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| **STATISTICAL RELEASE** | **GR20** |
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**Prices of dwellings of new construction**

**II half of 2019**

**- Preliminary results -**

Average prices of new construction dwellings in the Republic of Serbia in the second half of 2019 amounted to RSD 163 219. Dwellings’ prices in the observed period ranged from RSD 50 840 per m2 in Tutin up to RSD 348 643 RSD in Belgrade municipality Savski venac.

Observed by municipalities, the highest prices of new construction dwellings were recorded in Belgrade municipalities, where average prices in urban settlements amounted to RSD 218 356. Beside Belgrade municipalities, high prices were also noted in Cajetina, Novi Sad, Vrnjacka Banja, Kragujevac and three Nis municipalities (Crveni krst, Medijana i Palilula).

Average area of sold dwellings of new construction was 53 m2 and ranged in the interval from 38 m2 in Vrnjacka banja up to 73m2 in Sjenica.

**Prices of dwellings of new construction by municipalities / cities, II half of** **2019**

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**1. Prices of dwellings of new construction1), II half of** **2019**

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| --- | --- | --- | --- | --- | --- | --- |
|  | Average dwellings’ area in m² | Price by 1 m², in RSD |  |  | Average dwellings’ area in m² | Price by 1 m², in RSD |
|  |  |  |  |  |  |  |
| **Beogradski region** |  |  | **Region Vojvodine** |
| Voždovac | 52 | 193201 |  | *Novi Sad* | *53* | *143481* |
| Vračar | 70 | 244240 |  | Apatin | 60 | 66285 |
| Grocka | 50 | 89261 |  | Bačka Palanka | 59 | 83735 |
| Zvezdara | 46 | 159604 |  | Vršac | 57 | 88827 |
| Zemun | 51 | 186637 |  | Zrenjanin | 51 | 102499 |
| Lazarevac | 55 | 100396 |  | Inđija | 48 | 96952 |
| Mladenovac | 64 | 88643 |  | Pančevo | 63 | 102483 |
| Novi Beograd | 61 | 275601 |  | Ruma | 51 | 74011 |
| Obrenovac | 51 | 100153 |  | Sombor | 61 | 81290 |
| Palilula (Beograd) | 54 | 151196 |  | Sremska Mitrovica | 49 | 91628 |
| Rakovica | 43 | 122367 |  | Stara Pazova | 56 | 93387 |
| Savski venac | 62 | 348643 |  | Subotica | 53 | 97040 |
| Stari grad | 72 | 268930 |  | Temerin | 59 | 93835 |
| Surčin | 51 | 126439 |  | Šid  | 49 | 64085 |
| Čukarica  | 57 | 160901 |  |  |  |  |
|  |  |  |  |
|  **Region Šumadije i Zapadne Srbije** |  | **Region Južne i Istočne Srbije** |  |
| *Kragujevac* | *48* | *116242* |  |  |  |  |
| Aranđelovac | 43 | 73101 |  | *Medijana* | *58* | *115811* |
| Valјevo | 53 | 93843 |  | *Palilula (Niš)* | *52* | *114700* |
| Vrnjačka Banja | 38 | 128433 |  | *Pantelej* | *61* | *89426* |
| Gornji Milanovac | 58 | 106386 |  | *Crveni krst* | *56* | *123322* |
| Jagodina | 58 | 80965 |  | Bujanovac | 72 | 54608 |
| Kralјevo | 59 | 101952 |  | Velika Plana | 53 | 79124 |
| Kruševac | 59 | 90726 |  | Veliko Gradište | 56 | 69570 |
| Lajkovac | 51 | 82055 |  | Vranje | 47 | 80001 |
| Loznica | 50 | 76803 |  | Zaječar | 48 | 72565 |
| Novi Pazar | 58 | 102016 |  | Leskovac  | 57 | 82447 |
| Paraćin | 66 | 75190 |  | Negotin | 49 | 88636 |
| Prijepolјe | 42 | 62086 |  | Pirot | 63 | 84160 |
| Sjenica | 73 | 81098 |  | Požarevac | 57 | 93921 |
| Tutin | 70 | 50840 |  | Smederevo | 59 | 91345 |
| Ćuprija | 60 | 66177 |  | Smederevska Palanka | 55 | 59538 |
| Ub | 50 | 82327 |  | Sokobanja | 43 | 110461 |
| Užice | 53 | 113428 |  |  |  |  |
| Čajetina | 40 | 171025 |  |  |  |  |
| Čačak | 55 | 105452 |  |  |  |  |
| Šabac | 50 | 103394 |  |  |  |  |

1)Presented are cities/ municipalities in which buying and selling of at least three new constructed dwellings has been registered.

**2.** **Average price of dwellings of new construction by development level of local self-government units, II half of** **20191)**

|  |  |
| --- | --- |
|   | Average price by m², RSD |
|  |  |
| I group | 179941 |
| II group | 109957 |
| III group | 85861 |
| IV group | 61408 |
|  |  |

1) Development level is set by the Regulation for determining the unique list of regions and local self-government units development for 2014.

**NOTES:**

Data are overtaken from the administrative source, Real estate Cadastre kept by the Republic Geodetic Authority. Included are the agreements of sale and purchase of new constructed dwellings in urban settlements.

Detailed methodological explanations can be found on the website of the Statistical Office of the Republic of Serbia: <http://www.stat.gov.rs/en-US/oblasti/gradjevinarstvo>

Starting from 1999 the Statistical Office of the Republic of Serbia has not at disposal and may not provide available certain data relative to AP Kosovo and Metohia and therefore these data are not included in the coverage for the Republic of Serbia (total).

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