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House Sales Statistics, December 2020

In Turkey, a million 499 thousand 316 houses were sold in 2020

In Turkey, house sales increased by 11.2% in 2020 compared to the previous year and hence, became a million 499 thousand 316. In the January-December period, sales of mortgaged houses was 573 thousand 337 and increased by 72.4%, and in other types of sales, it was 925 thousand 979 and decreased by 8.9%. The share of the mortgage sales were 38.2% and other house sales were 61.8%. Houses sold for the first time in this period was 469 thousand 740 decreasing by 8.2%. Second-hand house sales was a million 29 thousand 576 and also increased by 23.0%. For the house sales of 2020, İstanbul had the highest share of house sales with 17.7% and 265 thousand 98 sold house. The followers of Istanbul were Ankara with 157 thousand 95 house sales with 10.5% and İzmir 93 thousand 457 house sales with 6.2%. The least house sold province was Ardahan with 192 house sales.

House sales, 2013-2020

Number of house sales, 2019-2020

	December			January-December		
	2019	2020	Change (%)	2019	2020	Change (%)
Total house sales by type	**202 074**	**105 981**	**-47.6**	**1 348 729**	**1 499 316**	**11.2**
Mortgaged sales	**50 278**	**14 631**	**-70.9**	**332 508**	**573 337**	**72.4**
First sales	15 818	4 922	-68.9	112 774	183 987	63.1
Second hand sales	34 460	9 709	-71.8	219 734	389 350	77.2
Other house sales	**151 796**	**91 350**	**-39.8**	**1 016 221**	**925 979**	**-8.9**
First sales	59 662	31 976	-46.4	398 908	285 753	-28.4
Second hand sales	92 134	59 374	-35.6	617 313	640 226	3.7
Total house sales by state	**202 074**	**105 981**	**-47.6**	**1 348 729**	**1 499 316**	**11.2**
First sales	**75 480**	**36 898**	**-51.1**	**511 682**	**469 740**	**-8.2**
Mortgaged sales	15 818	4 922	-68.9	112 774	183 987	63.1
Other house sales	59 662	31 976	-46.4	398 908	285 753	-28.4
Second hand sales	**126 594**	**69 083**	**-45.4**	**837 047**	**1 029 576**	**23.0**
Mortgaged sales	34 460	9 709	-71.8	219 734	389 350	77.2
Other house sales	92 134	59 374	-35.6	617 313	640 226	3.7

In December 2020, 105 thousand 981 houses were sold in Turkey

In Turkey, house sales decreased by 47.6% in December 2020 compared to the same month of the previous year and hence, became 105 thousand 981. For the house sales of December 2020, İstanbul had the highest share of house sales with 19.1% and 20 thousand 236 sold house. The followers of İstanbul were Ankara with 9 thousand 990 house sales and İzmir 5 thousand 794 house sales with the share of 9.4% and 5.5% respectively. The least house sold provinces were Ardahan with 18 house sales, Hakkari with 20 house sales and Bayburt with 100 house sales.

House sales, December 2020

In December 2020, 14 thousand 631 ownership of the houses changed by mortgage sales

The mortgaged house sales throughout Turkey became 14 thousand 631 by decreasing 70.9% compared to the same month of the previous year. House sales with mortgage had a 13.8% share of all house sales in Turkey. İstanbul has the highest mortgage house sales in Turkey with 3 thousand 251 sales and with the share of 22.2%. The least mortgage house sales were realized in Hakkari with 2 house sales.

Ownership of 91 thousand 350 houses changed by other sales

Other house sales in Turkey became 91 thousand 350 by decreasing 39.8% compared to the same month of the previous year. In the other sales, İstanbul was the first province with 16 thousand 985 sales and 18.6% share. Other house sales had 83.9% share of all house sales in İstanbul. Ankara was the second province with 8 thousand 179 sales. Ankara was followed by İzmir with 4 thousand 759 sales. The least other house sales was realized in Ardahan with 15 house sales.

House sales by type of sales, December 2020

In house sales, 36 thousand 898 of houses were sold for the first time

First house sales in Turkey became 36 thousand 898 by decreasing 51.1% compared to the same month of the previous year. First house sales had 34.8% share of all house sales in Turkey. The most first house sales was in İstanbul with 6 thousand 391 sales. İstanbul was the first province in Turkey ranking that had most first house sales share with 17.3%. The followers of İstanbul were Ankara with 2 thousand 332 house sales and İzmir with a thousand 789 house sales.

Ownership of 69 thousand 83 houses changed by second hand sales

Second hand house sales in Turkey became 69 thousand 83 by decreasing 45.4% compared to the same month of the previous year. In the second hand sales, İstanbul was the first province with 13 thousand 845 sales and 20.0% share. Share of

the second hand sales was 68.4% in Istanbul in total house sales. Ankara was the second province with 7 thousand 658 sales and Ankara was followed by İzmir with 4 thousand 5 sales.

House sales by state of sales, December 2020

House sales by type of sales, December 2019-2020

House sales by state of sales, December 2019-2020

In Turkey, 40 thousand 812 houses were sold to foreigners in 2020

House sales to foreigners decreased by 10.3% in 2020 compared to the previous year. In house sales to foreigners, İstanbul was the first province with 19 thousand 175 sales in 2020. Antalya was the second province with 7 thousand 735 sales. Antalya was followed by 2 thousand 746 sales with Ankara and a thousand 340 sales with Bursa.

In December 2020, 4 thousand 427 houses were sold to foreigners

In house sales to foreigners became 4 thousand 427 by decreasing 16.4% compared to the same month of the previous year. İstanbul was the first province with 2 thousand 308 sales in December 2020. The followers of İstanbul were Antalya with 789 house sales, Ankara with 273 house sales, Mersin with 159 house sales and Yalova with 131 house sales

House sales for foreigners, December 2020

Most house sales were made to Iran citizens according to country nationalities in 2020

Iran citizens bought 7 thousand 189 houses from Turkey in 2020. The followers of Iran were Iraq with 6 thousand 674 house sales, Russia with 3 thousand 78 house sales, Afghanistan with a thousand 929 house sales and Azerbaijan with a thousand 279.

House sales by nationalities in country detail for top 20, 2020

In December, Iran citizens bought 764 houses from Turkey. The followers of Iran were Iraq with 724 house sales, Russia with 349 house sales and Afghanistan with 224 house sales.

In Turkey, 892 thousand 347 men and 483 thousand 7 women became the owner of house in 2020

While 892 thousand 347 houses with share 59.5% were bought by men and 483 thousand 7 houses with share 32.2% were bought by women, 23 thousand 424 houses with share 1.6% were bought jointly by women and men in Turkey.

Number of house sales by genders, 2019-2020

	2019		2020	
	Unit	Share (%)	Unit	Share (%)
Toplam	**1 348 729**	**100.0**	**1 499 316**	**100.0**
Male	420 276	31.2	483 007	32.2
Female	775 653	57.5	892 347	59.5
Joint ownership	24 141	1.8	23 424	1.6
Other	128 659	9.5	100 538	6.7

İstanbul ranked the first in terms of the number of houses purchased by women with 77 thousand 209 and 16.0% share in Turkey. While men bought 149 thousand 316 houses in İstanbul, 5 thousand 703 houses were bought by men and women jointly. The lowest number of houses sold to women was in Ardahan with 50 sales while Hakkari had the lowest number of houses sold to men with 130 sales.

The next release on this subject will be on February 15, 2021.

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For technical information: Z.Göktuğ TAMZARALIOĞLU
Telephone: +90 312 454 76 39
e.mail: goktug.tamzaralioglu@tuik.gov.tr

For information request: Data Dissemination Group
Telephone: +90 312 454 72 53
e.mail: info@tuik.gov.tr

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