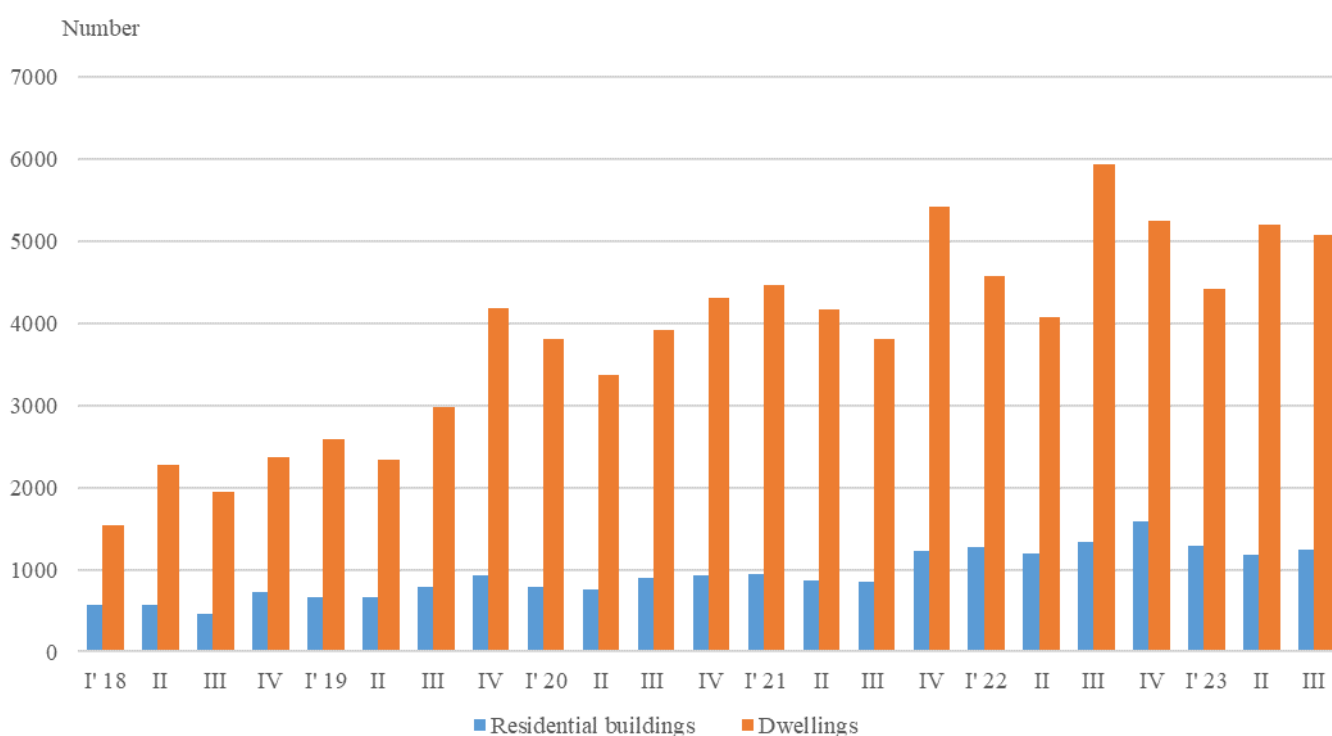


## NEWLY BUILT RESIDENTIAL BUILDINGS AND DWELLINGS COMPLETED IN THE THIRD QUARTER OF 2023 (PRELIMINARY DATA)

According to preliminary data from the National Statistical Institute in the third quarter of 2023, the number of newly built residential buildings was 1 239, and the newly built dwellings in them were 5 085 (Annex, Table 1). Compared to the third quarter of 2022, the buildings were by 97 less (or by 7.3%), and the newly built dwellings in them decreased by 856, or 14.4%. (Figure 1).

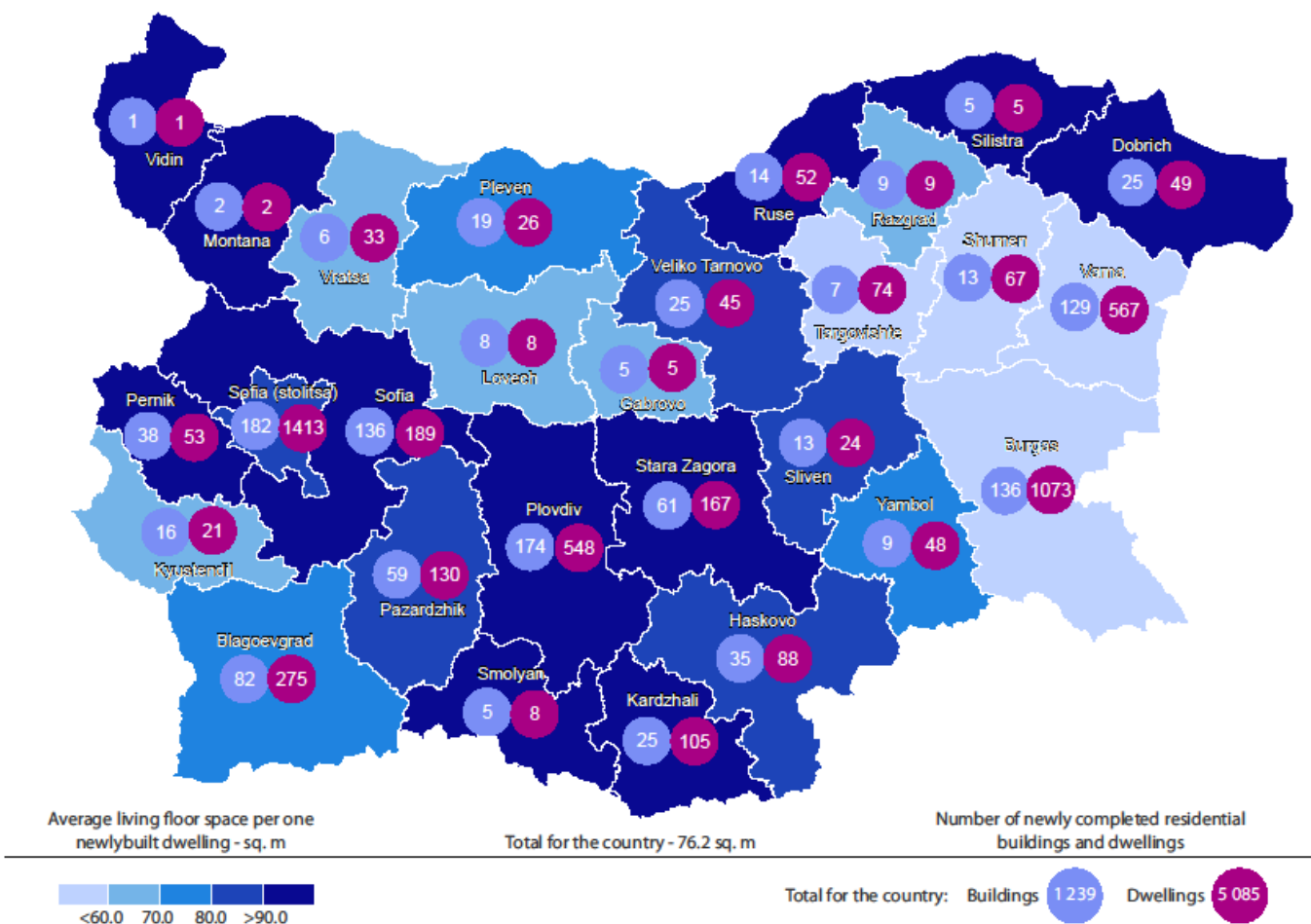
**Figure 1. Newly built residential buildings and dwellings completed by quarters**



In the third quarter of 2023, 73.5% of the newly built residential buildings had steel-concrete construction, 23.3% had solid structure, 2.9% had 'other' and 0.3% had a panel. The highest is the relative share of houses (76.0%), followed by blocks of flats (15.3%). As compared to the third quarter of 2022, the number of newly built houses and blocks of flats dropped, while the number of mixed buildings and country houses rose (Annex, Table 2).

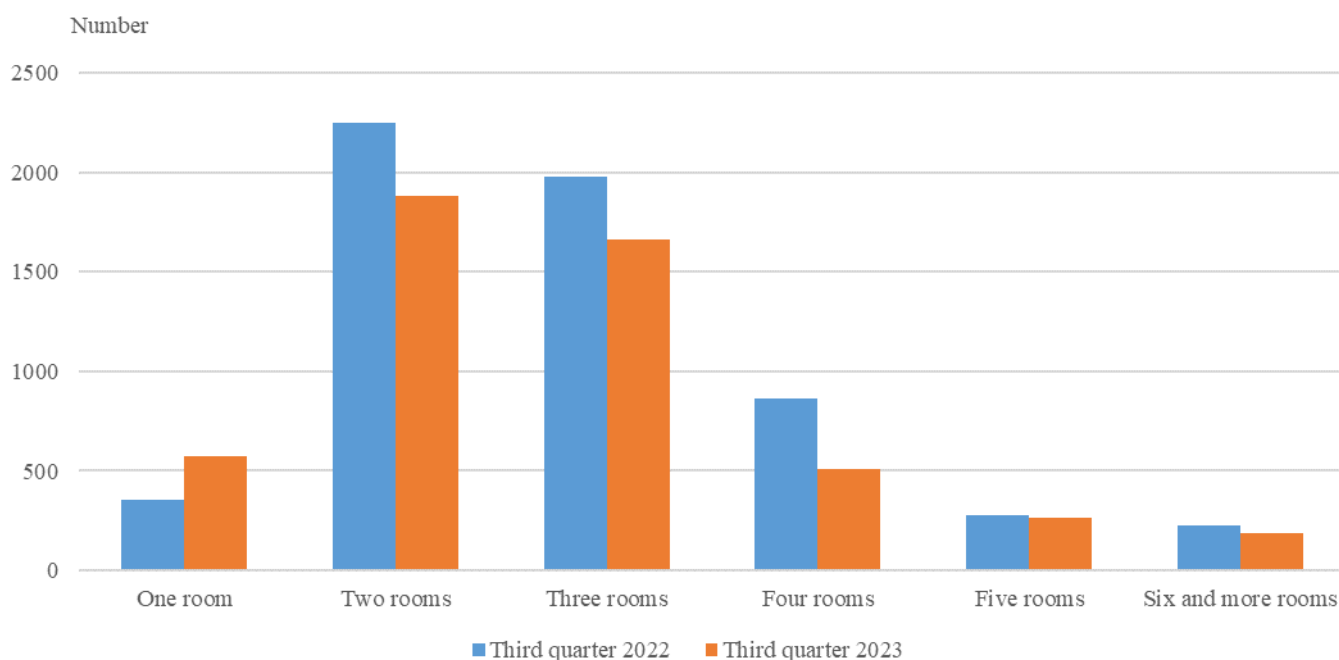
The highest is the number of residential buildings built in the district of Sofia (stolitsa) - 182 residential buildings with 1 413 dwellings, followed by Plovdiv - 174 residential buildings with 548 dwellings, and Burgas - 136 buildings with 1 073 dwellings in them (Figure 2).

**Figure 2. Newly built residential buildings and dwellings completed in the third quarter of 2023 by districts**



The highest is the number of newly built dwellings with two rooms (37.0%), followed by the number of those with three rooms (32.7%), and the lowest is the number of dwellings with six and more rooms (3.7%) (Figure 3).

**Figure 3. Newly built dwellings completed by number of rooms**



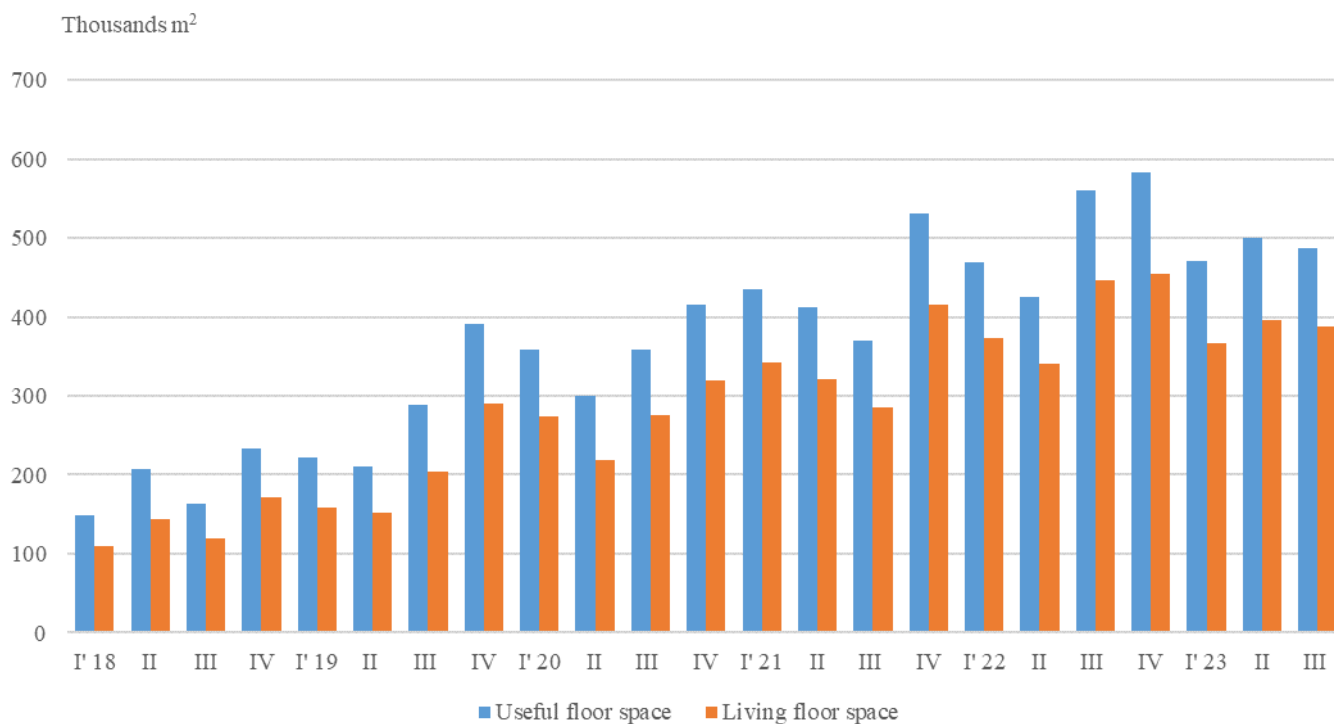
In the third quarter of 2023, the total useful space of newly built dwellings was 486.7 thousand sq. m, or by 13.2% less, compared to the same quarter of 2022, and the living floor space decreased (by 13.1%) to 387.7 thousand sq. m (Figure 4).

The **average useful floor** space of a newly built dwelling increased from 94.4 sq. m in the third quarter of 2022 to 95.7 sq. m in the same quarter of 2023.

The biggest average useful floor space of a newly built dwelling was recorded in the districts of Vidin<sup>1</sup> - 400.0 sq. m and Silistra - 278.4 sq. m and the smallest ones in Burgas - 61.7 sq. m, and Shumen - 63.7 sq. meters.

<sup>1</sup> In the third quarter of 2023 in the district of Vidin there is one newly built residential building with one dwelling in it.

**Figure 4. Total useful floor space and living floor space of newly built dwellings completed by quarters**





## Methodological notes

The statistical data about the newly built residential buildings and dwellings are prepared based on quarterly reports of the municipal administrations.

In the scope of the survey are newly built residential buildings with approved or valid usage licenses according to Regulation No. 2/31.07.2003 of the Ministry of Regional Development and Public Works.

**Living floor space** includes rooms and kitchens with over 4 sq. m of floor space.

**Service floor space** is the floor space of rooms and kitchens with less than 4 square meters of floor space, vestibules with a portal or other screen, corridors, bathrooms, toilets, larders, hanging closets and other service rooms, such as drying rooms, laundries or balconies regardless of their space.

**The useful floor space** of the dwelling is the sum of the living-floor space and the service floor space.

**The average useful floor space** is the ratio between the useful floor space and the number of dwellings.

Annex

Table 1

Newly built residential buildings and dwellings completed in the third quarter of 2023<sup>1</sup>

| Districts        | Newly completed residential buildings and dwellings - in numbers |             | Useful floor area of newly built dwellings - sq. m |   |   |
|------------------|--|-------------|--|---|---|
|                  | Buildings  | Dwellings   | Total  | Living floor space, incl. kitchens over 4 sq. m | Service floor space, incl. kitchens under 4 sq. m |
| <b>Total</b>     | <b>1239</b>  | <b>5085</b> | <b>486665</b>                                      | <b>387717</b>                                   | <b>98948</b>                                      |
| Blagoevgrad      | 82   | 275         | 23645  | 20588   | 3057  |
| Burgas           | 136  | 1073        | 66234  | 48546   | 17688   |
| Varna            | 129  | 567         | 40966  | 30213   | 10753   |
| Veliko Tarnovo   | 25   | 45          | 5308   | 3845  | 1463  |
| Vidin            | 1  | 1           | 400  | 270   | 130   |
| Vratsa           | 6  | 33          | 2668   | 1988  | 680   |
| Gabrovo          | 5  | 5           | 581  | 350   | 231   |
| Dobrich          | 25   | 49          | 5649   | 4436  | 1213  |
| Kardzhali        | 25   | 105         | 11850  | 9822  | 2028  |
| Kyustendil       | 16   | 21          | 1879   | 1304  | 575   |
| Lovech           | 8  | 8           | 667  | 486   | 181   |
| Montana          | 2  | 2           | 391  | 199   | 192   |
| Pazardzhik       | 59   | 130         | 13894  | 10618   | 3276  |
| Pernik           | 38   | 53          | 6990   | 5748  | 1242  |
| Pleven           | 19   | 26          | 2877   | 2072  | 805   |
| Plovdiv          | 174  | 548         | 67091  | 54890   | 12201   |
| Razgrad          | 9  | 9           | 860  | 578   | 282   |
| Ruse             | 14   | 52          | 7592   | 4957  | 2635  |
| Silistra         | 5  | 5           | 1392   | 881   | 511   |
| Sliven           | 13   | 24          | 2817   | 2106  | 711   |
| Smolyan          | 5  | 8           | 1140   | 994   | 146   |
| Sofia            | 136  | 189         | 25027  | 21255   | 3772  |
| Sofia (stolitsa) | 182  | 1413        | 153251   | 126814  | 26437   |
| Stara Zagora     | 61   | 167         | 19325  | 16694   | 2631  |
| Targovishte      | 7  | 74          | 5853   | 3877  | 1976  |
| Haskovo          | 35   | 88          | 9823   | 7869  | 1954  |
| Shumen           | 13   | 67          | 4269   | 2916  | 1353  |
| Yambol           | 9  | 48          | 4226   | 3401  | 825   |

<sup>1</sup>Preliminary data.

Table 2

Newly built residential buildings by type of building

(Number)

|                                       | 2020       |            |             |            | 2021       |            |             |             | 2022        |             |             |             | 2023*       |             |             |
|---------------------------------------|------------|------------|-------------|------------|------------|------------|-------------|-------------|-------------|-------------|-------------|-------------|-------------|-------------|-------------|
|                                       | I quarter  | II quarter | III quarter | IV quarter | I quarter  | II quarter | III quarter | IV quarter  | I quarter   | II quarter  | III quarter | IV quarter  | I quarter   | II quarter  | III quarter |
| <b>Total</b>                          | <b>792</b> | <b>757</b> | <b>899</b>  | <b>928</b> | <b>952</b> | <b>867</b> | <b>858</b>  | <b>1221</b> | <b>1271</b> | <b>1197</b> | <b>1336</b> | <b>1586</b> | <b>1289</b> | <b>1180</b> | <b>1239</b> |
| Houses                                | 553        | 530        | 659         | 667        | 683        | 642        | 632         | 918         | 1014        | 933         | 1053        | 1299        | 1044        | 929         | 942         |
| Blocks of flats                       | 169        | 170        | 161         | 184        | 182        | 139        | 140         | 216         | 169         | 179         | 206         | 197         | 166         | 184         | 190         |
| Mixed buildings                       | 34         | 34         | 30          | 26         | 38         | 45         | 33          | 33          | 36          | 27          | 26          | 36          | 34          | 29          | 31          |
| Hostels                               | 1          | 2          | 2           | 1          | 1          | 2          | 2           | -           | 1           | -           | 1           | -           | -           | -           | -           |
| Country houses                        | 35         | 21         | 46          | 49         | 45         | 39         | 51          | 54          | 47          | 58          | 50          | 54          | 45          | 38          | 76          |
| Buildings of institutional households | -          | -          | 1           | 1          | 3          | -          | -           | -           | 4           | -           | -           | -           | -           | -           | -           |

\* Preliminary data