	Annual accumulated
TOTAL	83,583		-2.9	11.6	9.4
Urban properties	73,600	88.1	-3.6	13.9	10.2
- Dwellings	42,766	58.1	-4.2	9.7	11.0
- Other urban properties	30,834	41.9	-2.7	20.2	9.2
Rustic properties	9,983	11.9	2.4	-2.5	4.6

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 housing sales between August and September in the last five years. In 2018, the monthly rate was -4.2%, that is, 2.0 points more than the previous year.

Evolution of the monthly rate of the number of housing sales.

Variation in September over August of the same year



Registered housing sales, by protection system and status

90.3% of dwellings transferred by sale in September were free dwellings, and 9.7% were protected dwellings.

In annual terms, the number free dwellings transferred by sale increased by 9.3%, and that of protected dwellings did so by 13.8%.

18.7% of the dwellings transferred by sale in September were new, and 81.3% were used.

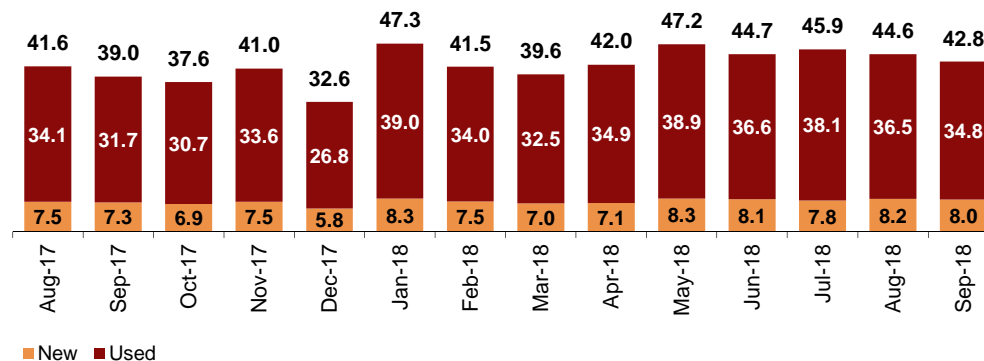
The number of transactions on new dwellings increased by 9.8%, while that of used dwellings increased 9.6% as compared with September 2017.

Number of housing sales registered. September 2018

	Total	Percentage	% Variation		
			Monthly	Annual	Annual accumulated
TOTAL	42,766		-4.2	9.7	11.0
Free housing	38,621	90.3	-4.0	9.3	11.0
Protected housing	4,145	9.7	-6.3	13.8	10.6
TOTAL	42,766		-4.2	9.7	11.0
New housing	8,016	18.7	-1.9	9.8	11.5
Used housing	34,750	81.3	-4.7	9.6	10.9

Number of housing sales registered.

In thousands



Results by Autonomous Communities

In September, the total number of property transfers recorded in the land registries per 100,000 inhabitants¹ reached its highest values in La Rioja (650), Castilla y León (570) and Castilla-La Mancha (522).

Región de Murcia (24.8%), Cantabria and La Rioja (both with 19.5%) registered the highest annual variation rates.

In turn, Comunidad Foral de Navarra (-12.5%), Aragón (-9.3%) and Illes Balears (-0.6%) registered the lowest annual rates.

Regarding registered housing sales, the Autonomous Communities with the highest number of transfers per 100.000 inhabitants¹ were Comunitat Valenciana (165), Región de Murcia (135) Illes Balears and Comunidad de Madrid (both with 131).

Properties transferred by Autonomous Communities. September 2018

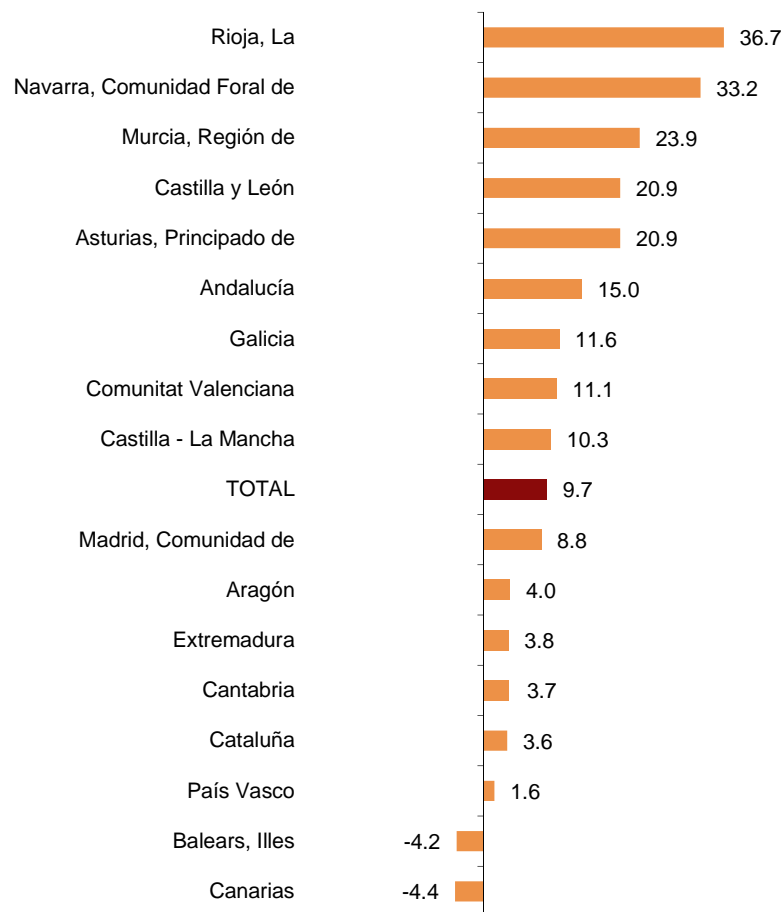
	Total property transfers recorded in the registries			Registered merchantings of dwellings		
	Number	% Annual variation	Number per hundred thousand inhabitants ¹	Number	% Annual variation	Number per hundred thousand inhabitants ¹
TOTAL	147,377	7.7	400	42,766	9.7	116
Andalucía	25,957	15.3	394	8,519	15.0	129
Aragón	5,084	-9.3	491	977	4.0	94
Asturias, Principado de	3,527	15.9	418	776	20.9	92
Balears, Illes	4,415	-0.6	474	1,221	-4.2	131
Canarias	4,898	3.6	276	1,709	-4.4	96
Cantabria	2,264	19.5	487	501	3.7	108
Castilla y León	11,057	4.3	570	1,725	20.9	89
Castilla - La Mancha	8,288	0.2	522	1,610	10.3	101
Cataluña	19,353	2.8	331	6,429	3.6	110
Comunitat Valenciana	20,188	9.5	515	6,478	11.1	165
Extremadura	3,242	5.3	381	572	3.8	67
Galicia	7,246	5.6	330	1,439	11.6	66
Madrid, Comunidad de	17,090	13.5	333	6,754	8.8	131
Murcia, Región de	5,298	24.8	467	1,536	23.9	135
Navarra, Comunidad Foral de	2,000	-12.5	399	534	33.2	107
País Vasco	5,715	4.0	332	1,608	1.6	93
Rioja, La	1,597	19.5	650	294	36.7	120

¹ This data have been calculated based on the provisional results of the population figures as at 01 January 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 September were La Rioja (36.7%), Comunidad Foral de Navarra (33.2%) and Región de Murcia (23.9%).

In turn, Canarias (-4.4%), Illes Balears (-4.2%) and País Vasco (1.6%) registered the lowest annual variation rates in September.

Annual variation in the number of housing sales by Autonomous Community. September 2018



Revision and updating of data

The data published today are provisional and will be reviewed in the third quarter of next year.

Methodological note

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

All the information on transfers of property rights is obtained from the information contained in the Land Registries of the entire national territory, under a collaboration agreement signed in 2004 between the two institutions.

Type of survey: monthly continuous survey

Population scope: registration of transfers of property rights in the land registries

Geographical scope: the entire national territory, by Autonomous Communities 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 (houses, plots and other urban).

Collection method: administrative registers from the Association of Property and Mercantile Registrars of Spain

For more information you can access the methodology at:

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 September 2018. Provisional Data

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	147,377	28,424	69,820	5,241	43,892
Andalucía	25,957	4,126	13,288	1,029	7,514
Aragón	5,084	2,021	1,806	144	1,113
Asturias, Principado de	3,527	878	1,488	74	1,087
Balears, Illes	4,415	985	1,996	231	1,203
Canarias	4,898	468	2,561	179	1,690
Cantabria	2,264	715	826	45	678
Castilla y León	11,057	4,868	3,178	415	2,596
Castilla - La Mancha	8,288	3,338	2,852	536	1,562
Cataluña	19,353	1,919	10,260	878	6,296
Comunitat Valenciana	20,188	3,152	10,282	431	6,323
Extremadura	3,242	1,274	1,264	145	559
Galicia	7,246	1,726	3,019	149	2,352
Madrid, Comunidad de	17,090	496	10,057	542	5,995
Murcia, Región de	5,298	867	2,622	193	1,616
Navarra, Comunidad Foral de	2,000	509	870	74	547
País Vasco	5,715	578	2,770	138	2,229
Rioja, La	1,597	504	574	33	486
Ceuta	48	0	26	0	22
Melilla	110	0	81	5	24

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

	Rustic properties	Merchandising	Donation	Swap	Inheritance	Other titles
TOTAL	28,424	9,983	1,055	198	12,279	4,909
Andalucía	4,126	1,863	74	7	1,470	712
Aragón	2,021	666	78	33	821	423
Asturias, Principado de	878	274	20	1	432	151
Balears, Illes	985	286	141	13	420	125
Canarias	468	184	36	1	136	111
Cantabria	715	204	9	8	382	112
Castilla y León	4,868	1,432	126	30	2,306	974
Castilla - La Mancha	3,338	1,307	155	30	1,399	447
Cataluña	1,919	534	41	7	902	435
Comunitat Valenciana	3,152	1,287	136	15	1,301	413
Extremadura	1,274	467	15	4	649	139
Galicia	1,726	571	28	32	804	291
Madrid, Comunidad de	496	95	33	0	207	161
Murcia, Región de	867	321	91	0	270	185
Navarra, Comunidad Foral de	509	190	16	2	244	57
País Vasco	578	128	35	15	298	102
Rioja, La	504	174	21	0	238	71
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	118,953	73,600	1,968	315	19,491	23,579
Andalucía	21,831	14,239	105	124	3,082	4,281
Aragón	3,063	1,650	32	7	722	652
Asturias, Principado de	2,649	1,456	28	6	546	613
Balears, Illes	3,430	2,052	180	4	584	610
Canarias	4,430	2,853	133	12	559	873
Cantabria	1,549	944	16	11	315	263
Castilla y León	6,189	3,251	68	11	1,353	1,506
Castilla - La Mancha	4,950	2,873	86	10	734	1,247
Cataluña	17,434	11,071	219	15	3,022	3,107
Comunitat Valenciana	17,036	10,847	313	23	2,780	3,073
Extremadura	1,968	901	22	5	566	474
Galicia	5,520	2,789	67	21	1,067	1,576
Madrid, Comunidad de	16,594	11,396	265	33	1,854	3,046
Murcia, Región de	4,431	2,642	223	3	490	1,073
Navarra, Comunidad Foral de	1,491	901	45	2	328	215
País Vasco	5,137	3,062	122	23	1,213	717
Rioja, La	1,093	547	41	4	257	244
Ceuta	48	38	1	0	6	3
Melilla	110	88	2	1	13	6

STPR. 4 Transfers made on dwellings, by acquisition title

	Dwellings	Merchanting	Donation	Swap	Inheritance	Other titles
TOTAL	69,820	42,766	1,176	146	12,523	13,209
Andalucía	13,288	8,519	67	68	2,193	2,441
Aragón	1,806	977	17	4	444	364
Asturias, Principado de	1,488	776	20	3	375	314
Balears, Illes	1,996	1,221	92	1	340	342
Canarias	2,561	1,709	95	9	339	409
Cantabria	826	501	9	7	176	133
Castilla y León	3,178	1,725	36	3	748	666
Castilla - La Mancha	2,852	1,610	43	2	458	739
Cataluña	10,260	6,429	120	6	1,883	1,822
Comunitat Valenciana	10,282	6,478	209	7	1,794	1,794
Extremadura	1,264	572	18	1	415	258
Galicia	3,019	1,439	45	5	660	870
Madrid, Comunidad de	10,057	6,754	178	15	1,329	1,781
Murcia, Región de	2,622	1,536	136	0	301	649
Navarra, Comunidad Foral de	870	534	21	0	188	127
País Vasco	2,770	1,608	49	10	727	376
Rioja, La	574	294	19	4	138	119
Ceuta	26	20	1	0	3	2
Melilla	81	64	1	1	12	3

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STPR. 5 Merchanting of dwellings, by system and status

	Dwellings	Free housing	State-subsidised housing	New housing	Used housing
TOTAL	42,766	38,621	4,145	8,016	34,750
Andalucía	8,519	7,712	807	1,606	6,913
Aragón	977	841	136	212	765
Asturias, Principado de	776	640	136	173	603
Balears, Illes	1,221	1,181	40	206	1,015
Canarias	1,709	1,619	90	437	1,272
Cantabria	501	473	28	130	371
Castilla y León	1,725	1,512	213	355	1,370
Castilla - La Mancha	1,610	1,486	124	313	1,297
Cataluña	6,429	5,830	599	1,026	5,403
Comunitat Valenciana	6,478	5,703	775	983	5,495
Extremadura	572	420	152	51	521
Galicia	1,439	1,382	57	312	1,127
Madrid, Comunidad de	6,754	6,247	507	1,554	5,200
Murcia, Región de	1,536	1,369	167	203	1,333
Navarra, Comunidad Foral de	534	395	139	136	398
País Vasco	1,608	1,470	138	264	1,344
Rioja, La	294	266	28	42	252
Ceuta	20	17	3	7	13
Melilla	64	58	6	6	58