

Switzerland Luxury Residential Real Estate Market - Growths , Trends , Covid - 19 Impact , and Forecasts (2023 - 2028)

Market Report | 2023-01-23 | 70 pages | Mordor Intelligence

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Report description:

The Luxury Residential Real Estate Market in Switzerland is expected to register a CAGR of more than 5% during the forecast period.

Furthermore, COVID-19 impact was severe on the market. Despite the pandemic crisis the luxury residential real estate in the country is in recovery phase, as the sales in the country were quickly bounced back to pre-pandemic levels.

For 2022, it is expected that the real estate to continue to be a focus for investment and the upward trend will continue and that it will be widespread. The recovery has been supported by the low interest rate environment and strong economic growth. This has bolstered investor confidence, but rising inflation and the continued emergence of Covid-19 variants remain challenges. Following record results in the Multifamily sector, it is anticipated that investors appetite is increasing for these asset classes in 2022, and the office recovery is well underway.

From a pricing point of view, despite the general uncertainty surrounding the economy, in most cases residential markets experienced at least slight growth. An assumption of real estate market being attractive at times of downturns proved to be correct as many countries report unprecedented demand for new housing shortly after the end of the strictest lockdowns. Moreover, this trend is expected to continue throughout 2022, which may support further growth in prices.

Switzerland Luxury Residential Real Estate Market Trends

Existing Home Sales Witnessing Strong Growth

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Existing home sales including single-family homes, townhomes, condominiums, and cooperatives accounts for more than 85% of the market. Meanwhile new home sales represent the remaining 15% in the market. The sales of existing homes are measured for nationwide.

According to National Association of Realtors, the sales are varied by price ranges. In 2021, most of the sales saw significant growth in price range by more than 42%.

Furthermore, sales of existing homes are leveraged by increasing first time buyers, investors interest, more cash sales, etc. Also, in 2022, more than sales are registered as compared to 2021, with month-on month growth of 6.7% and year-on-year growth of more than 2.3%. Whereas the median sales price accounts for a growth rate of 15.4% compared to 2021.

Demand For Housing Market To Remain Elevated

The residential real estate has hard hit by the pandemic, despite this disruption the housing market is resilient with increasing home ownerships in this sector.

Furthermore, in fourth quarter of 2021 many housing units were available to meet the consumer demand, in which more than 89% housing units were occupied by owners and renters. In addition, most of the sales in the sector are contributed by middle aged and aged citizens in the country. For instance, people aged from 45 to 65 years accounts for more than 70% homeownership rates in the country in four quarters of 2021.

Most of the demand in this sector is obtained from condominiums and apartments. Apartments are likely to dominate the sector when compared to condominiums. Because more than 10,000 apartment units are completed in Q2 2021, which is more than condominiums.

Switzerland Luxury Residential Real Estate Market Competitor Analysis

The Switzerland Luxury Residential Real Estate Market is competitive with presence of local and international players in the market. The Switzerland Luxury Residential Real Estate Market can be defined as as semi-consolidated market. Some of the top players in this market are Honeywell Immobilier , Sotheby's International Realty , Residence Immobilien, Engel & Volkers Zurichsee Region Zimmerberg etc. The growing presence of international funds and foreign capital is increasingly attracting domestic developers to have joint ventures as a way of gaining a foothold in the country and enhancing their financial strength and management expertise.

Additional Benefits:

The market estimate (ME) sheet in Excel format
3 months of analyst support

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