



# imie

GENERAL & LARGE MARKETS  
APRIL 2022

imie  
**7.7%**  
Year-on-Year change  
**1,808 points**  
General Index

1.1% Monthly variation  
29.6% From minimum  
-22.7% From peak

**7.1%**  
YoY change  
**1,998 points**  
PROVINCIAL CAPITALS & MAIN CITIES

1.1% 35.9% -21.3%  
monthly variation from minimum from peak

**8.3%**  
YoY change  
**1,696 points**  
METROPOLITAN AREAS

0.6% 28.8% -29.5%  
monthly variation from minimum from peak

**7.1%**  
YoY change  
**1,850 points**  
MEDITERRANEAN COAST

0.3% 22.3% -33.1%  
monthly variation from minimum from peak

**5.3%**  
YoY change  
**1,780 points**  
BALEARIC & CANARY ISLANDS

0.0% 28.5% -12.6%  
monthly variation from minimum from peak

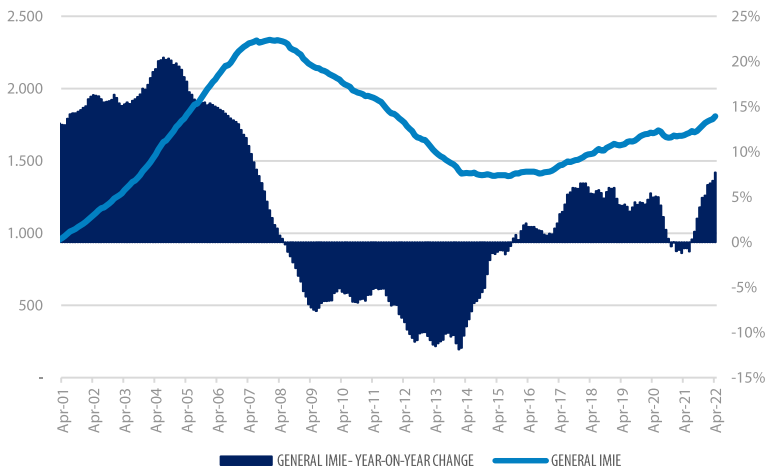
**8.5%**  
YoY change  
**1,517 points**  
OTHER MUNICIPALITIES

1.2% 16.1% -32.4%  
monthly variation from minimum from peak

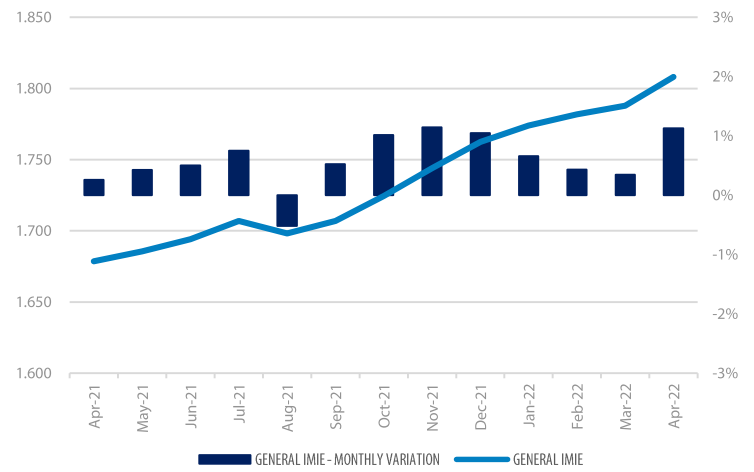
Tinsa IMIE General & Large Markets housing price index, based on valuations of finished homes (new and resale) by Tinsa, takes a monthly reading of year-on-year property values and their level compared to 2001 (base point of 1,000).

### Historical evolution of the General Index

GENERAL INDEX AND YEAR-TO-YEAR CHANGE



MONTHLY VARIATION (LAST 12 MONTHS)

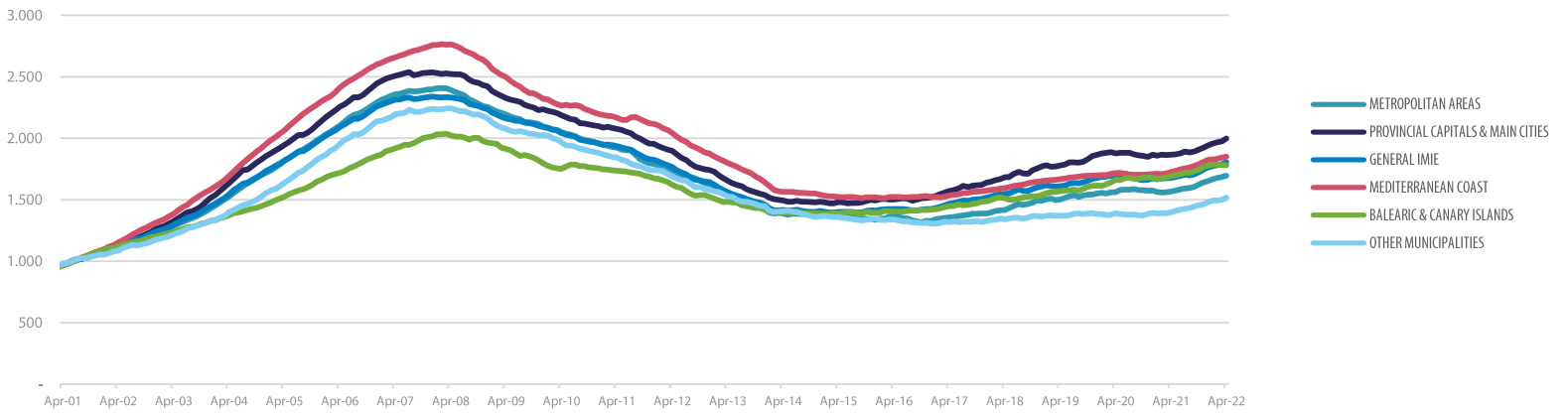


### Market Snapshot

YoY change (except net online available properties, Euribor interest rate & doubtful loan rate)

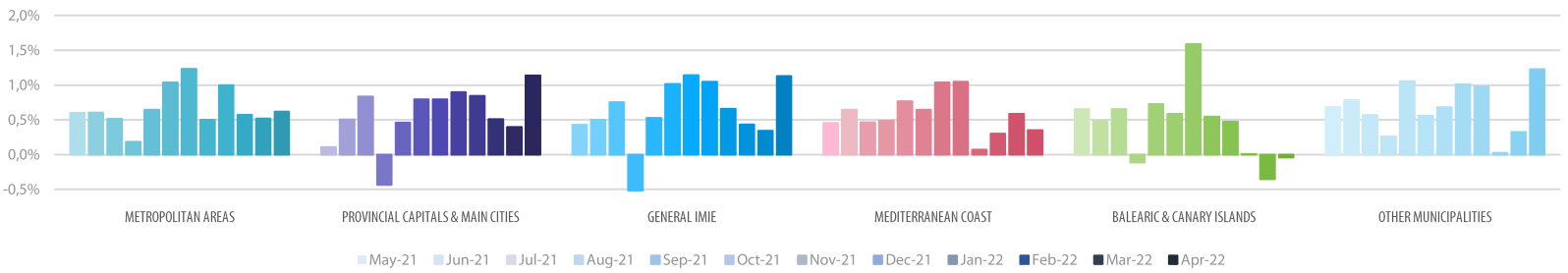
PROPERTY SALES	BUILDING LICENSES	NET ONLINE AVAILABLE PROP. (QUARTERLY CHANGE)	MORTGAGES	GENERAL INDEX IMIE	IPC	EURIBOR (rate)	DOUBTFUL LOAN RATE	CONTRIBUTORS TO SOCIAL SECURITY	UNEMPLOYMENT RATE
24.2%	6.3%	-7.17%	15.5%	7.7%	8.4%	0.013%	3.06%	4.9%	-22.7%
FEB	FEB	1Q 2022	FEB	APR	APR	APR	4Q 2021	APR	APR

Comparative changes in indexes



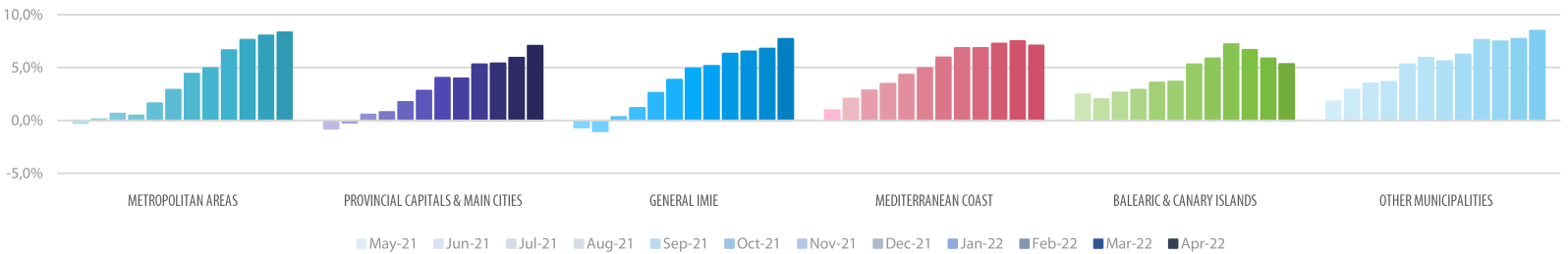
Monthly variation

LAST 12 MONTHS

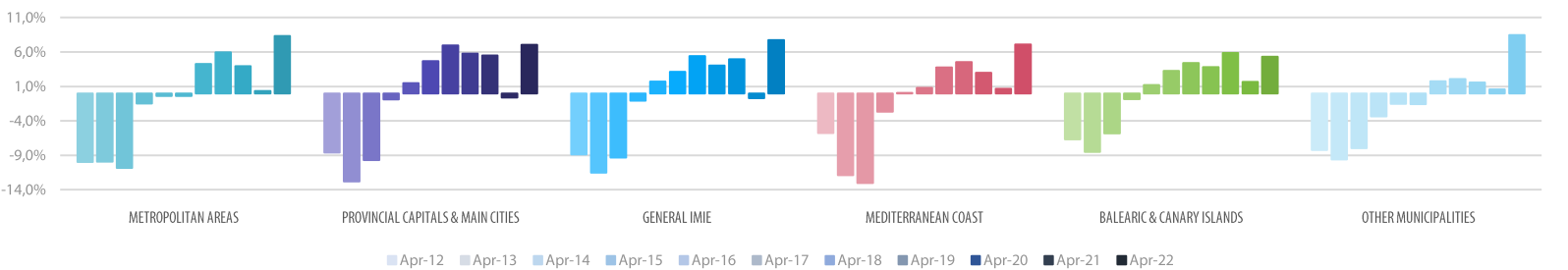


Year-on-Year change

LAST 12 MONTHS



LAST 10 YEARS



Main Property & Economic indicators

Property indicators



SALES

Property transactions (new and second hand included)

	FEBRUARY 2022	PREVIOUS MONTH
Year-on-year change	<b>24.2%</b>	31.0%
Total	<b>53,623</b>	52,684
Year-to-date change*	<b>27.5%</b>	31.0%

Source: Spanish Institute of Statistics (INE)  
(\*): From January compared to the same period last year.



BUILDING LICENCES

Building licences issued by the Technical Architects' Association

	FEBRUARY 2022	PREVIOUS MONTH
Year-on-year change	<b>6.3%</b>	20.9%
Total	<b>8,314</b>	8,900
Year-to-date change*	<b>6.3%</b>	20.9%

Source: Spanish Ministry of Transport, Mobility & Urban Agenda.  
(\*): From January compared to the same period last year.



AVAILABLE PROPERTIES ON ONLINE PORTALS

Net available property advertised on main portals

	1Q 2022	PREVIOUS TRI.
Total	<b>717,036</b>	751,264
Year-on-year change	<b>-7.17%</b>	-7.37%

Source: In-house and main online portals.



MORTGAGES

Number of mortgage loans approved

	FEBRUARY 2022	PREVIOUS MONTH
Year-on-year change	<b>15.5%</b>	29.4%
Total	<b>36,537</b>	36,185
Year-to-date change*	<b>22.0%</b>	29.4%

Source: Spanish Institute of Statistics (INE).  
(\*): From January compared to the same period last year.



GENERAL IMIE

Changes in average Price per m<sup>2</sup> for Tinsa-valued properties

	APRIL 2022	PREVIOUS MONTH
Year-on-year change	<b>7.7%</b>	6.8%
From peak	<b>-22.7%</b>	-23.5%

Source: Tinsa.

Economic indicators



IPC

Consumer Price Index

	APRIL 2022	PREVIOUS MONTH
Annual rate	<b>8.4%</b>	7.6%

Source: Spanish Institute of Statistics (INE).



EURIBOR

Average interest rate offered by banks and used as reference for mortgage loans

	APRIL 2022	PREVIOUS MONTH
Monthly rate	<b>0.013%</b>	-0.23%

Source: Bank of Spain



DOUBTFUL LOAN RATE\*

Mortgage loans considered to be at risk of default

	4Q 2021	PREVIOUS QTR
Quarterly rate	<b>3.06%</b>	3.03%

Source: Spanish Mortgage Association (AHE)  
\*Household debt for property purchase.



CONTRIBUTORS TO SOCIAL SECURITY

Number registered as employed on the last day of the month

	APRIL 2022	PREVIOUS MONTH
Year-to-year change	<b>4.9%</b>	4.8%
Total	<b>19,991,723</b>	19,834,504

Source: Ministry of Employment



UNEMPLOYMENT RATE

Number of registered unemployed

	APRIL 2022	PREVIOUS MONTH
Year-on-year change	<b>-22.7%</b>	-21.3%
Total	<b>3,022,503</b>	3,108,763

Source: Ministry of Employment