

Informations *Rapides*

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■ Quarterly business survey in real-estate development – July 2014

In July 2014, the demand for new dwellings decreases again

The demand for new dwellings decreases

In July 2014, substantially more developers than in April indicate a fall in the demand for new housing. The corresponding balance of opinion remains significantly below its long-term average and has reached its lowest level since the series is (1991). Business managers forecast a decline in housing starts for sale and for rent for the next three months.

Unsold dwelling stock increase

More developers than in April indicate a rise of unsold dwelling stock. So the balance of opinion is still sharply above its long-term average.

More developers indicate a drop in prices

In July, sharply more developers than in April indicate a fall in average prices of new housing; the corresponding balance of opinion is again significantly below its long-term average. Their opinion about the downpayment to acquire a new dwelling has degraded compared to the previous quarter. Far fewer developers than in April forecast a decrease in the financing capacity to purchase a new housing.

Building construction economic outlook

Balances of opinion, in %, SA

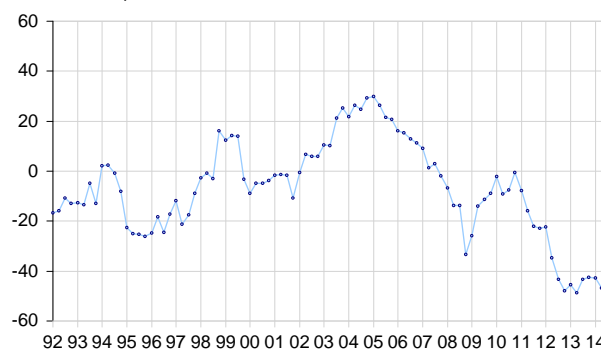
	Mean*	Oct. 13	Jan. 14	April 14	July 14
New dwelling demand	-8	-43	-43	-47	-53
Expected housing starts	-6	-24	-18	-24	-38
- for sale	-15	-30	-27	-36	-52
- for rent	1	-9	-8	-6	-17
Unsold dwelling stock tendency	-27	-19	-13	-15	-9
Housing average price for sale	6	-21	-24	-22	-31
Downpayment	-21	-46	-41	-39	-47
Financing capacity	-23	-48	-42	-55	-40

* Mean since July 1991.

Source: French business survey real-estate development - Insee

New dwelling demand tendency

Balances of opinion, in %, SA



For further information:

The balance of opinion is calculated as the difference between the percentage of responses «increase» and the percentage of responses «decrease».

- Additional information (long series, methodology, links...) is available on the HTML page of this indicator: <http://www.insee.fr/en/themes/info-rapide.asp?id=57>
- Historical data are available on the BDM: [G1278](#), [G1279](#), [G1280](#).
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