

Turkey Real Estate Report Q3 2014

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Abstracts

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BMI View: Turkey's real estate market is, on the whole, following a positive growth trajectory, with retail the outperformer. Industrial is the Achilles heel of the sector, lagging behind both retail and office space in terms of rent, yields and construction growth. However, with export growth anticipated to improve over the forecast period, we could begin to see this sub-segment in a positive light.

With a focus on the two principal cities of Istanbul and Ankara, this report covers the rental market's performance in terms of rates and yields and examines how best to maximise returns in the commercial real estate market, while minimising investment risk and exploring the impact of the country's long-term domestic demand credentials. Positive economic fundamentals and construction growth are underpinning our positive outlook for Turkey's real estate sector, with annual average GDP growth of 3.2% expected over the 2014-2018 period.

A penchant for Western shopping trends and brands is driving large retail developments across the country, particularly in Ankara and Istanbul. This is attracting wealthy foreign players, such as Apple and Taurus Investment, which in turn is buoying rental rates and getting the attention of other players.

Contents

BMI Industry View

Recent Developments

Key BMI Forecasts

SWOT

Political

Economic

Business Environment

Industry Forecast

Office

Table: Forecast Rents, 2013-2014 (TRY per m2/month)

Table: Forecast Net Yields, 2008-2017 (%)

Retail

Table: Forecast Rents, 2013-2014 (TRY per m2/month)

Table: Forecast Net Yields, 2008-2017 (%)

Industrial

Table: Forecast Rents, 2013-2015 (TRY per m2/month)

Table: Forecast Net Yields, 2008-2017 (%)

Construction And Infrastructure Forecast Scenario

Table: Construction And Infrastructure Industry Data (Turkey 2012-2017)

Table: Construction And Infrastructure Industry Data (Turkey 2018-2023)

Macroeconomic Forecast

Table: Turkey - GDP By Expenditure

Industry Risk Reward Ratings

Central And Eastern Europe - Risk/Reward Ratings

Table: Central And Eastern Europe Real Estate Risk/Reward Ratings

Turkey - Risk/Reward Ratings

Market Overview

Istanbul

Ankara

Office

Table: Historic Rental Costs, 2012-2013 (TRY per m2/month)

Table: Net Yields, 2013-2014 (%)

Table: Terms Of Rental Contract/Leases, H113

Retail

Table: Historic Rental Costs, 2012-2013 (TRY per m2/month)

Supply And Demand

Table: Net Yield, 2013-2014 (%)

- Table: Terms Of Rental Contract/Leases, H113
- Rents And Yields
- Turkey - Retail Sales Indicators
 - Table: Retail Sales Indicators, 2010-2017
- Industrial
 - Supply And Demand
 - Table: Historic Rental Costs, 2013-2014 (TRY per m2/month)
 - Table: Net Yields, 2013-2014 (%)
- Rents And Yields
 - Table: Terms Of Rental Contract/Leases, H113
- Competitive Landscape
- Real Estate
- REITs
- Construction Companies
- Company Profile
- Emlak Konut REIT
- Sinpas Gayrimenkul Yatirim Ortakligi
- Enka Insaat
- Nurol Insaat ve Ticaret AS
- Demographic Forecast
 - Table: Turkey's Population By Age Group, 1990-2020 ('000)
 - Table: Turkey's Population By Age Group, 1990-2020 (% of population)
 - Table: Turkey's Key Population Ratios, 1990-2020
 - Table: Turkey's Rural And Urban Population, 1990-2020
- Methodology
- Industry Forecast Methodology
- Sources
- Risk/Reward Ratings Methodology
 - Table: Real Estate Risk/Reward Ratings Indicators
 - Table: Weighting Of Indicators

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