

Press Release

Land Registry statistics for November

The Land Registry today (December 4) released its statistics for November 2012.

Land registration

- The number of sale and purchase agreements for all building units received for registration in November was 11,581 (-2.9% compared with October but +93.6% compared with November 2011)
- The 12-month moving average for November was 9,333 (5.3% above the 12-month moving average for October but 2.6% below that for November 2011)
- The total consideration for sale and purchase agreements in November was \$69.7 billion (-10.5% compared with October but +61.5% compared with November 2011)
- Among the sale and purchase agreements, 7,035 were for residential units (-19.3% compared with October but +46.7% compared with November 2011)
- The total consideration for sale and purchase agreements in respect of residential units was \$42 billion (-23.5% compared with October but +17.3% compared with November 2011)

The sale of residential units refers to sale and purchase agreements with payment of stamp duty. These statistics do not include the sale of units under the Home Ownership Scheme, the Private Sector Participation Scheme and the Tenants Purchase Scheme except those after payment of premium.

Figures on sale and purchase agreements received for the past 12 months, the year-on-year rate of change and breakdown figures on residential sales have also been released.

As deeds may not be lodged with the Land Registry until up to 30 days after the transaction, these statistics generally relate to land transactions in the previous month.

Land search

- The number of searches of land registers made by the public in November was 470,355 (+0.1% compared with October and +30.5% compared with November 2011)

The statistics cover searches made at the counter, through the self-service terminals and via the Integrated Registration Information System Online Services.

THE LAND REGISTRY
Consolidated Monthly Statistics in respect of deeds received
for registration in the Land Registry

Table 1

Month : November 2012

Item	Nature of Deeds	Number of Deeds received for registration			Consideration (nearest \$ million)		
		Urban	New Territories	Total	Urban	New Territories	Total
1.	Agreements for Sale and Purchase of Building Units	5,231 (5,823)	6,350 (6,913)	11,581 (12,736)	42,906	26,821	69,727
2.	Agreements for Sale and Purchase of Land	4	220	224	629	1,102	1,731
	Sub-total (1) + (2)	5,235	6,570	11,805	43,535	27,923	71,458
3.	Assignments of Building Units	6,145 (6,877)	6,673 (8,149)	12,818 (15,026)	43,984	21,298	65,282
4.	Assignments of Land	5	708	713	125	1,120	1,245
	Sub-total (3) + (4)	6,150	7,381	13,531	44,109	22,418	66,527
5.	Building Mortgages/Building Legal Charges	0	7	7			
6.	Other Mortgages/Legal Charges	4,974	5,452	10,426			
	Sub-total (5) + (6)	4,974	5,459	10,433			
7.	Receipts/Discharges/Releases	4,995	6,039	11,034			
8.	Leases/Tenancy Agreements	262	111	373			
9.	Exclusion Orders	0	0	0			
10.	Others	5,622	5,282	10,904			
	Total	27,238	30,842	58,080			

Note : Figures in brackets denote the number of units involved.

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Comparison of Monthly Statistics

Table 2

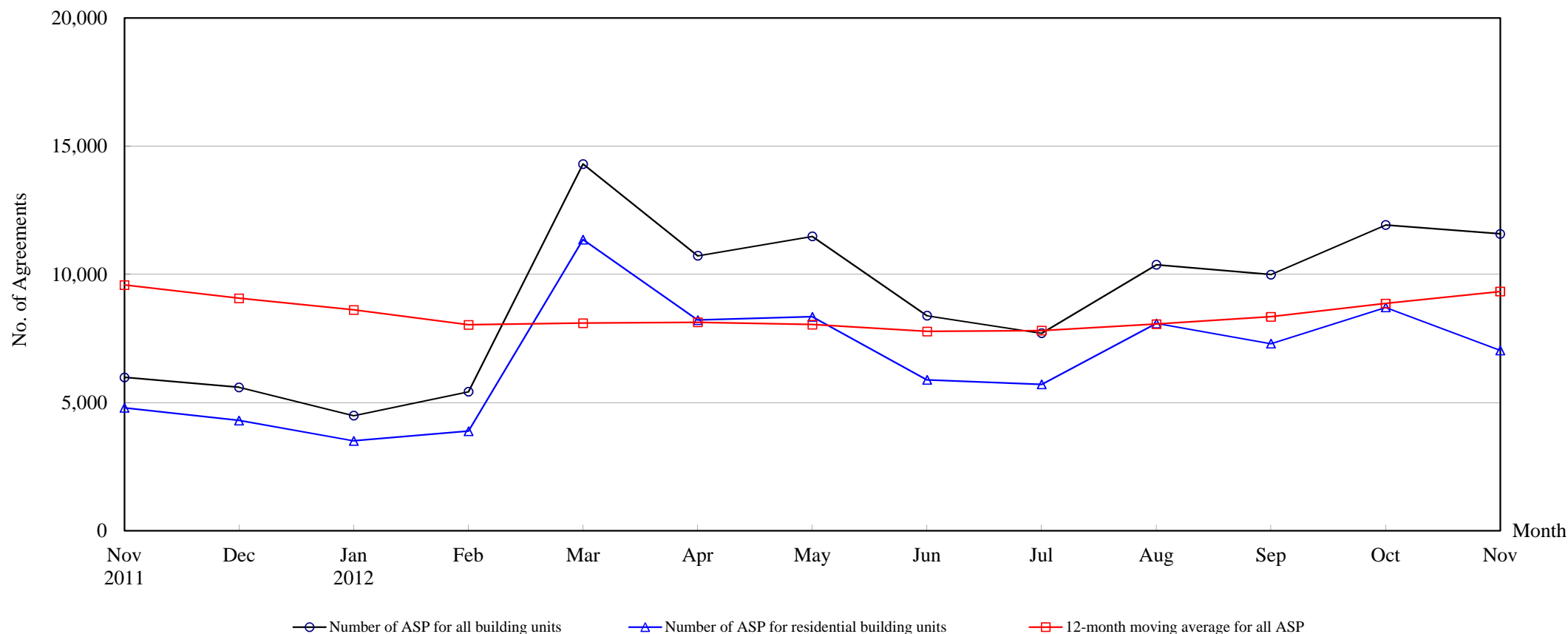
Month : November 2012

Item	2012 November	2012 October	2011 November	November 2012			
				Increase (+) or Decrease (-) as compared with			
				October 2012		November 2011	
				No. or Consideration	Percentage	No. or Consideration	Percentage
1. Agreements for Sale and Purchase of Building Units							
(a) No.	11,581	11,928	5,982	- 347	- 2.9	+ 5,599	+ 93.6
(b) Consideration	69,727	77,890	43,163	- 8,163	- 10.5	+ 26,564	+ 61.5
2. Agreements for Sale and Purchase of Land							
(a) No.	224	210	185	+ 14	+ 6.7	+ 39	+ 21.1
(b) Consideration	1,731	4,471	1,624	- 2,740	- 61.3	+ 107	+ 6.6
Sub-total of (1) + (2)							
(a) No.	11,805	12,138	6,167	- 333	- 2.7	+ 5,638	+ 91.4
(b) Consideration	71,458	82,361	44,787	- 10,903	- 13.2	+ 26,671	+ 59.6
3. Assignments of Building Units							
(a) No.	12,818	11,222	10,524	+ 1,596	+ 14.2	+ 2,294	+ 21.8
(b) Consideration	65,282	59,474	48,524	+ 5,808	+ 9.8	+ 16,758	+ 34.5
4. Assignments of Land							
(a) No.	713	653	681	+ 60	+ 9.2	+ 32	+ 4.7
(b) Consideration	1,245	2,620	3,479	- 1,375	- 52.5	- 2,234	- 64.2
Sub-total of (3) + (4)							
(a) No.	13,531	11,875	11,205	+ 1,656	+ 13.9	+ 2,326	+ 20.8
(b) Consideration	66,527	62,094	52,003	+ 4,433	+ 7.1	+ 14,524	+ 27.9
5. No. of Building Mortgages/Building Legal Charges	7	10	13	- 3	- 30.0	- 6	- 46.2
6. No. of Other Mortgages/Legal Charges	10,426	9,486	8,686	+ 940	+ 9.9	+ 1,740	+ 20.0
Sub-total of (5) + (6)	10,433	9,496	8,699	+ 937	+ 9.9	+ 1,734	+ 19.9
7. No. of Receipts/Discharges/Releases	11,034	9,519	8,609	+ 1,515	+ 15.9	+ 2,425	+ 28.2
8. No. of Public Search	470,355	469,748	360,313	+ 607	+ 0.1	+ 110,042	+ 30.5

Note : Consideration rounded to the nearest million Hong Kong dollars.

The Land Registry
Chart showing the number of Sale and Purchase Agreements of
building units from November 2011 to November 2012

Table 3



Number of Sale and Purchase Agreements of building units

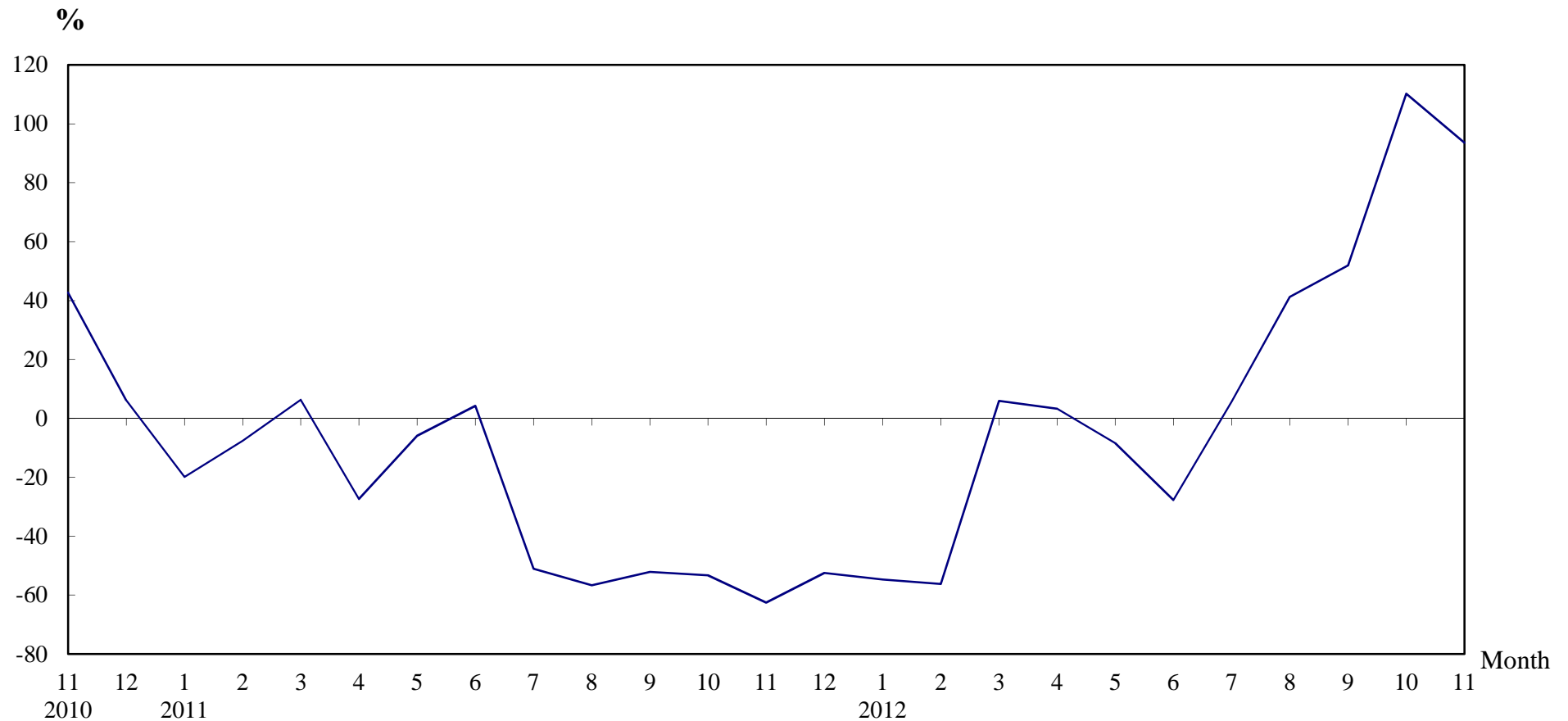
Year	2011		2012										
Month	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov
Number of ASP for all building units	5,982	5,597	4,490	5,425	14,306	10,728	11,484	8,389	7,706	10,377	9,990	11,928	11,581
Number of ASP for residential building units ⁽¹⁾	4,795	4,301	3,507	3,884	11,358	8,217	8,349	5,886	5,709	8,087	7,301	8,714	7,035
12-month moving average for all ASP ⁽²⁾	9,584	9,068	8,616	8,034	8,101	8,130	8,042	7,775	7,809	8,062	8,346	8,867	9,333

Note : (1) Sales of residential units refer to sale and purchase agreements with payment of stamp duty. These statistics do not include sales of units under the Home Ownership Scheme, the Private Sector Participation Scheme and the Tenants Purchase Scheme except those after payment of premium.

(2) 12-month moving average is calculated by dividing the sum of the figures of the previous 12 months by 12.

The Land Registry
Year-on-year Rate of Change in the Number of Sale and Purchase Agreements

Table 4



Number of Sale and Purchase Agreements of residential and non-residential building units

Year/Month	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec
2010	12,380	13,423	12,706	14,300	13,325	11,128	14,885	16,946	13,749	12,140	15,967	11,790
2011	9,917	12,401	13,501	10,386	12,536	11,601	7,291	7,348	6,579	5,675	5,982	5,597
2012	4,490	5,425	14,306	10,728	11,484	8,389	7,706	10,377	9,990	11,928	11,581	

Table 5**THE LAND REGISTRY**

**Number of Sale and Purchase Agreements of residential building units and total consideration
from November 2011 to November 2012**

Year / Month		Range of Consideration (\$ million)												Total	
		Less than 1		1 to less than 2		2 to less than 3		3 to less than 5		5 to less than 10		10 or over			
		No.	%	No.	%	No.	%	No.	%	No.	%	No.	%	No.	Consideration (\$ million)
2011	11	107	2	874	18	1,095	23	948	20	1,076	22	695	14	4,795	35,766
	12	80	2	720	17	860	20	1,202	28	973	23	466	11	4,301	25,663
2012	1	82	2	644	18	787	22	728	21	881	25	385	11	3,507	22,187
	2	91	2	771	20	1,050	27	965	25	713	18	294	8	3,884	19,031
	3	114	1	1,729	15	3,138	28	3,176	28	2,181	19	1,020	9	11,358	59,040
	4	95	1	1,168	14	2,271	28	2,311	28	1,660	20	712	9	8,217	44,677
	5	105	1	1,067	13	2,165	26	2,638	32	1,652	20	722	9	8,349	47,352
	6	93	2	808	14	1,475	25	1,682	29	1,306	22	522	9	5,886	34,070
	7	72	1	663	12	1,200	21	1,821	32	1,512	26	441	8	5,709	31,773
	8	87	1	808	10	2,060	25	3,120	39	1,496	18	516	6	8,087	39,735
	9	68	1	770	11	1,876	26	2,330	32	1,549	21	708	10	7,301	40,437
	10	62	1	595	7	1,679	19	2,705	31	2,626	30	1,047	12	8,714	54,845
	11	76	1	563	8	1,503	21	2,543	36	1,570	22	780	11	7,035	41,968

Note : Figures in percentage for individual items may not add up to 100% due to rounding.

THE LAND REGISTRY

Monthly Statistics in respect of Sale & Purchase Agreements
of building units received for registration on regional basis

Month: November 2012

Item	District	Sale and Purchase Agreements of Building Units	
		No. of Transactions	(nearest \$million)
1.	Hong Kong	2,301	20,689
2.	Kowloon	2,930	22,217
3.	Islands	318	1,817
4.	North	303	965
5.	Sai Kung	579	2,205
6.	Shatin	1,050	4,040
7.	Tai Po	416	2,380
8.	Tsuen Wan	1,720	6,865
9.	Tuen Mun	939	4,849
10.	Yuen Long	1,025	3,700
	Total	11,581	69,727