

REALMATCH360 PROJECT CHECK

Housing „Mustersiedlung“

Musterstasse

8832 Wollerau

RENTAL APARTMENT DEMAND IN WOLLERAU

239 Specific-searchers *

240 Proximity searchers *

* Specific searchers are looking in this community explicitly, proximity searchers are looking in the local region. Multiple answers possible.

DISTRIBUTION OF PROPERTY DEMAND

NUMBER OF ROOMS	SPECIFIC SEARCHERS	PROXIMITY SEARCHERS
1/1½ rooms per apartment	8.0%	6.1%
2/2½ rooms per apartment	17.6%	18.1%
3/3½ rooms per apartment	20.4%	21.0%
4/4½ rooms per apartment	21.8%	21.5%
5/5½ rooms per apartment	18.6%	18.8%
6/6½ rooms per apartment	13.6%	14.6%

PROJECT QUALITY

How well does your project meet the needs of buyers?

NO. OF ROOMS	Type	SPACE [m²]	PRICE [CHF/month]	HOUSING TYPES CORRESPOND WITH DEMAND WITH REGARD TO:		
				NO. OF ROOMS	NO. OF ROOMS AND SPACE	NO. OF ROOMS AND PRICE
2/2½		60	1'900	●	●	●
3/3½		80	2'500	●	●	●
4/4½	1	100	2'900	●	●	●
4/4½	2	120	3'200	●	●	●
5/5½		140	3'700	●	●	●

● = close match ● = medium match ● = loose match

PROJECT SCOPE

How many buyers are there per apartment planned?

QUANTITY APARTMENTS	NO. OF ROOMS	Type	SPACE [m ²]	PRICE [CHF/month]	NUMBER OF BUYERS					
					TOTAL ACCORDING TO NO. OF ROOMS		ACCORDING TO ROOMS AND SPACE		ACCORDING TO NO. OF ROOMS AND PRICE	
					SPEC.*	AREA*	SPEC..*	AREA*	SPEC..*	AREA*
25	2/2½		60	1'900	86	79	79	70	37	26
45	3/3½		80	2'500	107	105	90	72	17	20
5	4/4½	1	100	2'900	116	109	92	77	31	31
35	4/4½	2	120	3'200	116	109	80	73	19	26
10	5/5½		140	3'700	96	95	81	75	13	20

* Specific searchers are looking in this community explicitly, proximity searchers are looking in the local region. Multiple answers possible.

CONCLUSION

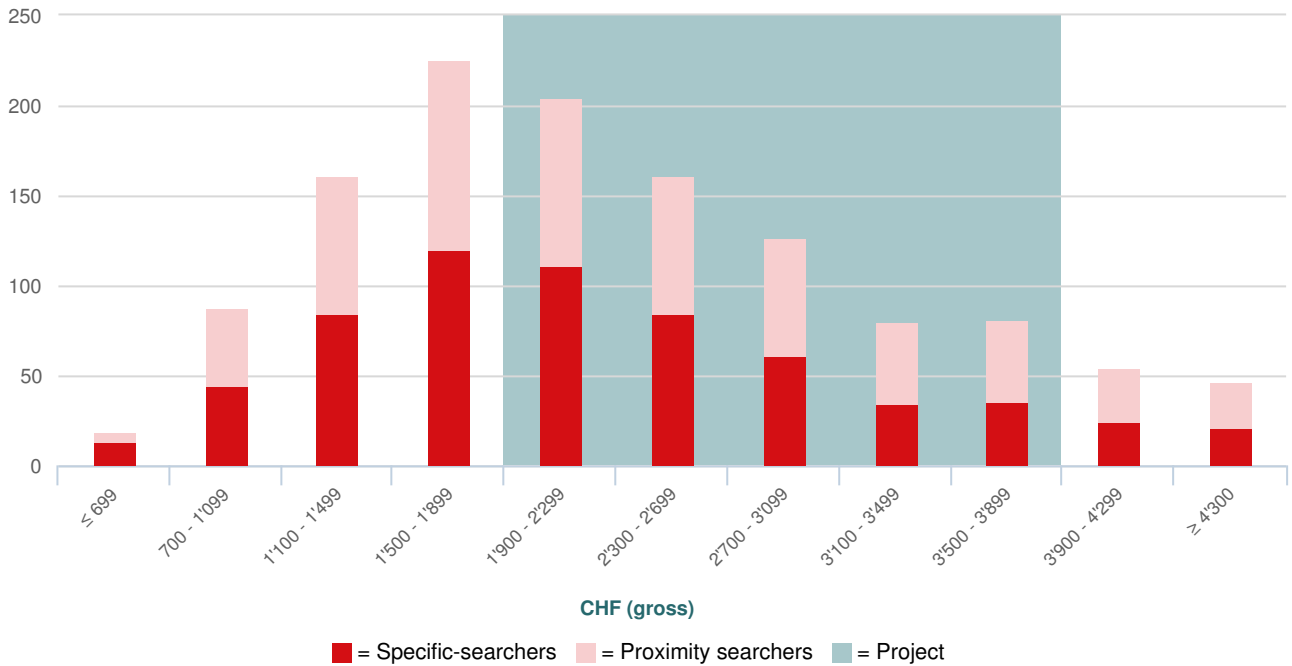
The project quality analysis shows that the planned housing mix generally corresponds well with the needs of buyers. The number of buyers for 2/2½- & 5/5½- room apartments is however quite low. Project scope: The specific demand in the community for the planned number of apartments is low for certain types of property. Particularly with regard to the 2/2½-, 3/3½- & 4/4½-(Type 2) room apartments, longer absorption times are to be expected even in consideration of the demand in the area as a whole.

APPENDIX

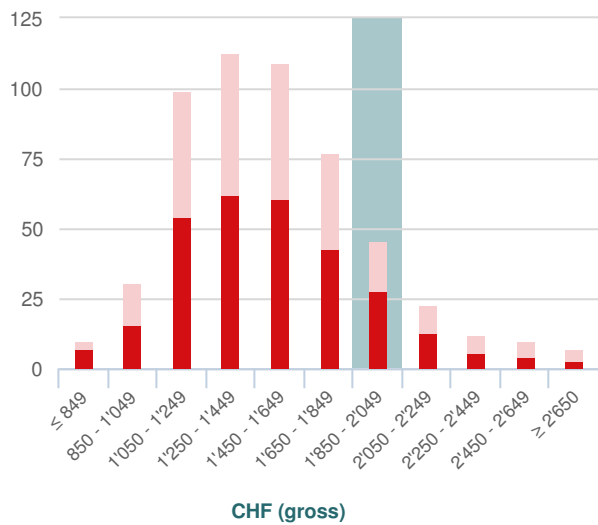
Distribution of all property searchers according to willingness to pay in Wollerau

DISTRIBUTION ACCORDING TO WILLINGNESS TO PAY

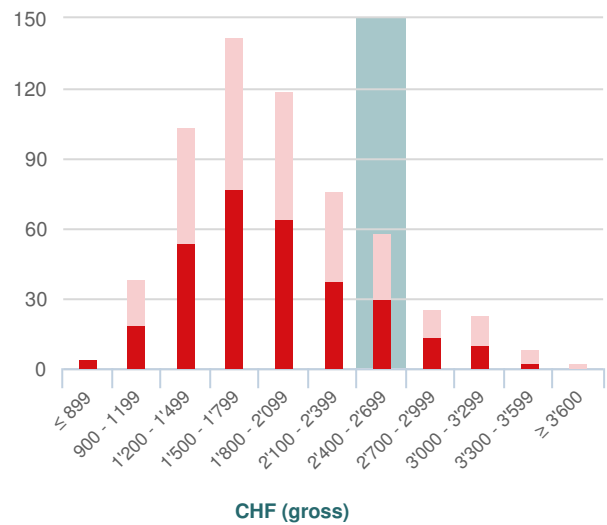
ALL SEARCHERS



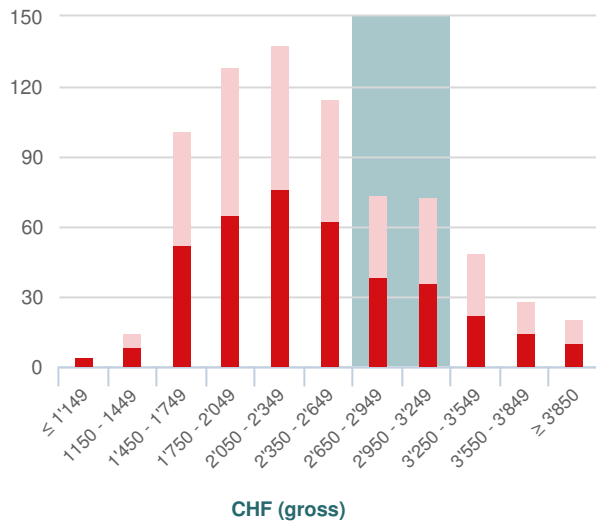
2/2½ ROOMS PER APARTMENT



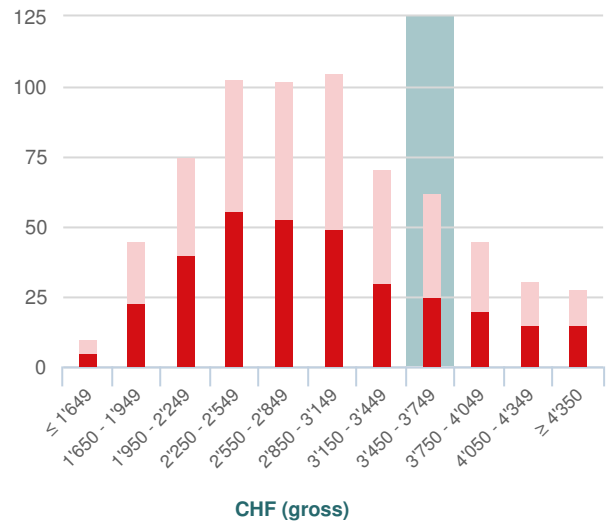
3/3½ ROOMS PER APARTMENT



4/4½ ROOMS PER APARTMENT

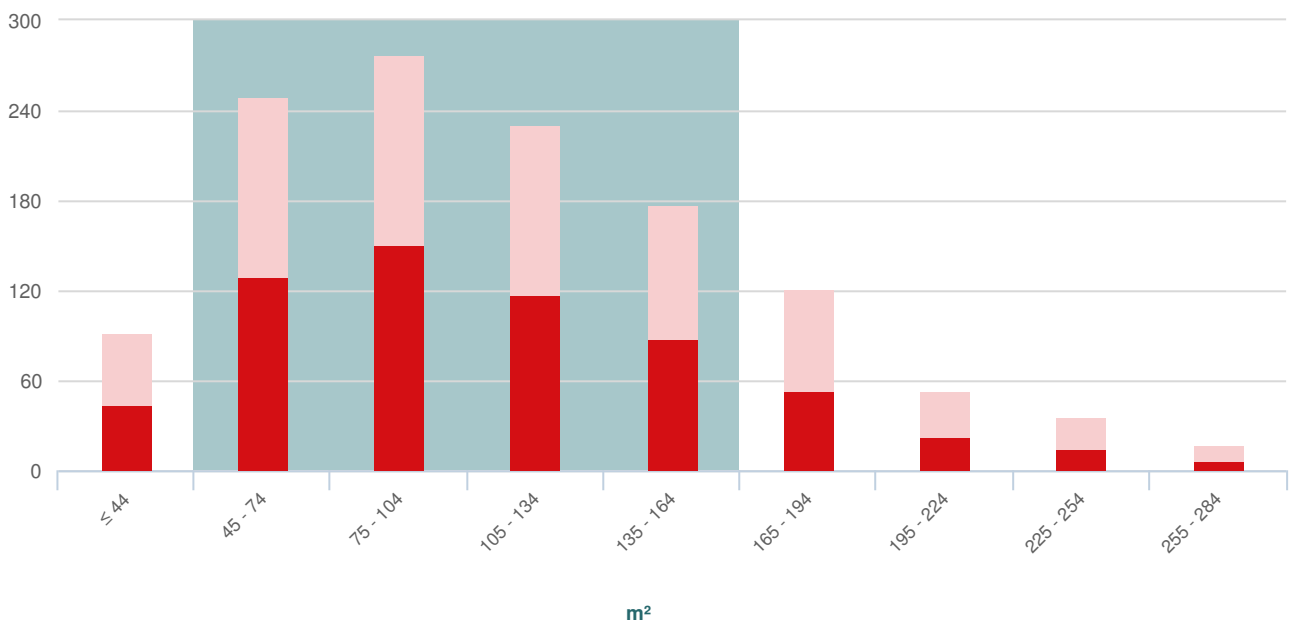


5/5½ ROOMS PER APARTMENT

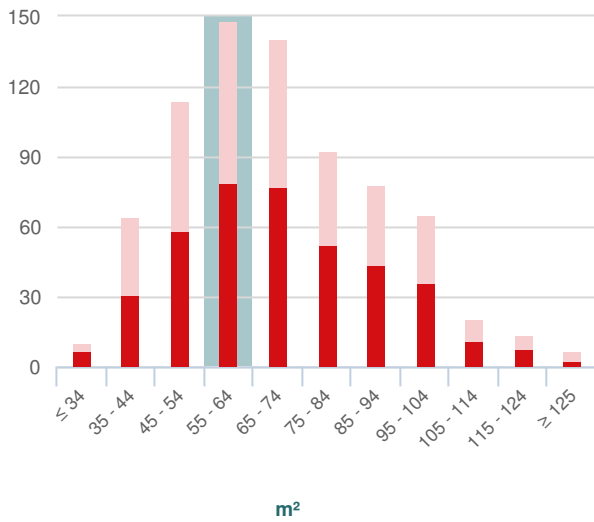


DISTRIBUTION ACCORDING TO LIVING SPACE

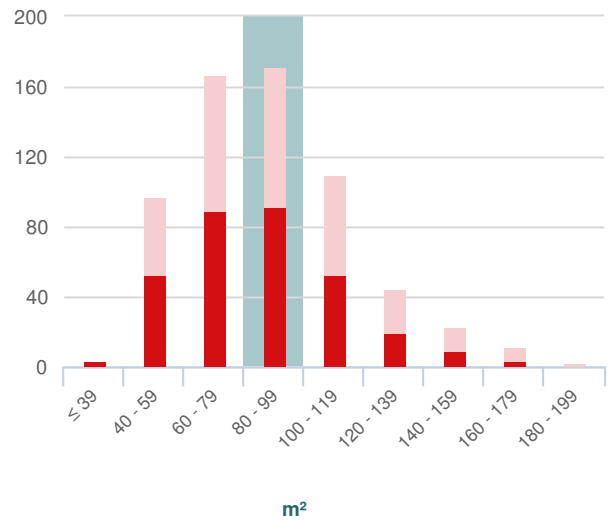
ALL SEARCHERS



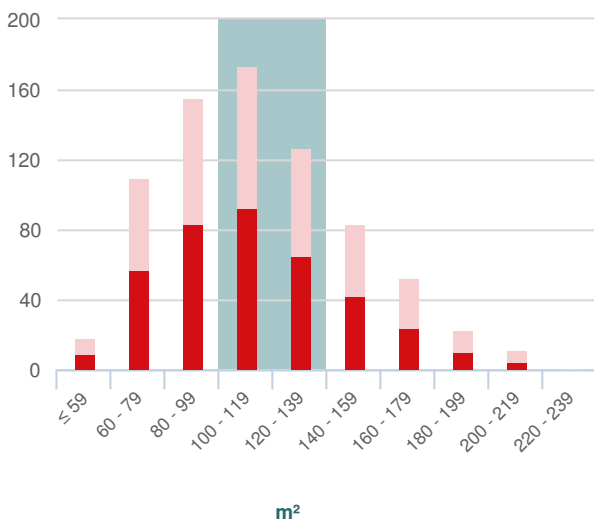
2/2½ ROOMS PER APARTMENT



3/3½ ROOMS PER APARTMENT



4/4½ ROOMS PER APARTMENT



5/5½ ROOMS PER APARTMENT

