

International property market data

Residential property prices

Annual change in %, at current prices

	3Q23	2Q23	2022	2021	2020	2019	2018
EU	-1.0	-0.9	7.7	8.5	5.6	4.9	5.0
BE	1.2	1.7	5.6	7.1	4.2	4.0	2.9
BG	9.2	10.7	13.8	8.7	4.6	6.0	6.6
CZ	-3.5	-2.9	16.9	19.7	8.4	9.2	8.6
DK	-0.2	-6.6	-0.5	11.7	5.1	2.3	4.4
DE	-10.2	-9.6	5.3	11.6	7.8	5.8	6.6
EE	3.8	5.0	22.2	15.0	6.0	7.0	5.9
IE	1.4	2.7	12.3	8.3	0.3	2.3	10.2
GR	11.9	14.5	11.1	7.6	4.5	7.2	1.8
ES	4.5	3.7	7.4	3.7	2.2	5.2	6.7
FR	-1.5	0.7	6.3	6.3	5.2	3.3	2.9
HR	10.9	13.7	14.8	7.3	7.7	9.0	6.1
IT	1.8	0.6	3.8	2.5	1.9	-0.1	-0.6
CY	0.6	3.6	2.7	-3.4	-0.2	3.7	1.8
LV	3.2	5.4	13.8	10.9	3.5	9.0	9.6
LT	8.7	9.4	19.0	16.1	7.3	6.8	7.3
LU	-13.6	-5.9	9.6	13.9	14.5	10.1	7.1
HU	1.5	4.9	22.3	16.5	4.9	17.0	14.3
MT	4.6	4.5	6.7	5.1	3.4	6.1	5.8
NL	-3.8	-4.3	13.4	15.0	7.6	7.3	9.5
AT	-2.2	-0.4	11.4	12.4	7.7	5.8	4.7
PL	9.3	7.0	11.8	9.2	10.5	8.7	6.6
PT	7.6	8.7	12.6	9.4	8.8	10.0	10.3
RO	4.8	0.1	7.2	4.4	4.7	3.4	5.6
SI	5.7	7.4	14.8	11.5	4.6	6.7	8.7
SK	-3.8	-1.9	13.7	6.4	9.6	9.1	7.4
FI	-7.0	-5.6	1.2	4.6	1.8	0.4	0.9
SE	-4.2	-6.8	3.6	10.1	4.2	2.5	-0.9

Annual change in %, at constant prices, deflated with the personal consumption expenditure deflator

	3Q23	2Q23	2022	2021	2020	2019	2018
EU	. .	. .	. .	. .	. .	. .	. .
BE	-3.7	-4.7	-3.8	4.5	3.3	2.5	0.8
BG	8.5	-4.7	-2.1	2.5	5.2	3.9	4.1
CZ	-10.1	-11.9	1.6	16.4	5.4	6.2	5.9
DK	-2.0	-9.9	-7.4	9.5	4.7	1.4	3.7
DE	-15.3	-15.5	-1.3	8.3	7.2	4.4	5.1
EE	-2.3	-5.6	4.5	10.4	7.0	4.2	2.3
IE	-5.6	-4.4	5.0	4.2	-0.4	0.5	8.2
GR	. .	. .	4.4	6.5	5.7	7.2	1.7
ES	0.6	-0.6	0.8	1.4	2.1	4.1	5.2
FR	-7.2	-5.8	1.5	4.8	4.1	2.5	1.2
HR	2.8	5.2	3.2	4.9	7.1	7.8	4.6
IT	-3.6	-5.8	-3.2	1.0	1.8	-0.7	-1.5
CY	-1.1	1.1	-3.6	-4.2	0.8	3.4	0.5
LV	-3.3	-4.4	-1.0	7.2	3.5	5.5	6.3
LT	2.6	-1.3	0.4	10.9	6.0	4.5	4.5
LU	-17.2	-9.4	4.0	12.5	12.7	8.7	5.1
HU	-9.7	-12.4	5.2	9.6	1.5	11.8	10.7
MT	-0.9	-1.7	1.2	3.8	2.1	4.2	4.8
NL	-11.5	-13.1	6.1	11.6	6.2	4.6	7.1
AT	-9.0	-8.4	3.7	10.1	6.4	4.0	2.6
PL	0.2	-4.4	-1.9	3.5	6.7	6.4	5.0
PT	2.8	3.6	4.8	7.3	8.1	9.0	8.6
RO	-3.3	-7.2	-6.2	-0.2	2.3	-1.9	1.7
SI	-2.6	0.2	4.3	7.9	5.2	5.3	6.6
SK	-11.5	-12.5	1.3	3.0	7.2	6.2	4.9
FI	-10.6	-10.5	-4.6	2.3	1.4	-0.6	-0.4
SE	-9.5	-13.5	-3.2	8.1	3.3	0.4	-3.3

Residential construction investment

Annual change in %, at constant prices

	3Q23	2Q23	2022	2021	2020	2019	2018
EU	-5.2	-5.1	1.0	9.1	-2.0	2.1	3.6
BE	. .	. .	-3.0	6.6	-7.0	4.7	2.6
BG	8.8	-5.0	-1.4	0.6	0.7	6.6	-2.2
CZ	-2.6	-8.9	-13.0	-0.9	3.8	2.0	5.2
DK	-12.1	-12.4	-8.5	10.0	9.1	6.3	4.8
DE	-1.9	-2.1	-2.2	-2.3	4.6	1.4	3.0
EE	-3.8	15.2	4.8	-3.5	14.0	14.4	2.3
IE	2.6	-4.9	21.8	4.5	-7.6	0.3	20.1
GR	27.5	45.8	33.7	27.3	19.0	12.6	22.5
ES	0.1	0.1	1.4	0.9	-9.7	5.2	13.0
FR	-6.5	-5.8	-0.8	13.7	-8.5	2.5	2.2
HR	6.5	3.8	0.4	29.7	-4.6	6.4	4.1
IT	-6.7	-11.6	10.5	51.9	-7.7	-0.8	1.1
CY	1.7	2.2	7.8	11.8	-3.2	26.3	37.5
LV	7.9	13.5	-11.4	10.4	-3.7	-2.4	26.3
LT	-4.6	0.2	19.3	0.8	5.8	14.7	5.9
LU	-1.4	-10.4	-14.3	8.4	-0.7	2.6	6.5
HU	-28.7	-14.8	14.6	-4.3	21.5	7.0	11.3
MT	-11.1	-12.5	-3.0	12.5	-7.0	14.0	20.1
NL	-4.1	-2.5	1.0	5.7	-0.6	3.4	9.3
AT	-9.8	-9.7	2.4	7.6	-1.2	4.5	1.9
PL	-9.0	1.3	1.7	15.3	5.7	4.9	-3.3
PT	-0.4	-1.4	3.1	14.8	-6.9	1.4	6.6
RO	-12.3	10.2	3.1	28.0	3.8	22.6	-22.3
SI	21.8	17.1	8.1	9.1	-0.2	8.4	1.9
SK	-36.2	-1.0	4.1	7.6	9.9	2.9	9.4
FI	-15.2	-9.7	2.8	1.9	-3.2	-4.2	4.7
SE	-29.4	-22.1	4.8	11.5	1.6	-6.5	-6.4

Number of residential building permits

Annual change in %

	3Q23	2Q23	2022	2021	2020	2019	2018
EU	-13.3	-19.1	2.0	16.2	-8.5	-0.7	5.7
BE	-11.5	-8.9	-10.7	4.2	-1.1	-10.8	24.7
BG	-33.3	-12.6	20.5	35.9	-10.2	-7.7	42.3
CZ	-1.1	-29.9	-7.1	27.6	-8.5	19.8	3.4
DK	-12.0	-32.9	-8.7	1.1	1.7	-10.3	34.5
DE	-28.0	-35.0	-7.1	3.8	2.4	3.2	2.0
EE	2.4	-40.9	-22.9	-0.7	10.1	14.8	-11.3
IE	43.3	-23.3	-20.5	1.5	10.2	32.9	39.3
GR	23.7	25.6	4.2	48.6	18.6	33.3	42.0
ES	19.5	17.3	66.8	42.7	-42.0	0.7	34.2
FR	-30.0	-29.6	2.3	20.4	-14.2	-3.5	-5.9
HR	16.5	-11.7	12.9	19.1	-8.2	30.9	-6.0
IT	-100.0	-16.1	0.1	21.9	-11.2	-0.6	6.8
CY	22.5	8.1	-6.3	13.1	-3.5	55.3	25.6
LV	-6.6	35.8	-4.8	16.8	13.0	0.8	20.8
LT	-37.7	-43.2	-18.0	28.6	1.1	-5.5	-0.2
LU	-39.5	17.8	-22.9	17.8	-5.8	0.1	11.2
HU	-52.9	-40.0	20.0	36.0	-38.1	-3.7	-3.2
MT	-12.6	9.5	26.7	-3.3	-37.2	-3.1	43.1
NL	-26.6	-2.7	-14.9	13.0	15.6	-17.1	0.4
AT	-18.1	-19.5	-22.0	-5.4	-8.7	16.6	-16.8
PL	-5.9	-36.4	-12.7	24.0	3.1	4.6	3.3
PT	8.5	1.0	11.0	8.8	3.5	15.5	41.1
RO	-39.7	-25.4	-7.4	12.5	-2.0	4.3	11.4
SI	17.6	-2.5	20.7	15.9	10.5	-10.3	16.6
SK	-14.0	-26.1	-16.2	20.3	-6.6	-0.9	11.3
FI	-53.5	-55.1	-17.9	9.8	7.0	-11.4	-9.8
SE	-59.3	-55.3	-23.2	26.5	19.5	-10.6	-16.1

Source: ECB, Eurostat.

Note: Residential property prices: EU in changing composition. Residential construction investment and number of residential building permits: EU-27 excluding the UK. Sources of international organizations are used in this table to facilitate comparison. This is why the data for Austria may deviate from the data provided in the section on Austria's property market. "." indicates missing values.

International property market data

Population growth

Annual change in %

	2022	2021	2020	2019	2018
EU	-0.1	-0.1	0.2	0.1	0.2
BE	0.5	0.3	0.6	0.5	0.4
BG	-1.1	-0.5	-0.7	-0.7	-0.7
CZ	0.2	-1.9	0.4	0.4	0.3
DK	0.6	0.3	0.3	0.4	0.6
DE	0.1	-0.0	0.2	0.3	0.3
EE	0.1	0.1	0.3	0.4	0.3
IE	1.1	0.8	1.2	1.5	1.0
GR	-2.0	-0.4	-0.1	-0.2	-0.3
ES	0.1	0.1	0.8	0.6	0.3
FR	0.3	0.5	0.2	0.2	0.3
HR	-4.3	-0.5	-0.4	-0.7	-1.2
IT	-0.3	-0.7	-0.3	-1.1	-0.2
CY	1.0	0.9	1.4	1.3	1.1
LV	-0.9	-0.8	-0.6	-0.7	-0.8
LT	0.4	0.1	-0.0	-0.5	-1.4
LU	1.7	1.4	2.0	2.0	1.9
HU	-0.4	-0.4	-0.0	-0.1	-0.2
MT	0.9	0.3	4.3	3.8	3.3
NL	0.7	0.4	0.7	0.6	0.6
AT	0.5	0.4	0.5	0.4	0.6
PL	-0.5	-0.3	-0.0	-0.0	0.0
PT	0.5	0.0	0.2	-0.1	-0.2
RO	-0.8	-0.7	-0.4	-0.6	-0.6
SI	-0.1	0.6	0.7	0.7	0.0
SK	-0.5	0.0	0.1	0.1	0.1
FI	0.3	0.2	0.1	0.1	0.2
SE	0.7	0.5	1.0	1.1	1.3

Homeownership ratio

Share of ownership in %

	2022	2021	2020	2019	2018
EU	69.1	69.9	70.0	69.8	69.9
BE	72.5	71.3	71.1	71.3	72.3
BG	85.0	84.9	84.3	84.1	83.6
CZ	77.1	78.3	78.9	78.6	78.7
DK	59.6	59.2	59.3	60.8	60.5
DE	46.7	49.1	50.5	51.1	51.5
EE	82.0	81.6	81.4	81.7	82.4
IE	70.4	70.0	69.3	68.7	70.3
GR	72.8	73.3	73.9	75.4	73.5
ES	76.0	75.8	75.1	76.2	76.3
FR	63.4	64.7	63.6	64.1	65.1
HR	91.1	90.5	91.3	89.7	90.1
IT	74.3	73.7	75.1	72.4	72.4
CY	69.6	69.8	68.6	67.9	70.1
LV	83.1	83.2	81.2	80.2	81.6
LT	88.6	89.0	88.6	90.3	89.9
LU	72.4	71.1	68.4	70.9	71.2
HU	90.1	91.7	91.3	91.7	86.0
MT	82.6	81.9	81.9	79.8	81.6
NL	70.6	70.1	69.1	68.9	68.9
AT	51.4	54.2	55.3	55.2	55.4
PL	87.2	86.8	85.6	84.2	84.0
PT	77.8	78.3	77.3	73.9	74.5
RO	94.8	95.3	96.1	95.8	96.4
SI	75.4	76.1	74.6	74.8	75.1
SK	93.0	92.9	92.3	90.9	91.3
FI	69.5	70.3	70.7	71.1	71.6
SE	64.2	64.9	64.5	63.6	64.1

Property price-to-income ratio

Index

	3Q23	2Q23	2022	2021	2020	2019	2018
EU	.	.	.	.	.	.	.
BE	98.5	100.7	106.3	107.4	103.5	100.9	100.4
BG	76.8	76.8	82.8	90.6	94.5	96.3	98.9
CZ	.	.	.	.	.	.	.
DK	106.1	104.3	110.6	121.4	109.6	104.4	104.8
DE	114.3	116.7	133.3	133.5	122.5	115.1	110.9
EE	114.3	116.7	116.6	104.6	98.9	93.2	92.9
IE	113.9	115.7	119.8	112.1	108.1	114.2	116.7
GR	115.1	116.8	110.1	106.8	108.0	98.1	97.2
ES	118.9	119.6	120.2	117.1	116.4	110.7	109.6
FR	102.6	104.7	111.4	109.4	106.4	101.4	101.0
HR	95.7	99.6	99.1	102.1	104.9	98.5	95.7
IT	87.4	89.4	91.8	93.4	95.8	92.1	93.1
CY	.	.	.	.	.	.	.
LV	107.8	109.5	113.9	111.2	108.2	106.8	103.4
LT	101.2	102.2	107.7	101.5	94.2	96.0	99.3
LU	121.2	130.9	153.8	146.9	129.2	119.1	111.9
HU	115.1	118.1	128.4	123.8	121.6	119.1	111.6
MT	.	.	.	.	.	.	.
NL	128.4	130.1	140.8	133.9	122.1	117.0	113.9
AT	129.0	129.8	138.2	136.0	125.3	114.0	110.0
PL	96.2	95.1	102.3	105.6	100.0	97.7	96.1
PT	149.8	148.1	148.2	141.5	135.7	122.1	115.9
RO	63.3	61.0	70.1	71.3	74.7	76.5	85.4
SI	113.8	114.2	117.5	112.0	107.7	106.5	104.5
SK	104.7	109.6	121.4	116.8	114.9	107.3	102.8
FI	83.3	86.2	94.7	97.0	95.7	94.7	97.0
SE	100.1	100.8	110.9	113.5	108.5	103.9	104.7

Property price-to-rent ratio

Index

	3Q23	2Q23	2022	2021	2020	2019	2018
EU	.	.	.	.	.	.	.
BE	113.5	114.5	118.8	116.4	110.8	109.2	106.1
BG	146.7	146.3	143.4	134.0	125.4	122.9	119.7
CZ	.	.	.	.	.	.	.
DK	120.0	117.4	125.2	128.4	116.4	111.8	109.9
DE	130.6	134.0	147.7	142.6	129.6	121.9	116.9
EE	126.3	124.1	117.9	117.6	106.2	95.8	96.0
IE	106.9	110.7	124.4	121.1	114.9	115.5	118.1
GR	153.3	153.5	142.0	128.5	119.6	114.5	106.7
ES	137.4	135.5	133.5	125.9	122.2	120.9	116.7
FR	124.9	126.8	129.1	122.3	115.6	109.9	106.9
HR	150.6	150.5	143.0	128.5	120.3	114.1	109.9
IT	103.0	103.0	104.2	101.5	99.0	97.4	97.8
CY	.	.	.	.	.	.	.
LV	168.8	172.2	168.0	151.8	139.2	131.5	126.3
LT	128.0	125.5	127.1	123.9	108.7	104.0	104.8
LU	149.5	159.9	172.8	160.4	142.8	126.0	116.0
HU	157.2	161.9	174.0	157.1	137.5	136.6	127.7
MT	.	.	.	.	.	.	.
NL	152.6	152.3	161.1	144.6	128.0	122.2	116.7
AT	126.8	129.5	139.2	126.0	114.2	110.4	107.5
PL	114.4	111.3	116.1	118.6	112.9	107.8	104.0
PT	170.8	169.5	164.2	149.7	139.3	131.4	123.3
RO	114.8	111.6	121.3	118.7	116.6	113.9	113.0
SI	114.0	115.6	121.8	126.2	117.3	109.5	107.0
SK	150.4	152.4	162.2	148.5	140.9	130.5	120.3
FI	91.1	93.4	99.8	99.6	96.0	95.6	97.2
SE	116.2	117.2	127.9	125.5	115.4	112.4	111.4

Source: Eurostat, OECD.

Note: EU-27 excluding the UK. Sources of international organizations are used in this table to facilitate comparison. This is why the data for Austria may deviate from the data provided in the section on Austria's property market. "." indicates missing values.

International property market data

Housing loans^{1,2}

Annual change in %

	Q4 23	Q3 23	2023	2022	2021	2020	2019
EU	.	.	.	.	.	.	.
BE	1.9	2.5	1.9	8.3	7.9	10.7	7.6
BG	20.7	18.9	20.7	18.1	18.3	12.1	15.1
CZ	4.2	4.4	4.2	6.5	11.2	8.1	6.6
DK	-0.7	-1.8	-0.7	-0.1	3.2	2.0	2.4
DE	1.1	1.8	1.1	5.4	7.1	6.5	5.4
EE	6.0	6.8	6.0	11.4	9.5	6.7	7.0
IE	1.0	0.1	1.0	-3.0	-4.1	-2.6	2.0
GR	-3.8	-3.9	-3.8	-3.7	-16.3	-2.8	-5.5
ES	-3.1	-3.1	-3.1	-0.1	0.9	-1.1	-1.3
FR	-0.6	-1.0	-0.6	4.6	6.6	7.1	6.1
HR	9.9	10.1	9.9	10.4	9.0	8.3	6.7
IT	-0.2	0.4	-0.2	4.6	4.7	2.2	1.1
CY	1.4	-0.1	1.4	2.6	2.7	4.4	0.1
LV	1.6	1.9	1.6	4.7	7.9	2.6	2.1
LT	6.1	7.5	6.1	12.1	11.7	9.5	8.7
LU	-1.2	-0.3	-1.2	5.5	9.2	9.8	8.4
HU	1.3	1.1	1.3	7.8	15.0	9.8	9.3
MT	8.2	7.9	8.2	9.6	10.9	7.0	10.1
NL	2.7	1.5	2.7	4.5	4.0	1.1	2.3
AT	-2.4	-1.7	-2.4	5.0	6.9	5.5	6.1
PL	-0.4	-4.0	-0.4	-3.9	6.6	5.3	6.4
PT	-1.3	-0.7	-1.3	3.7	4.4	2.3	1.0
RO	-0.1	2.4	-0.1	9.0	12.5	9.7	9.6
SI	0.6	1.1	0.6	9.8	9.0	4.4	5.5
SK	1.3	2.4	1.3	10.3	11.1	9.1	9.8
FI	-1.6	-1.8	-1.6	1.4	4.1	3.3	2.7
SE	0.8	1.0	0.8	3.9	7.0	5.9	5.2

Housing loans^{1,3}

Share of GDP in %

	Q3 23	Q2 23	2022	2021	2020	2019	2018
EU	.	.	.	.	.	.	.
BE	39.2	39.4	40.4	40.7	41.5	36.1	34.8
BG	10.4	10.0	9.8	10.1	10.0	9.0	8.6
CZ	23.6	24.5	25.1	27.0	25.4	23.2	23.0
DK	83.4	82.2	83.3	92.8	99.2	97.4	97.7
DE	38.8	39.2	40.2	40.9	40.6	37.3	36.4
EE	29.4	29.1	29.2	30.3	31.5	29.0	29.3
IE	16.4	16.1	16.5	16.2	19.7	21.5	23.2
GR	13.0	13.3	14.2	16.8	27.7	28.5	31.4
ES	34.5	35.4	37.8	41.7	45.1	41.0	43.1
FR	46.8	47.3	49.8	50.2	50.8	45.2	43.9
HR	14.4	14.3	14.6	15.4	16.3	13.7	13.6
IT	21.0	21.3	21.9	22.5	23.6	21.3	21.4
CY	28.3	28.8	30.2	33.6	39.3	37.1	40.0
LV	11.8	11.7	12.1	13.5	13.9	13.7	14.1
LT	16.9	16.8	17.0	18.1	18.3	17.2	17.0
LU	52.1	52.5	53.7	54.8	56.3	52.9	50.7
HU	6.8	7.4	7.3	8.1	8.0	7.5	7.7
MT	39.3	40.0	40.7	42.1	43.6	38.2	37.9
NL	54.7	55.4	57.5	59.2	62.2	60.2	61.8
AT	28.0	28.6	30.3	32.0	31.8	29.5	28.6
PL	14.7	15.7	16.4	19.6	20.2	19.8	19.7
PT	38.1	39.1	41.4	44.9	47.4	43.3	45.3
RO	6.7	6.9	7.5	8.4	8.3	7.6	7.7
SI	13.4	13.7	14.4	14.3	14.6	13.6	13.6
SK	32.5	33.2	37.9	37.6	36.1	32.8	31.4
FI	38.5	39.0	40.7	42.9	43.5	41.8	41.8
SE	63.8	61.4	64.7	70.3	75.5	69.1	67.9

Housing loans^{1,4} – new business (excluding renegotiated loans)

Annual change in %

	Q4 23	Q3 23	2023	2022	2021	2020	2019
EU	.	.	.	.	.	.	.
BE	-16.5	-29.3	-31.1	-3.4	22.3	-15.6	18.9
BG	30.3	19.1	20.4	22.2	48.2	.	.
CZ	84.6	27.4	-23.3	-57.3	63.9	31.7	-18.3
DK	.	.	.	.	.	.	.
DE	-3.1	-26.9	-38.4	-13.5	6.6	3.6	13.1
EE	2.7	-14.9	-18.8	-3.9	59.5	-6.2	7.7
IE	-29.3	-10.4	-3.6	26.2	15.6	-15.3	10.1
GR	.	.	65.5	.	.	.	.
ES	-8.3	-21.0	-18.6	9.8	39.4	-2.1	2.3
FR	-42.6	-46.1	-40.7	-3.7	16.3	0.7	14.1
HR	-8.8	-15.9	-1.0	59.0	25.5	2.5	23.7
IT	-17.3	-27.0	-26.0	-6.8	22.0	5.2	-3.8
CY	9.8	5.9	-13.7	4.9	42.4	-9.6	0.6
LV	-23.8	-15.3	-15.3	4.7	54.3	-3.2	-5.5
LT	-21.7	-28.0	-19.6	8.9	43.0	4.4	2.5
LU	-46.5	-38.6	-42.3	-11.5	7.2	16.9	5.6
HU	.	-42.2	-55.4	-9.0	41.6	1.4	5.2
MT	22.7	-6.8	-13.3	-11.1	22.2	1.4	-16.3
NL	-7.7	-28.7	-31.7	-6.6	23.8	18.7	4.2
AT	-28.4	-52.4	-55.8	-12.8	8.8	21.2	13.6
PL	296.0	65.4	20.2	-43.6	49.0	7.6	7.0
PT	18.9	-10.7	-11.8	2.5	34.0	8.1	10.3
RO	.	.	-46.2	-9.7	44.7	9.0	4.5
SI	-19.7	-51.2	-47.5	10.2	38.4	33.4	4.8
SK	-35.9	-51.7	-59.7	-14.6	32.3	4.8	0.6
FI	7.1	-29.1	-28.7	-20.5	15.1	5.2	0.7
SE	.	.	.	.	.	.	.

Share of variable rate housing loans¹ in new business⁵

%

	Q4 23	Q3 23	2023	2022	2021	2020	2019
EU	.	.	.	.	.	.	.
BE	7.4	6.8	7.6	7.6	5.1	5.0	5.8
BG	98.7	98.3	97.2	94.9	98.2	97.9	99.1
CZ	4.1	3.2	3.4	2.0	1.6	2.7	3.4
DK	43.0	44.0	44.7	39.3	23.8	23.5	19.4
DE	13.4	13.8	15.1	11.6	9.7	10.5	11.0
EE	96.2	96.4	94.7	93.1	90.7	86.8	90.1
IE	18.6	15.3	13.3	10.8	19.8	22.8	26.9
GR	36.4	31.0	34.1	44.6	54.2	66.4	81.8
ES	16.6	17.8	20.6	23.6	25.1	34.0	35.5
FR	2.8	3.5	3.5	3.2	2.6	2.3	2.4
HR	3.9	5.9	8.4	6.9	15.1	24.8	17.3
IT	33.7	24.4	35.7	39.8	16.8	18.1	27.8
CY	61.2	62.1	67.9	95.1	98.0	92.5	93.2
LV	124.3	101.2	99.4	91.4	96.4	94.1	95.9
LT	98.1	97.3	97.1	95.9	97.6	97.3	98.4
LU	45.2	39.5	42.3	45.6	34.9	33.9	38.6
HU	0.7	1.2	1.0	0.7	0.7	1.2	3.0
MT	47.7	46.2	61.8	65.3	65.9	83.4	40.1
NL	20.0	21.6	21.1	13.3	11.8	14.7	18.5
AT	47.5	47.1	51.4	38.4	38.1	37.6	43.4
PL	12.3	20.8	23.5	51.6	95.3	92.5	100.0
PT	30.5	47.4	54.2	68.7	68.9	67.8	70.7
RO	.	.	72.3	60.7	73.2	70.7	77.4
SI	2.6	3.2	4.3	7.8	21.5	51.7	52.9
SK	3.3	3.4	3.4	2.8	2.1	2.3	1.7
FI	97.8	98.5	98.1	97.3	97.1	97.9	98.0
SE	76.2	83.6	83.5	69.9	55.3	60.5	66.7

Source: ECB.

¹ Housing loans are defined as housing loans to the household sector.

² Annual change of the index of notional stocks; annual and quarterly figures are based on the latest end-of-month data for the respective period. The data refer to domestic lending in all currencies (foreign currency loans have been converted into euro).

³ Domestic lending in all currencies, as converted into euro; amount of loans outstanding at end-period in % of GDP of the previous year or of the previous four quarters.

⁴ Denominated in the respective national currency (growth rates are based on the averages of the monthly data available for the relevant years or quarters).

⁵ New business is defined as actual new business and renegotiated loans; variable rate loans are defined as loans with an initial rate fixation period of up to one year; includes loans granted in the respective national currency; end-of-period figures are calculated from the monthly data available for the relevant periods.

Note: Sources of international organizations are used in this table to facilitate comparison. This is why the data for Austria may deviate from the data provided in the section on Austria's property market. "." indicates missing values.

International property market data

Housing loans¹ in % of disposable income²

%	2022 | 2021 | 2020 | 2019 | 2018				
	EU
BE	75.8	75.3	73.1	67.2	65.0
BG	.	.	.	.	.
CZ	47.9	51.2	48.4	46.0	45.4
DK	197.0	217.7	216.3	211.9	214.4
DE	72.1	72.7	69.5	66.1	63.8
EE	59.5	58.7	58.4	54.8	55.0
IE	63.7	57.4	63.3	70.4	74.4
GR	23.1	25.9	42.0	45.5	52.1
ES	64.3	66.9	69.0	68.3	72.8
FR	82.9	83.0	81.0	76.5	74.4
HR	25.2	26.7	26.4	24.2	23.9
IT	36.3	36.7	36.7	35.0	34.9
CY	50.5	54.1	60.9	59.7	65.2
LV	22.5	23.9	23.8	24.1	24.8
LT	29.1	29.4	28.5	28.7	29.2
LU	155.9	158.8	148.0	144.3	140.6
HU	13.4	14.6	14.4	13.7	13.9
MT	.	.	.	.	.
NL	123.3	125.8	127.6	130.6	134.2
AT	54.1	57.5	55.8	53.1	51.2
PL	29.5	34.5	32.5	33.7	33.2
PT	67.5	70.2	72.2	69.1	72.3
RO	.	.	.	.	.
SI	25.1	25.0	24.7	24.6	24.6
SK	64.6	64.6	60.4	56.8	54.2
FI	79.5	81.4	80.9	79.1	79.3
SE	139.5	148.4	155.1	143.0	140.2

Number of housing transactions³

Per 1,000 inhabitants	2022 | 2021 | 2020 | 2019 | 2018				
	EU	11.7	11.7	10.1	10.6	10.0
BE	13.0	12.4	10.6	13.1	11.4
BG	.	.	.	.	.
CZ	.	.	.	.	.
DK	12.0	16.8	15.9	13.9	13.7
DE	.	6.7	6.8	6.9	6.5
EE	21.6	24.2	19.5	20.3	19.7
IE	.	.	.	.	.
GR	.	.	7.0	9.0	7.4
ES	.	.	.	.	.
FR	16.4	17.4	15.2	15.9	14.4
HR	.	1.2	0.8	0.8	0.7
IT	13.3	12.6	9.4	10.1	9.6
CY	.	.	.	.	.
LV	11.0	11.4	9.7	10.7	10.3
LT	11.5	14.2	12.0	12.8	12.2
LU	13.5	16.2	16.6	17.6	18.8
HU	.	16.5	13.7	16.1	16.8
MT	14.3	15.0	11.2	13.6	13.6
NL	11.0	12.9	13.6	12.7	12.7
AT	8.6	9.6	8.9	8.9	8.9
PL	.	6.6	5.4	5.6	5.6
PT	16.2	16.1	13.4	15.1	14.7
RO	.	.	.	.	.
SI	6.1	6.6	5.5	6.8	6.7
SK	.	.	.	.	.
FI	.	.	.	.	.
SE	19.5	18.1	16.8	16.0	15.5

Source: ECB, Eurostat.

¹ Housing loans are defined as housing loans to the household sector.

² Domestic lending in all currencies; year-end loan stocks in % of net disposable income. The figures refer to the share of the household sector in %.

³ Property acquired by households.

Note: EU-28 including the UK. Sources of international organizations are used in this table to facilitate comparison. This is why the data for Austria may deviate from the data provided in the section on Austria's property market. "." indicates missing values.

