

New Flats – the Methodology of Calculation of the Indices of Realized Prices

The objects of the publication are the indices of realized prices of new flats, which are intended for housing for household sector and there is a first sale of the flats. The data is only for the capital Prague because of the low number of reported prices of flats from other towns of the Czech Republic.

Prague is divided into smaller areas according to three different criteria (location, realized price, comparability of flats). This division is changing dynamically because of changes in the construction character of each region and the methodology of calculation of the index is adjusted to this fact.

The resulting index for Prague is calculated as a weighted average of the partial results for each region.