

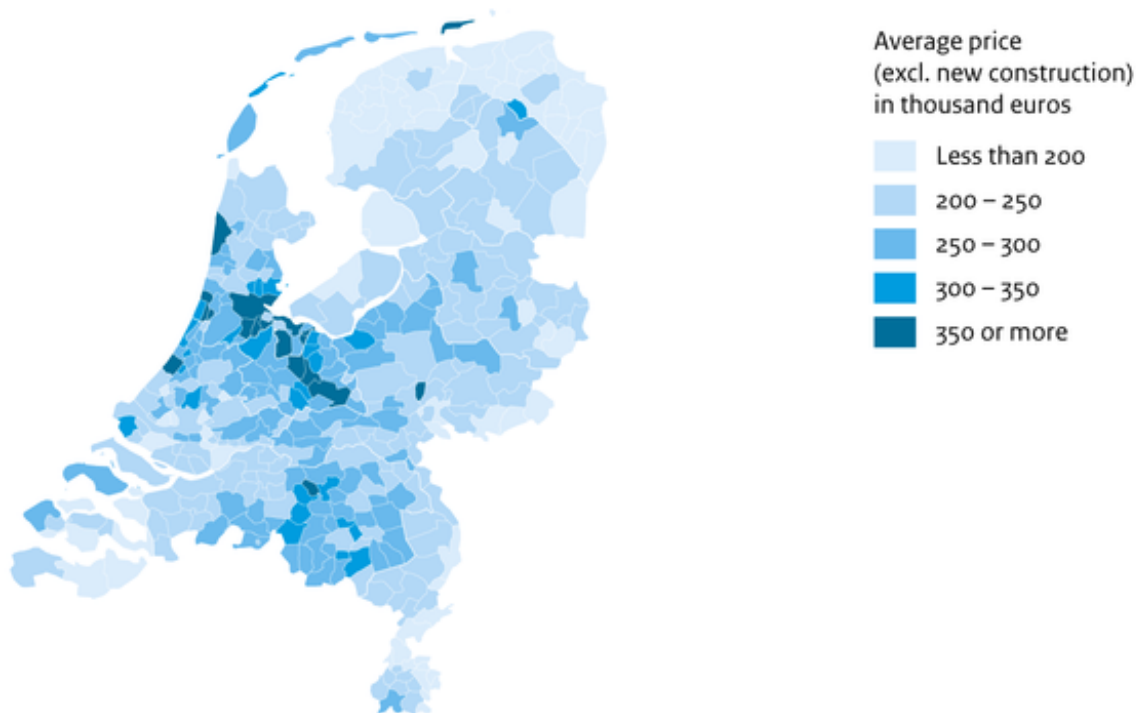
House prices, 2016

Indicator | 31 May 2017

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House prices (excluding new construction) were 5.0 percent higher on average in 2016 than in 2015. House buyers paid an average 244 thousand euros for a house. For the third year in a row there has been an increase in the price.

Average price of houses sold (excl. new construction), 2016



Source: Land Registry

CBS/jun17
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House prices still much cheaper in 2016 than in peak year 2008

According to the house price index, prices of existing homes (i.e. excluding new construction) were 5.0 percent higher in 2016 than in 2015. Compared with 2008, when Dutch house prices peaked, prices were more than 12 percent lower.

Home buyers spent an average 244 thousand euros for a property in 2016. In 2008 this was 255 thousand euros; a decrease of more than 4 percent. This is a smaller decrease than the above-mentioned 12 percent because the average house price does not take into account the different types of dwellings. The average price fell by less than house prices overall because buyers bought more relatively costlier homes in 2016 than in 2008.

Smallest price decrease in Zeeland

House prices have fallen in all provinces in the last seven years. The decrease was largest in Friesland: over 17 percent. In North-Holland however, the prices decreased almost 6 percent, and in Utrecht the prices were 9 percent lower. Last year Zeeland showed the smallest fall, but because of the increases in the Randstad Zeeland is third now.

The average price of sold houses was lowest in Groningen and highest in North Holland. On average, house buyers paid 121 thousand euros more in North Holland than in Groningen. In the previous year the average price of sold houses was also highest in North Holland.

References

- CBS (2016). [Statline: Bestaande koopwoningen; regio; verkoopprijzen prijsindex 2010 = 100](#) [5]. CBS, Den Haag.

Reference for this page

CBS, PBL, RIVM, WUR (2017). [House prices, 2016](#) [6] (indicator 2115, version 08 , 31 May 2017). www.environmentaldata.nl. Statistics Netherlands (CBS), The Hague; PBL Netherlands Environmental Assessment Agency, The Hague; RIVM National Institute for Public Health and the Environment, Bilthoven; and Wageningen University and Research, Wageningen.

Source URL: <https://www.clo.nl/en/indicatoren/en211508>

Links

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[4] <https://www.clo.nl/sites/default/files/datasets/c-2115-001k-clo-08-en.xlsx>

[5] <http://statline.cbs.nl/StatWeb/publication/default.aspx?DM=SLNL&PA=81885NED&D1=2%2c6&D2=0%2c5-16&D3=69%2c79%2c89%2c94&HDR=T%2cG1&STB=G2&VW=T>

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