

20 January 220

Statistics on Transfer of Property Rights (STPR) November 2019. Provisional data

In November, 152,699 properties are registered in the land registers, 11.8% less than in the same month of the previous year

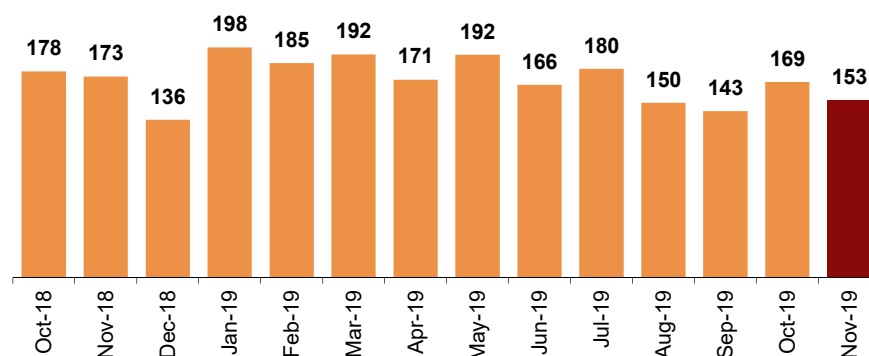
Registered housing sales decreases by 9.3%, as compared with November 2018

The number of property transfers recorded in the land registers (from public deeds previously registered) was 152,699 in November, that is, 11.8% more than in the same month of 2018.

Regarding registered property sales, the number of transfers was 79,319, with a 8.0% annual decrease.

Property transfers recorded in land registers

In thousands



Transferred properties registered according to type of acquisition

November 2019

	Total	% Variation		
		Monthly	Annual	Annual accumulated
Total properties	152,699	-9.4	-11.8	2.8
Sale	79,319	-8.4	-8.0	-2.0
Donation	3,689	-8.7	-2.3	9.3
Swap	449	-4.1	-8.9	0.9
Inheritance	35,346	-9.9	-6.3	-1.5
Other titles ¹	33,896	-11.4	-24.5	16.9

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 land registers

86.5% of sales registered in November corresponded to urban properties and 13.5% to rustic properties. Among urban properties, 56.4% were housing sales.

In November, the number of rustic properties sales decreased by 8.8% in the annual rate, while that of urban properties did so by 7.9%. Within the latter, housing sales recorded an annual decrease of 9.3%.

Sales registered by property type

November 2019

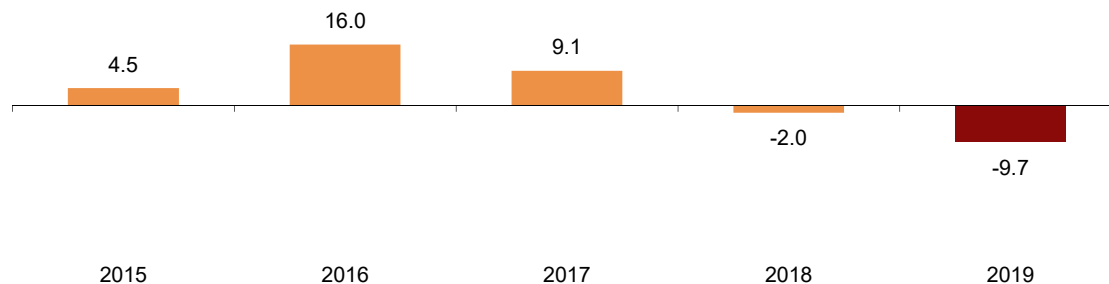
	Total	Percentage	% Variation		
			Monthly	Annual	Annual accumulated
TOTAL	79,319		-8.4	-8.0	-2.0
Urban properties	68,595	86.5	-8.0	-7.9	-2.3
- Dwellings	38,680	56.4	-9.7	-9.3	-3.6
- Other urban properties	29,915	43.6	-5.7	-6.0	-0.4
Rustic properties	10,724	13.5	-10.6	-8.8	-0.3

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 October and November in the last five years. In 2019, the monthly rate was -9.7%, the lowest for the period in question.

Monthly rate of the number of housing sales

Variation in November over October of the same year Percentage



Registered housing sales, by protection system and status

91.3% of dwellings transferred by sale in November were free-market dwellings and 8.7% were protected dwellings.

In annual terms, the number of transfers of free dwellings by merchandising decreased by 8.3%, and that of protected dwellings did so by 18.5%.

19.8% of dwellings transferred by sale in November were new, and 80.2% were used.

The number of transactions on new dwellings decreased 3.6%, while that of used dwellings decreased 10.5% as compared with November 2018.

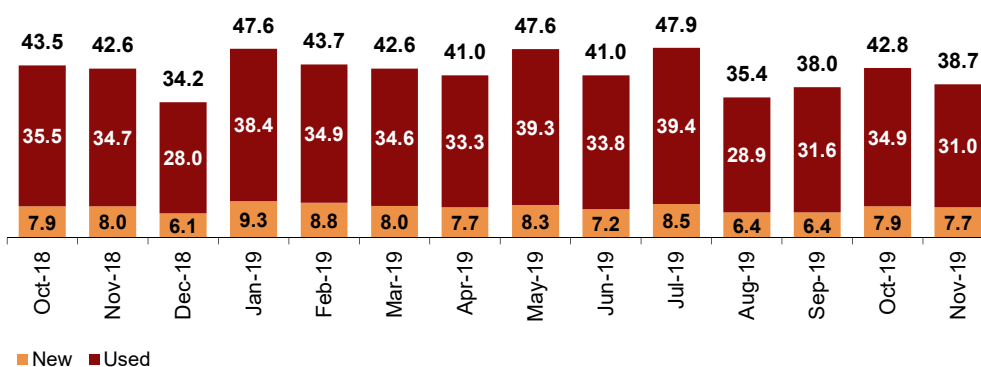
Number of registered housing sales

November 2019

	Total	Percentage	% Variation		
			Monthly	Annual	Annual accumulated
TOTAL	38,680		-9.7	-9.3	-3.6
Free	35,321	91.3	-9.2	-8.3	-3.5
Protected	3,359	8.7	-14.3	-18.5	-4.9
TOTAL	38,680		-9.7	-9.3	-3.6
New	7,672	19.8	-3.2	-3.6	0.8
Used	31,008	80.2	-11.1	-10.5	-4.6

Number of registered housing sales

In thousands



Results by Autonomous Community

In November, the total number of property transfers recorded in the land registers per 100,000 inhabitants¹ reached its highest values in La Rioja (700), Castilla y León (662) and Aragón (588).

Región de Murcia (0.6%) registered the only positive annual variation rate, while Galicia (-0.2%) and Extremadura (-1.0%) showed the least negative annual variation rates.

In turn, Comunidad Foral de Navarra (-33.2%), Comunidad de Madrid (-25.1%) and País Vasco (-20.2%) presented the lowest annual rates.

With regard to registered housing sales, the Autonomous Communities with the highest number of transfers per 100,000 inhabitants¹ were Comunitat Valenciana (151), Andalucía (126) and Aragón (114).

Properties transferred by Autonomous Community

November 2019

	Total property transfers recorded in the registries			Registered housing sales		
	Number	% Annual variation	Number per hundred thousand inhabitants ¹	Number	% Annual variation	Number per hundred thousand inhabitants ¹
TOTAL	152,699	-11.8	410	38,680	-9.3	104
Andalucía	26,304	-11.9	396	8,391	2.7	126
Aragón	6,129	-4.1	588	1,186	5.3	114
Asturias, Principado de	3,330	-10.8	398	596	-19.2	71
Balears, Illes	4,143	-12.9	432	1,081	-9.4	113
Canarias	4,923	-15.5	271	1,516	-21.0	83
Cantabria	2,043	-13.0	439	505	-16.5	108
Castilla y León	12,753	-9.3	662	1,608	-5.4	84
Castilla - La Mancha	9,274	-2.7	582	1,545	-5.4	97
Cataluña	22,171	-9.3	372	5,885	-14.2	99
Comunitat Valenciana	20,689	-13.1	522	5,996	-8.1	151
Extremadura	3,540	-1.0	418	639	7.0	75
Galicia	8,307	-0.2	380	1,418	-2.0	65
Madrid, Comunidad de	15,045	-25.1	286	5,021	-21.2	96
Murcia, Región de	5,118	0.6	444	1,292	1.2	112
Navarra, Comunidad Foral de	2,002	-33.2	394	423	-11.9	83
País Vasco	5,052	-20.2	292	1,263	-18.6	73
Rioja, La	1,728	-2.7	700	263	-25.5	106

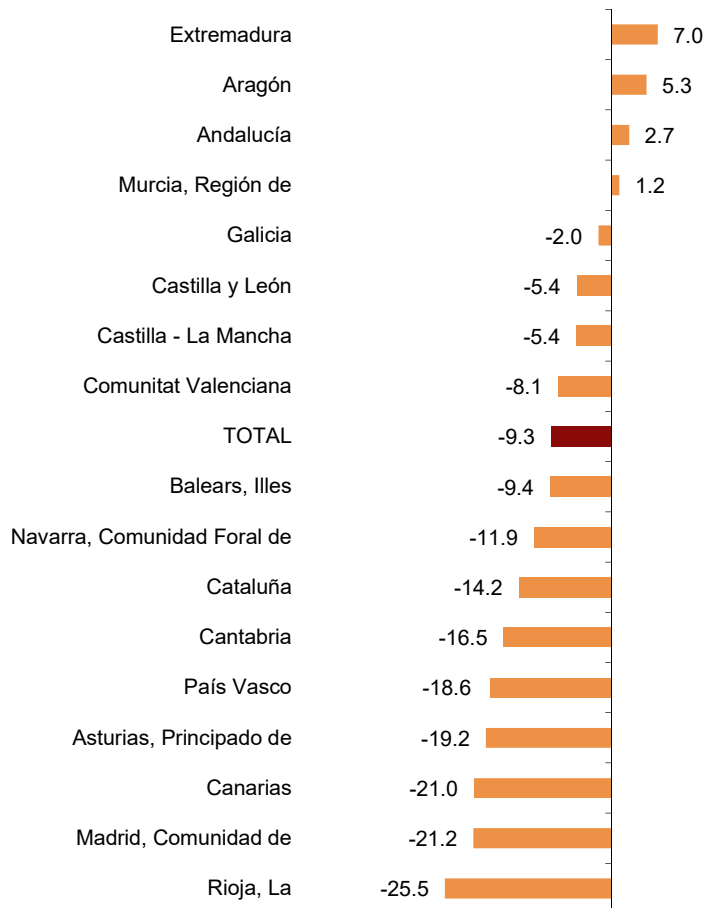
¹ This data have been calculated based on the provisional results of the population figures as at 01 July 2019. Only the population aged 18 to 84 years old is considered in these figures.

The Autonomous Communities that registered the greatest annual increases in the number of housing sales in November were Extremadura (7.0%), Aragón (5.3%) and Andalucía (2.7%).

In turn, La Rioja (-25.5%), Comunidad de Madrid (-21.2%) and Canarias (-21.0%) registered the lowest decreases.

Annual variation in the number of housing sales by Autonomous Community

November 2019. Percentage



Revision and updating of data

The 2019 data is provisional and will be reviewed in this year's third quarter.

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 for the results: the calendar month

Reference period for 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

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 November 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	152,699	31,146	70,013	5,934	45,606
Andalucía	26,304	4,081	13,861	1,275	7,087
Aragón	6,129	2,423	2,057	112	1,537
Asturias, Principado de	3,330	1,108	1,261	61	900
Balears, Illes	4,143	669	1,784	168	1,522
Canarias	4,923	453	2,573	251	1,646
Cantabria	2,043	501	846	30	666
Castilla y León	12,753	5,623	3,505	570	3,055
Castilla - La Mancha	9,274	3,901	2,854	655	1,864
Cataluña	22,171	1,993	11,566	1,061	7,551
Comunitat Valenciana	20,689	3,251	10,397	520	6,521
Extremadura	3,540	1,322	1,367	232	619
Galicia	8,307	2,738	2,882	182	2,505
Madrid, Comunidad de	15,045	431	8,930	383	5,301
Murcia, Región de	5,118	1,060	2,320	191	1,547
Navarra, Comunidad Foral de	2,002	527	833	49	593
País Vasco	5,052	557	2,285	152	2,058
Rioja, La	1,728	508	595	40	585
Ceuta	65	0	43	0	22
Melilla	83	0	54	2	27

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

	Rustic properties	Sale	Donation	Swap	Inheritance	Other titles
TOTAL	31,146	10,724	1,027	197	12,984	6,214
Andalucía	4,081	1,659	213	13	1,459	737
Aragón	2,423	696	48	36	963	680
Asturias, Principado de	1,108	362	21	4	493	228
Balears, Illes	669	242	60	1	230	136
Canarias	453	186	38	2	130	97
Cantabria	501	120	17	1	253	110
Castilla y León	5,623	2,003	73	50	2,615	882
Castilla - La Mancha	3,901	1,672	151	41	1,630	407
Cataluña	1,993	534	59	8	1,042	350
Comunitat Valenciana	3,251	1,098	132	3	1,532	486
Extremadura	1,322	525	21	2	580	194
Galicia	2,738	564	25	11	792	1,346
Madrid, Comunidad de	431	96	35	0	252	48
Murcia, Región de	1,060	412	68	5	314	261
Navarra, Comunidad Foral de	527	204	29	5	246	43
País Vasco	557	140	27	9	291	90
Rioja, La	508	211	10	6	162	119
Ceuta	0	0	0	0	0	0
Melilla	0	0	0	0	0	0

November 2019. Provisional Data

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

	Urban properties	Sale	Donation	Swap	Inheritance	Other titles
TOTAL	121,553	68,595	2,662	252	22,362	27,682
Andalucía	22,223	13,759	590	36	3,378	4,460
Aragón	3,706	2,197	48	1	721	739
Asturias, Principado de	2,222	1,172	25	2	518	505
Balears, Illes	3,474	1,990	201	0	500	783
Canarias	4,470	2,547	191	12	593	1,127
Cantabria	1,542	882	57	1	381	221
Castilla y León	7,130	3,650	61	6	1,500	1,913
Castilla - La Mancha	5,373	2,938	134	10	1,050	1,241
Cataluña	20,178	10,569	291	48	4,093	5,177
Comunitat Valenciana	17,438	10,045	368	20	3,156	3,849
Extremadura	2,218	1,088	30	10	619	471
Galicia	5,569	2,742	71	11	1,190	1,555
Madrid, Comunidad de	14,614	8,801	294	8	2,259	3,252
Murcia, Región de	4,058	2,270	152	9	621	1,006
Navarra, Comunidad Foral de	1,475	781	47	4	370	273
País Vasco	4,495	2,535	56	66	1,065	773
Rioja, La	1,220	543	44	8	317	308
Ceuta	65	43	2	0	11	9
Melilla	83	43	0	0	20	20

STPR.4 Transfers of dwellings, by type of acquisition

	Dwellings	Sale	Donation	Swap	Inheritance	Other titles
TOTAL	70,013	38,680	1,586	131	14,107	15,509
Andalucía	13,861	8,391	348	15	2,339	2,768
Aragón	2,057	1,186	21	0	421	429
Asturias, Principado de	1,261	596	18	0	349	298
Balears, Illes	1,784	1,081	115	0	277	311
Canarias	2,573	1,516	119	4	357	577
Cantabria	846	505	38	1	213	89
Castilla y León	3,505	1,608	22	1	813	1,061
Castilla - La Mancha	2,854	1,545	75	4	624	606
Cataluña	11,566	5,885	176	12	2,468	3,025
Comunitat Valenciana	10,397	5,996	222	10	2,016	2,153
Extremadura	1,367	639	18	5	433	272
Galicia	2,882	1,418	50	3	695	716
Madrid, Comunidad de	8,930	5,021	186	6	1,669	2,048
Murcia, Región de	2,320	1,292	101	2	391	534
Navarra, Comunidad Foral de	833	423	26	2	240	142
País Vasco	2,285	1,263	30	66	608	318
Rioja, La	595	263	21	0	168	143
Ceuta	43	28	0	0	9	6
Melilla	54	24	0	0	17	13

November 2019. Provisional Data

STPR.5 Housing sales, by system and status

	Dwellings	Free housing	Protected housing	New housing	Used housing
TOTAL	38,680	35,321	3,359	7,672	31,008
Andalucía	8,391	7,699	692	1,963	6,428
Aragón	1,186	1,038	148	335	851
Asturias, Principado de	596	484	112	151	445
Balears, Illes	1,081	1,064	17	195	886
Canarias	1,516	1,458	58	336	1,180
Cantabria	505	447	58	82	423
Castilla y León	1,608	1,421	187	294	1,314
Castilla - La Mancha	1,545	1,470	75	287	1,258
Cataluña	5,885	5,327	558	878	5,007
Comunitat Valenciana	5,996	5,441	555	963	5,033
Extremadura	639	516	123	91	548
Galicia	1,418	1,370	48	340	1,078
Madrid, Comunidad de	5,021	4,637	384	1,123	3,898
Murcia, Región de	1,292	1,151	141	194	1,098
Navarra, Comunidad Foral de	423	380	43	111	312
País Vasco	1,263	1,138	125	236	1,027
Rioja, La	263	232	31	86	177
Ceuta	28	26	2	6	22
Melilla	24	22	2	1	23