

REAL ESTATE

India Slowdown

#VISUALIZINGTHECRISIS #IreneChiappini #GiuliaSerafin

ASIA

India

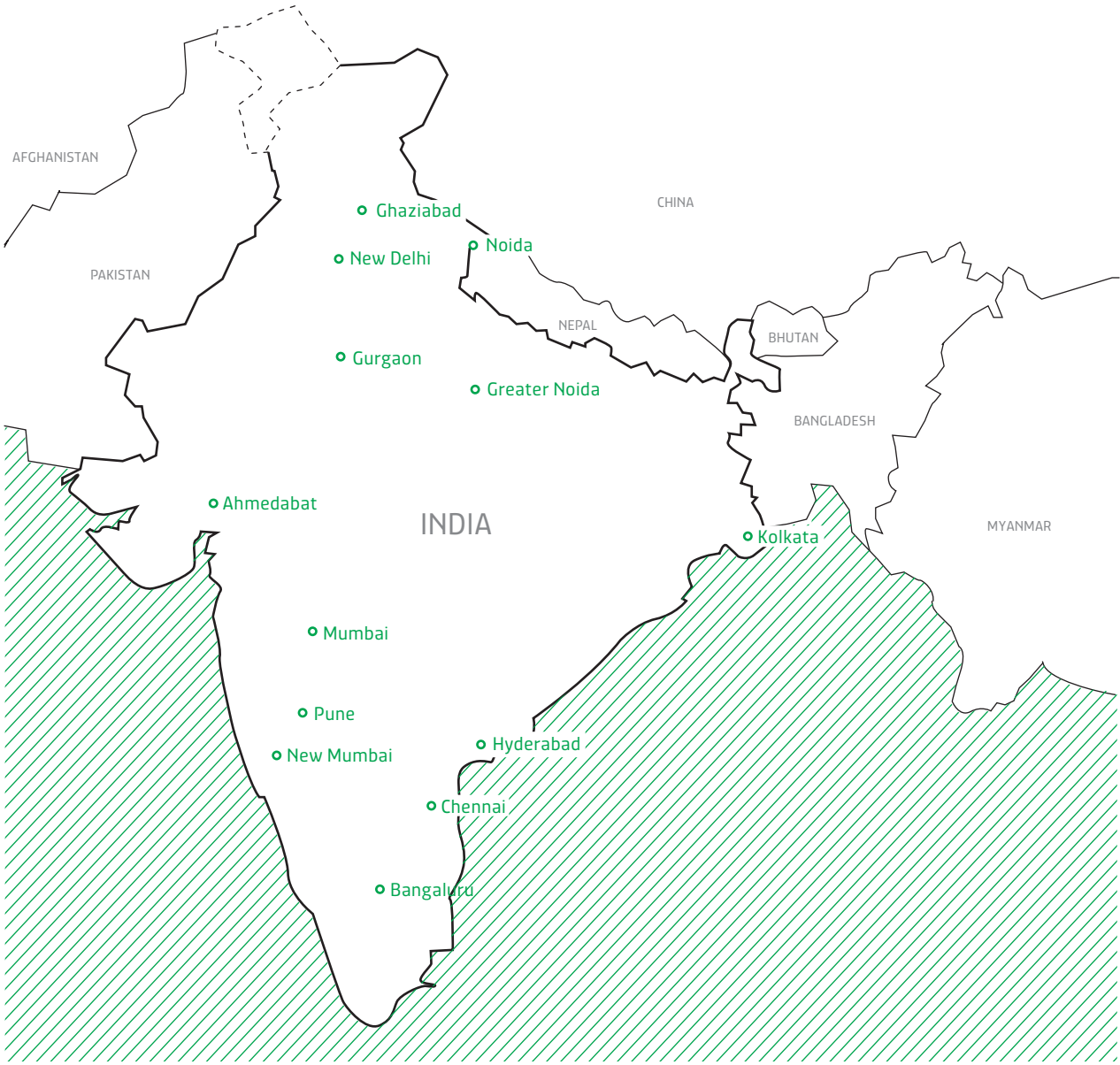
28°36'N 77°12'E
total area: 3,287,263 km²
population: 1,276,267,000
capital: Nuova Delhi



BULLETIN 02

04 03 16 / 10 03 16

sources: Quartz "As empty homes pile up indians willing to pay more for ready to move in apartments", The financial express "Real estate slowdown: residential inventory piles up in Delhi, Mumbai".



UNSOLD INVENTORIES PILING UP

3 to 5 years: the time required to clear residential inventory pile. Unsold inventories are piling up in the National Capital Region, Mumbai, Bengaluru, and several other cities.

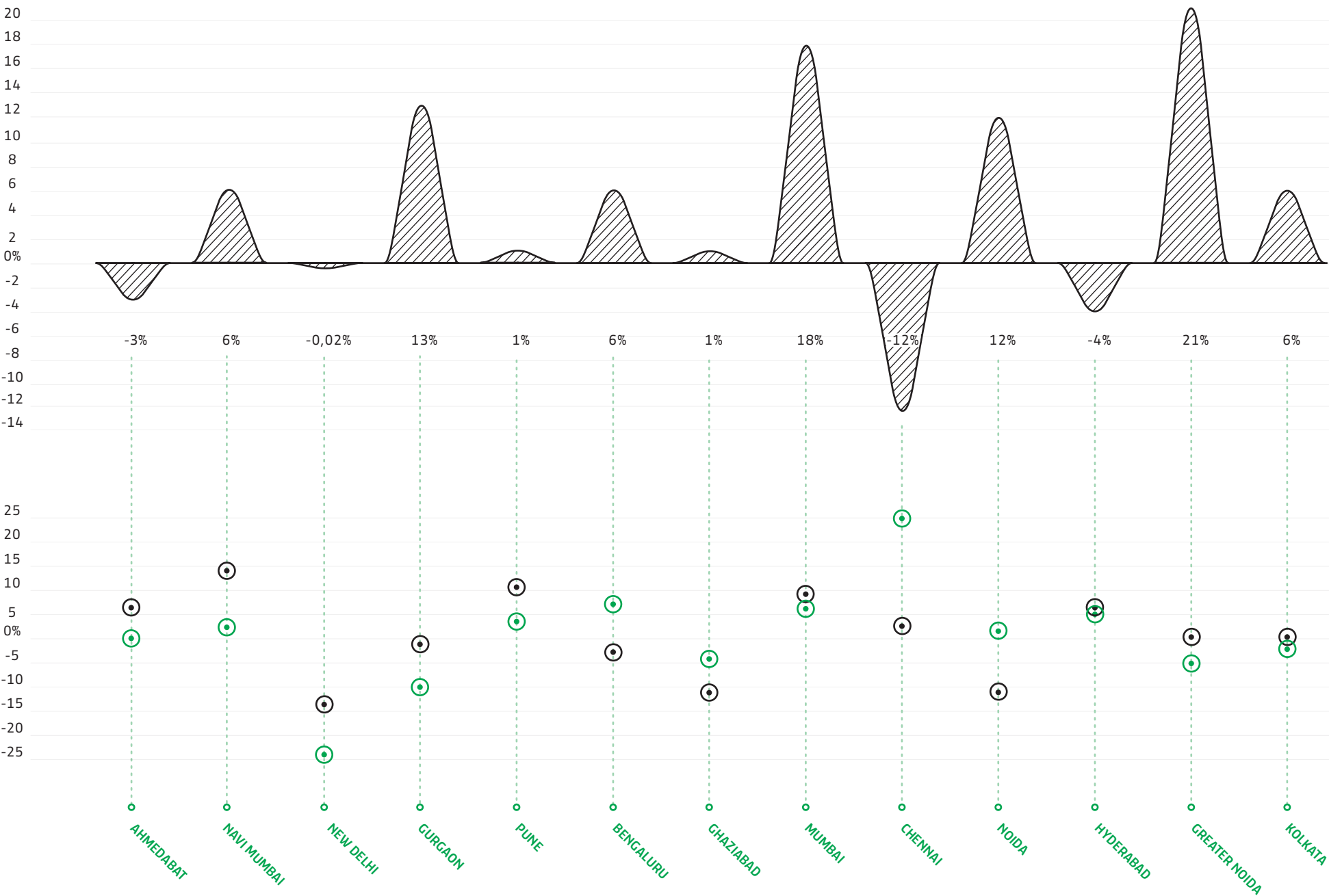
READY-TO-MOVE-IN vs. UNDER-CONSTRUCTION

In 64% of the major cities over the last two years, the demand for ready-to-move-in properties has been more than for under-construction properties.

RISING PRICES

A comparison:

- Premium on ready-to move-in properties over under-construction
- Price rise in ready-to move-in properties
- Price rise in under-construction properties



REAL ESTATE

Canada's Forecast

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AMERICA

Canada

45°24'N 75°40'W
total area: 9,984,670 km²
population: 35,49,600
capital: Ottawa



BULLETIN 02

04 03 16 / 10 03 16

Sources: The globe and mail "Office, retail real estate sectors settling in for tough 2016", Medium "Real estate news", Benefits Canada "What should institutional investors expect from the real estate market in 2016?"

US vs. CANADA

US housing market will outperform Canada housing market in 2016. The real estate value is more positive in US.

2015 CONCLUSIONS

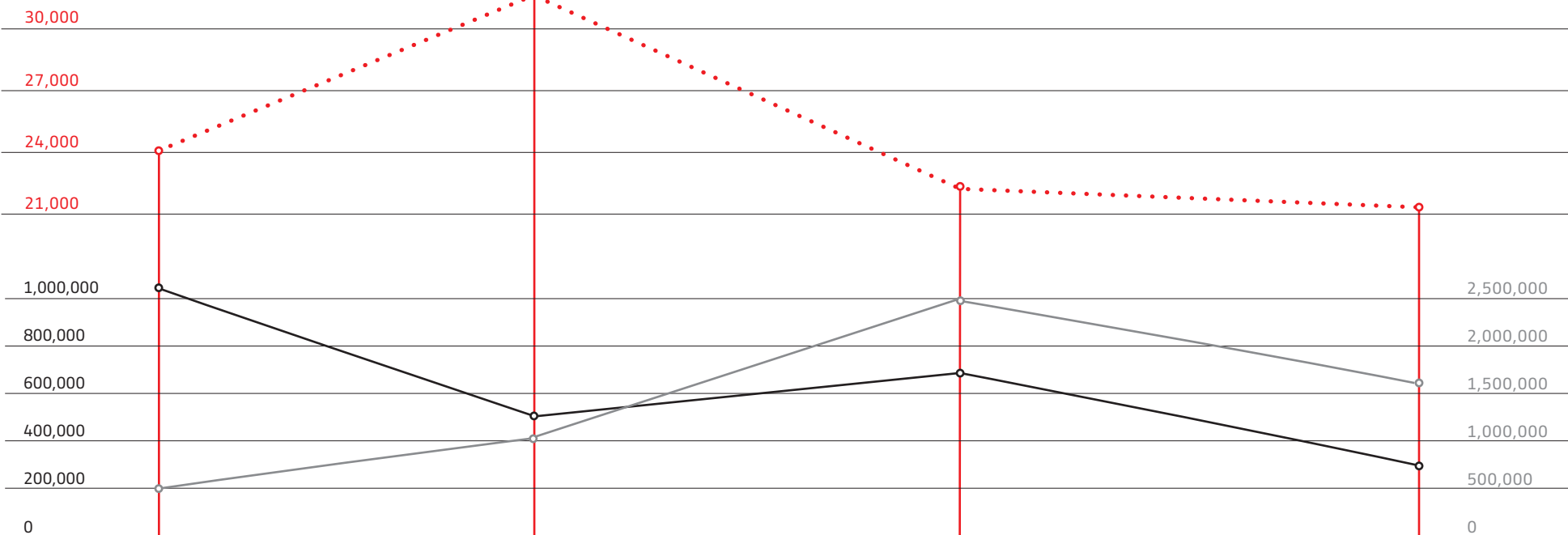
Canada's economic condition gradually improved as the country climbed out of a technical recession.

2016 PREVISIONS

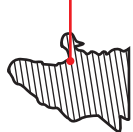
Canada will see a small decline in the value of real estate.



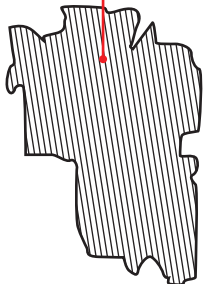
HOUSEHOLD AVERAGE INCOME (\$)



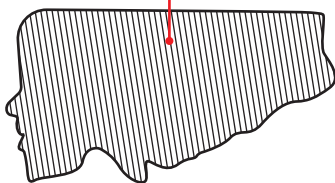
HOUSES AVERAGE PRICE (USD)



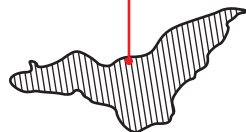
Vancouver
114.7 km²



Calgary
726.50 km²



Toronto
630 km²



Montréal
498 km²

INHABITANTS person /city

HOUSES TYPOLOGIES

Annual growth of house prices in Vancouver



House Typology	Annual Growth
DETACHED HOME	+11%
CONDO'S	+10%
ATTACHED HOME	+11%
TOWNHOUSES	+4%

HOUSING STARTS

On annual basis housing starts are expected to rise

Strong rental demand from immigrants has pushed condo construction in Canada to its highest level into two decades.

