

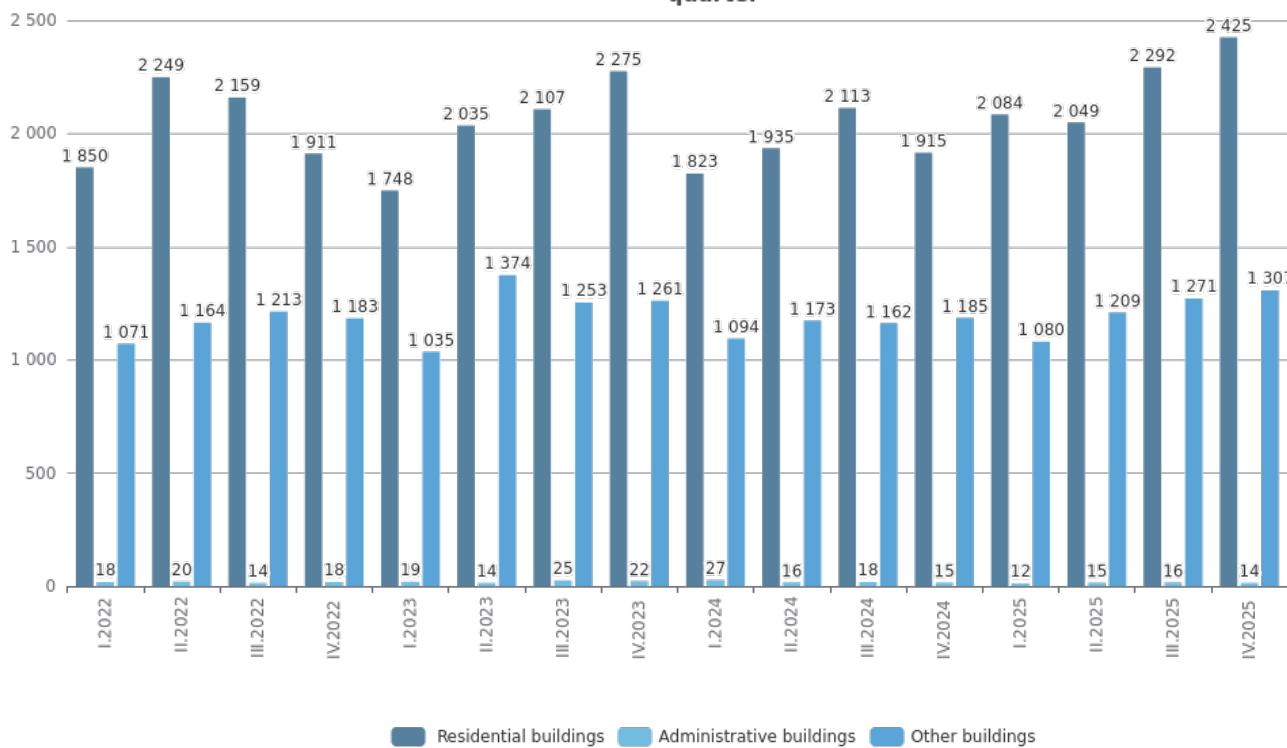


BUILDING PERMITS ISSUED AND CONSTRUCTION STARTED - FOURTH QUARTER OF 2025

In the fourth quarter of 2025, the municipal authorities issued **building permits** for the construction of 2 425 residential buildings with 15 642 dwellings and 1 797 318 sq. m gross building area, 14 administrative buildings/offices with 13 516 sq. m gross building area and 1 307 other buildings with 769 509 sq. m gross building area.

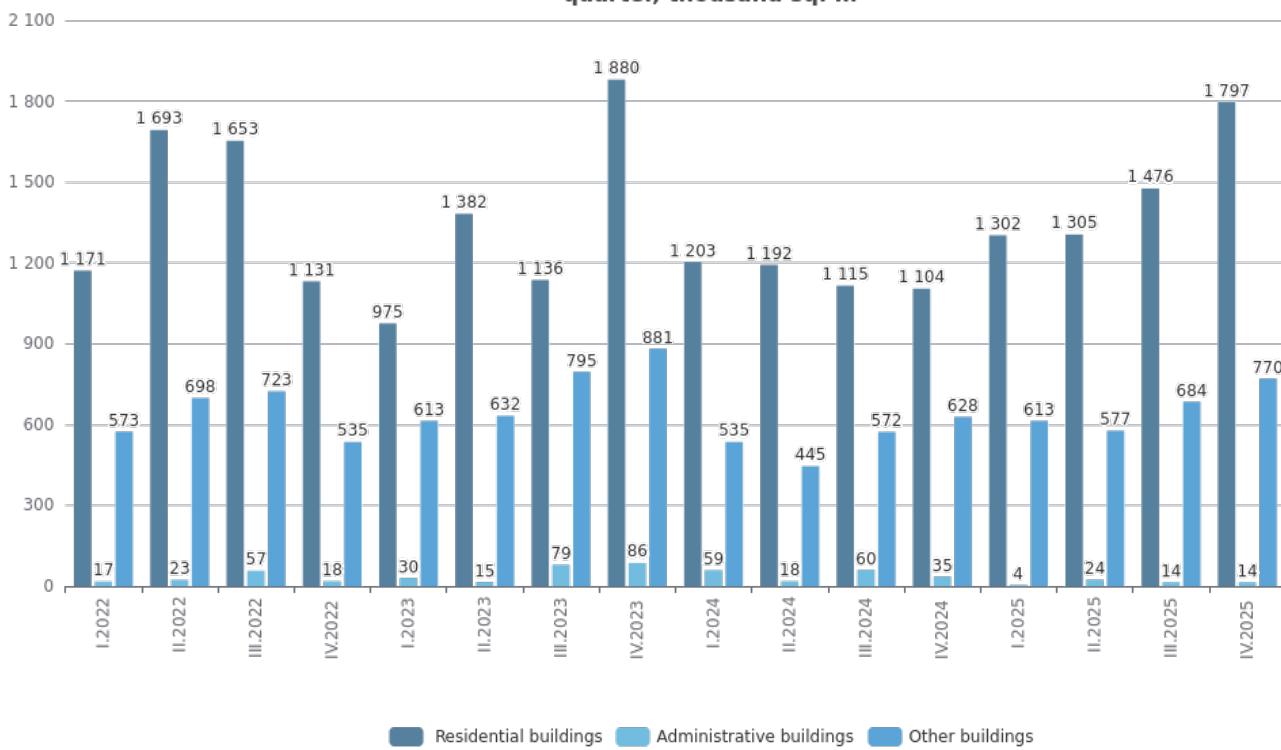
Compared to the previous quarter, the issued building permits for residential buildings increased by 5.8%, their dwellings - by 15.5%, and the gross building area - by 21.8%. Building permits issued for administrative buildings have shown a decrease by 12.5% and their gross building area - by 8.3%. The issued building permits for other buildings went up by 2.8% and their gross building area - by 12.5%.

Figure 1. Number of building permits, issued for the construction of new buildings by type and by quarter



Compared to the fourth quarter of 2024, the issued building permits for new residential buildings increased by 26.6%, their dwellings - by 58.6%, and the gross building area - by 62.9%. The issued building permits for administrative buildings and their gross building area went down by 6.7% and 61.3%, respectively. The issued building permits for other buildings grew by 10.3% and their gross building area - by 22.5%.

Figure 2. Building permits, issued for construction - gross building area by type of buildings and by quarter, thousand sq. m

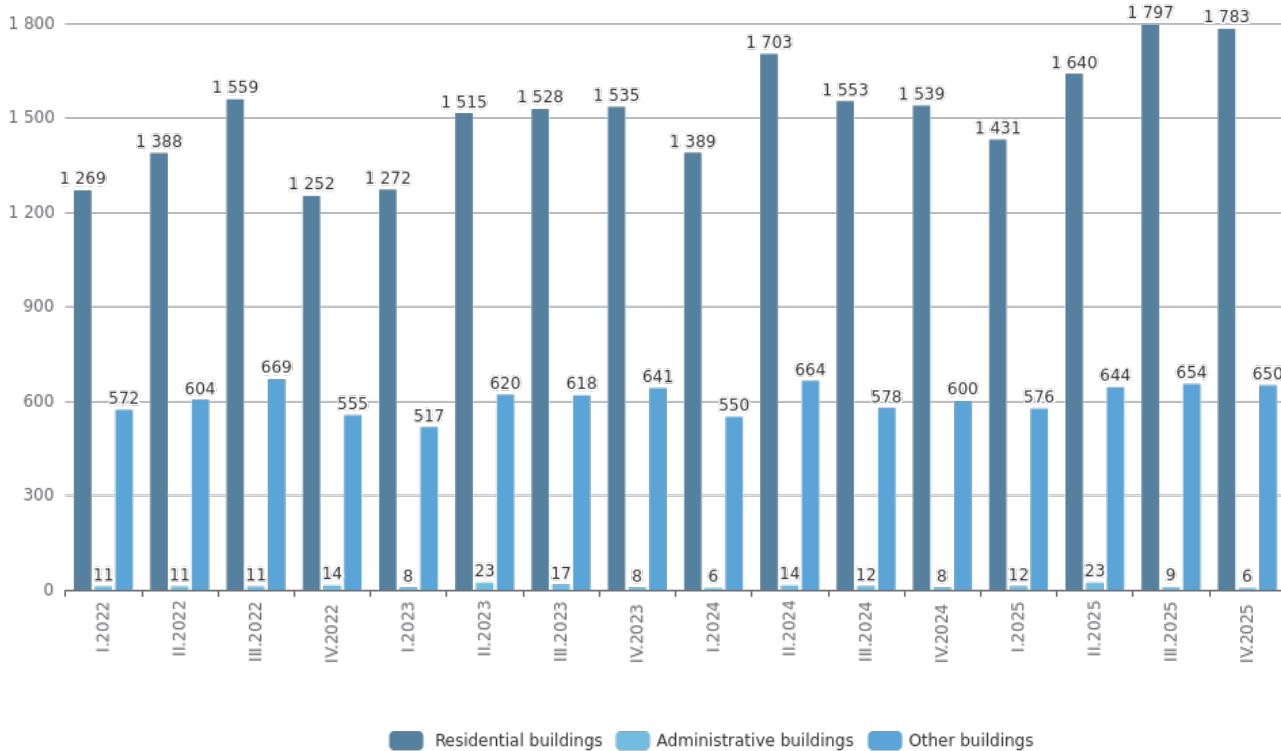


The highest number of building permits for new residential buildings was issued in the following districts: Plovdiv - 465, Sofia (stolitsa) - 299, Sofia - 267, Varna - 192, and Burgas - 166. Most dwellings are to be built in the districts: Plovdiv - 4 452, Sofia (stolitsa) - 3 864, Varna - 2 414, Burgas - 1 322, and Blagoevgrad - 845 (Annex, Table 1).

In the fourth quarter of 2025, **the construction** of 1 783 residential buildings with 9 177 dwellings and 1 163 332 sq. m gross building area, 6 administrative buildings/offices with 2 999 sq. m gross building area and 650 other buildings with 480 067 sq. m gross building area **began**.

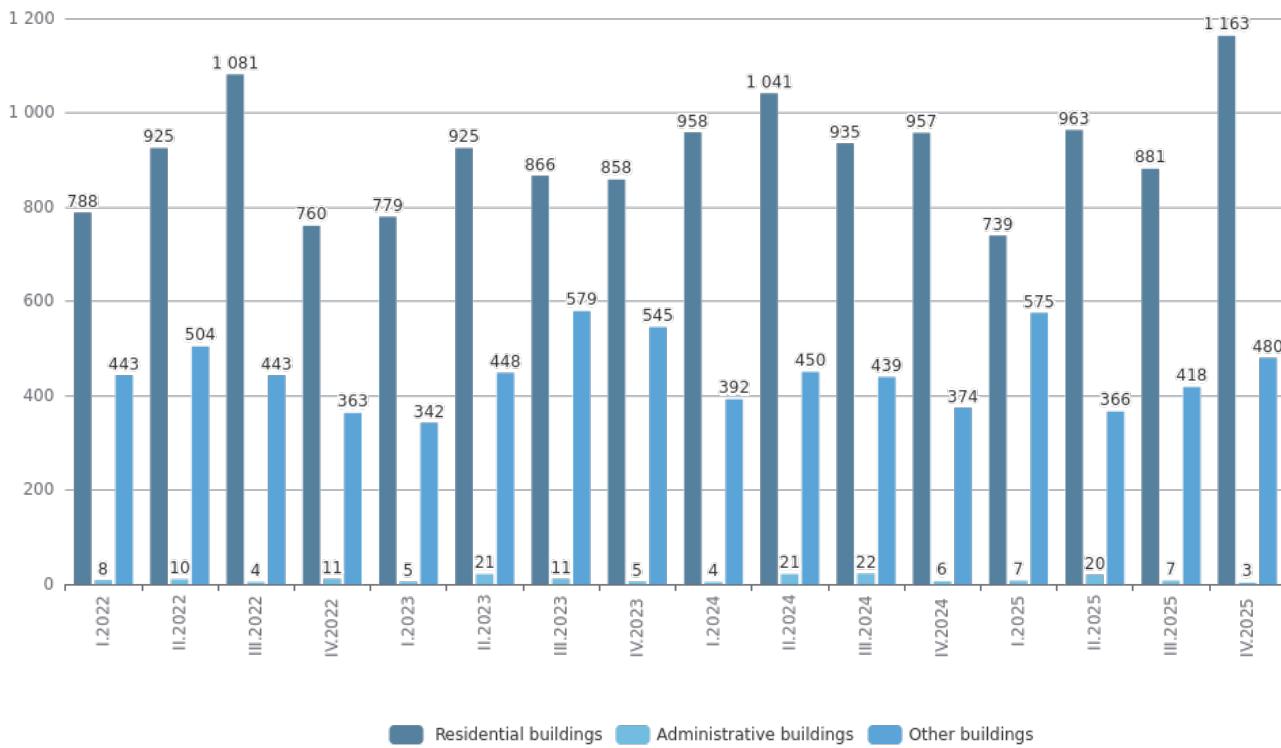
Compared to the previous quarter, the started residential buildings fell by 0.8%, but their dwellings increased by 42.4% and the gross building area - by 32.1%. The started administrative buildings and their gross building area registered a drop of 33.3% and 58.8%, respectively. The started other buildings were fewer by 0.6%, but with 14.8% larger gross building area.

Figure 3. Number of started construction of new buildings by type and by quarter



Compared to the fourth quarter of 2024, the number of started new residential buildings increased by 15.9%, their dwellings - by 6.7%, and the gross building area - by 21.6%. The number of started administrative buildings decreased by 25.0% and their gross building area - by 50.9%. The construction of 8.3% more other buildings has started with 28.5% larger gross building area.

Figure 4. Started construction - gross building area by type of buildings and by quarter, thousand sq. m



The construction of the highest number of new buildings was started in the following districts: Plovdiv - 402 residential buildings and 90 other buildings; Sofia (stolitsa) - 194 residential buildings and 18 other buildings; Sofia - 176 residential buildings and 39 other buildings (Annex, Table 2).

Methodological notes

The quarterly statistical survey of permits issued for construction collects information about building permits issued by municipal authorities as well as for the started construction of new buildings according to their type and gross building area. This information may be used as an indicator of the future construction activity of enterprises in the country.

Types of buildings are classified according to the Classification of types of construction (CC) and are divided into:

- Residential - buildings for which the useful floor area is mostly used for permanent residential habitation.
- Non-residential - buildings for various purposes, including:

- administrative - offices and buildings for administrative work of departments and other organizations and associations (representative buildings - banks, post offices, government department offices, conference and congress centres, low courts, municipalities);

- other buildings - buildings used for different activities: production, trade, transport, education, culture, sports, agriculture, health, recreation and facilities for a short stay (hotels, motels, rest houses, huts and others).

Gross building area - a sum of all floors' areas in external dimensions.

Annex

Table 1

Building permits, issued for the construction of new buildings in the fourth quarter of 2025							
	Residential buildings			Administrative buildings		Other buildings	
Districts	Number	Number of dwellings	Gross building area - sq. m	Number	Gross building area - sq. m	Number	Gross building area - sq. m
Total	2425	15642	1797318	14	13516	1307	769509
Blagoevgrad	142	845	86800	..	..	51	15100
Burgas	166	1322	134682	-	-	69	117269
Varna	192	2414	246351	-	-	31	28037
Veliko Tarnovo	42	106	15194	-	-	50	7643
Vidin	7	26	3614	-	-	..	..
Vratsa	28	176	21470	..	..	..	..
Gabrovo	34	39	7334	-	-	17	5310
Dobrich	58	178	21504	-	-	42	19006
Kardzhali	55	148	19431	-	-	11	2553
Kyustendil	17	24	3986	..	..	38	8980
Lovech	40	41	4842	-	-	40	13099
Montana	4	6	1097	-	-	19	5580
Pazardzhik	105	153	21644	..	..	48	27666
Pernik	71	72	12753	..	..	53	4295
Pleven	58	173	22023	-	-	23	3492
Plovdiv	465	4452	466047	..	..	141	170502
Razgrad	15	15	4688	-	-	22	1424
Ruse	34	120	12754	-	-	67	29792
Silistra	15	17	3141	3	489	34	4276
Sliven	58	84	12684	-	-	18	3347
Smolyan	16	52	6761	-	-	31	8464
Sofia	267	396	60664	-	-	102	47717
Sofia (stolitsa)	299	3864	502193	..	..	41	136150
Stara Zagora	107	311	36170	-	-	170	66971
Targovishte	16	51	4995	-	-	14	3268
Haskovo	62	218	25136	..	..	36	10085
Shumen	37	306	33424	-	-	109	11435
Yambol	15	33	5936	-	-	18	15562
‘..’ - Confidential data.							
‘-’ - No case.							

Table 2

Building construction started in the fourth quarter of 2025

	Residential buildings			Administrative buildings		Other buildings	
Districts	Number	Number of dwellings	Gross building area - sq. m	Number	Gross building area - sq. m	Number	Gross building area - sq. m
Total	1783	9177	1163332	6	2999	650	480067
Blagoevgrad	109	457	54630	-	-	29	15108
Burgas	168	2707	286010	-	-	54	47225
Varna	175	1102	153892	..	..	31	63335
Veliko Tarnovo	33	75	11364	-	-	26	8199
Vidin	4	8	697	-	-	-	-
Vratsa	12	18	2698	..	..	9	1857
Gabrovo	16	16	2924	-	-	5	2886
Dobrich	35	59	8134	-	-	10	12101
Kardzhali	39	98	21054	..	..	5	1938
Kyustendil	11	11	3659	-	-	19	3568
Lovech	23	23	2991	-	-	27	3664
Montana	11	11	1915	-	-	10	6859
Pazardzhik	62	87	11837	-	-	45	21653
Pernik	47	122	16414	-	-	4	163
Pleven	6	6	1306	-	-	4	1659
Plovdiv	402	1388	196259	-	-	90	58947
Razgrad	8	8	1150	-	-	4	294
Ruse	15	22	2740	-	-	10	8907
Silistra	12	13	2068	-	-	15	5104
Sliven	39	53	7812	-	-	7	1692
Smolyan	6	35	4091	-	-	21	7234
Sofia	176	304	41829	..	..	39	106795
Sofia (stolitsa)	194	1805	236700	-	-	18	28317
Stara Zagora	94	371	50526	-	-	88	52202
Targovishte	10	39	4515	-	-	7	3545
Haskovo	40	201	20573	-	-	20	6785
Shumen	23	102	9665	-	-	40	4933
Yambol	13	36	5879	-	-	13	5097
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