

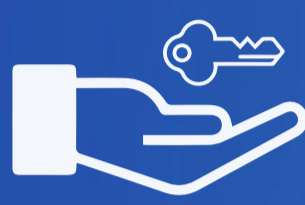


MADRID

"Salamanca remains the most sought-after area due to its situation next to Retiro Park and its proximity to fashionable restaurants, bars and luxury brand name boutiques. The areas of Justicia and Chamberí-Almagro continue to be in demand from national investors as well as Northern Europeans. I think that the outlook in general for Madrid is positive. It is the third largest capital in Europe and has only really been put on the map in the last three years so still has a lot of room for development."



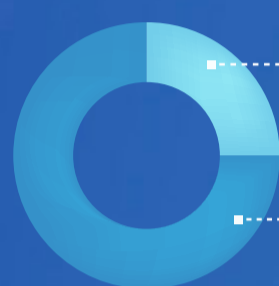
ROD JAMIESON
Partner & Managing Director
Lucas Fox



PROPERTY SALES TRANSACTIONS COMMUNITY OF MADRID

70 THOUSAND (2017) **76** THOUSAND (2018)

7.7%
INCREASE
Y-O-Y



23%
NEW PROPERTIES
77%
RE-SALE

Source: INE



PRIME MARKET SALES TRANSACTIONS COMMUNITY OF MADRID

47% INCREASE
(H1 2017 - H1 2018)

Source: Dept. of Development



HIGHLIGHTED PROJECTS



**ALCALÁ
RETIRO**



**JORGE JUAN
APARTMENTS**



**SALAMANCA-RECOLETOS
CHAMBERÍ-ALMAGRO**

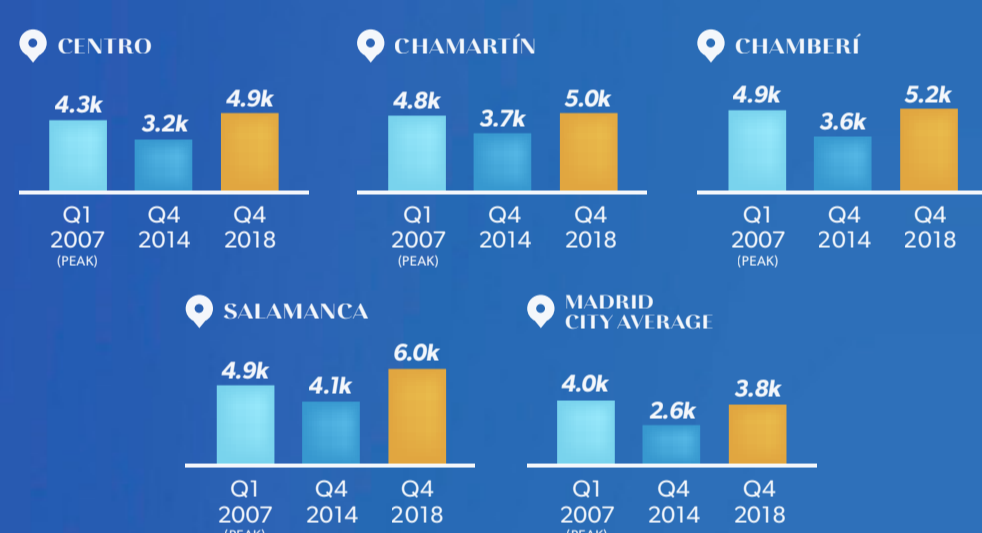
MOST SOUGHT-AFTER
NEIGHBOURHOODS

TETUÁN

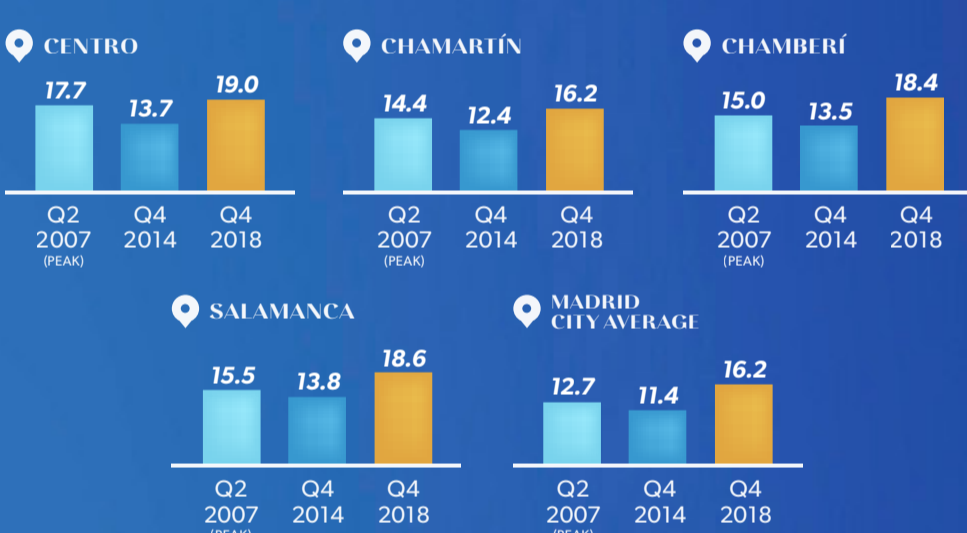
UP-AND-COMING
NEIGHBOURHOODS



AVERAGE SALES PRICES (€/m²)



AVERAGE RENTAL PRICES (€/m²/month)

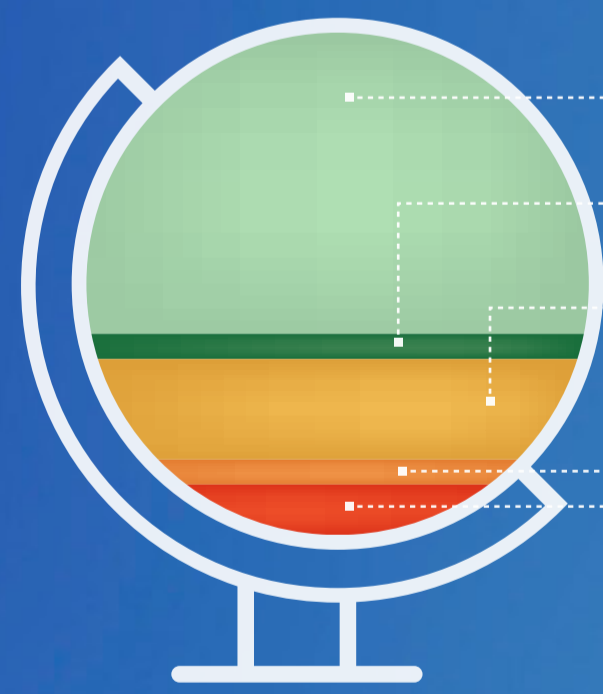


Source: Idealista

BUYER PROFILE



COUNTRY OF ORIGIN



62% SPAIN
5% UK / IRELAND
19% LATIN AMERICA
5% OTHER
9% UNKNOWN



MOTIVATION FOR PURCHASE



24% PRIMARY RESIDENCE
43% SECONDARY RESIDENCE
14% INVESTMENT
9% GOLDEN VISA
10% UNKNOWN



MOST SOUGHT-AFTER
PROPERTY



RENOVATED
APARTMENT



PERIOD
BUILDING



2-3
BEDROOMS



120-200
M²

Source: Lucas Fox

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