

# Real Estate Economics Service

A global service providing independent real estate forecasts, analysis and commentary



## Overview

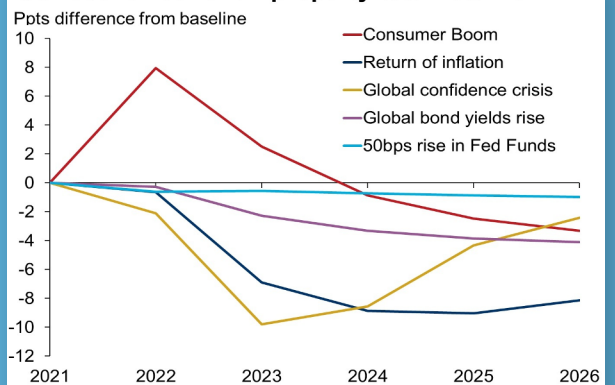
Oxford Economics Real Estate Economics Service helps companies understand the implications of macroeconomic, geopolitical, financial and climate developments on private and public real estate performance. The first globally consistent and independent set of real estate forecasts, the service offers regular analysis and commentary from our highly experienced team of real estate economists.

## Service features

Underpinned by Oxford Economics' **Global Economic Model**, this service produces forecasts and scenarios for the performance of the real estate sector in key markets around the globe. Outputs include:

- National real estate forecasts covering 32 countries worldwide.
- Forecasts out to 2050, which are consistent with Oxford's **macroeconomic** outlook.
- Scenarios based off Oxford's **Global Scenario Service** providing a five-year outlook.
- Comprehensive chartbooks providing detailed analysis on important supply and demand side factors, including economic, financial, capital markets & climate change.
- Written reports on select country-level property markets.
- Regular high level commentary, including thematic pieces and data insights.
- Access to an industry leading team of real estate economists, located globally.
- Real Estate focused webinars and events.

### US: Scenarios for all property total returns



### REITS – Listed real estate overview

#### Forecast highlights

- The rebound in global stock markets since the start of the pandemic has benefited the European listed real estate market, albeit lagging broader European stock market benchmarks, reflecting concerns regarding the longer term impact of the pandemic on real estate assets and investor sentiment.
- The heat pandemic
- We expect we still have government policy as
- As such, and 11.2
- The economic structure, demographic position

Forecast for UK REITS		Annual percentage change (percentage points)					
		2020	2021	2022	2023	2024	2025
All Property Total Return		-14.4	-2.1	11.8	6.2	7.8	7.1
All Property Price Growth		-14.4	-2.1	11.8	6.2	7.8	7.1
Office Total Return		-22.8	-16.4	11.2	6.0	5.3	4.4
Industrial Total Return		-40.0	-12.1	10.8	8.0	4.7	5.8
Residential Total Return		-14.0	-4.0	12.0	10.4	11.3	11.1



## UNITED KINGDOM REAL ESTATE CHART BOOK

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## Benefits

- **Reporting.** Consistent, independent and objective projections for property markets alongside our existing macroeconomic, industry, city and tourism forecasts.
- **Strategic planning to support better asset allocation and investment decisions.** Analysis rooted in a rigorous and transparent macroeconomic and cross-asset framework allows long-term investors to understand the performance of real estate with regard to other asset classes on a consistent basis.
- **Risk assessment key to making investment decisions.** For all types of investors, lenders and asset managers, the alternative projections based on our Global Scenario Service will enable any regulatory or commercial necessity to understand risk.

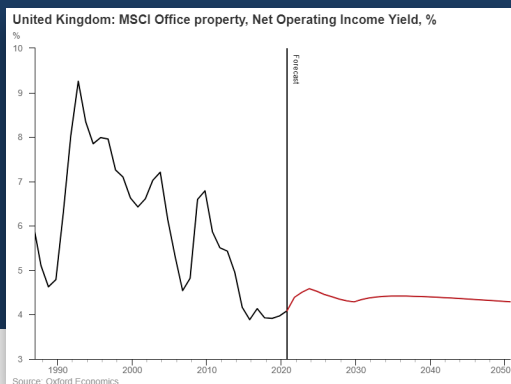
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## Coverage

- **EMEA:** Austria, Belgium, Czech Republic, Denmark, Finland, France, Germany, Hungary, Ireland, Italy, Netherlands, Norway, Poland, Portugal, South Africa, Spain, Sweden, Switzerland & United Kingdom.
- **Americas:** United States, Canada & Brazil.
- **Asia:** Australia, China, Hong Kong, Japan, Republic of Korea, Malaysia, New Zealand, Singapore, Taiwan & Thailand.



## Forecasts and Scenarios

- **Indicators:** MSCI market rental index, MSCI income return, MSCI capital index, MSCI total returns; S&P REIT price index & S&P REIT total returns.
- **Sectors covered:** All property, Office, Industrial, Retail, Residential, Hotel & REITs.

## Software and support

- **Global Data Workstation.** This web-based application allows users to access our online databanks. The user can select locations and variables of interest, determine the time period, choose levels or growth rates, and view the results in charts, tables and maps. Searches can be saved for future reference and downloaded as a spreadsheet or image.
- **Excel Data Workstation.** This is a simple but powerful add-in for accessing data from Oxford Economics directly within Excel.
- **My Oxford.** Access to written reports, chartbooks and commentary using Oxford Economics' online portal, available via username and password.
- **API & Datafeeds.** Automate delivery of our forecasts using our latest API software.



## Contact Us

Oxford Economics specialises in three types of analysis: forecasts and models, economic impact, and thought leadership. If you would like to find out more about these services, please click below or visit [www.oxfordeconomics.com/services-by-region](http://www.oxfordeconomics.com/services-by-region).

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