

Land Registry releases statistics for February

The Land Registry today (March 4) released its statistics for February 2019.

Land registration

- * The number of sale and purchase agreements for all building units received for registration in February was 4,999 (-10.6 per cent compared with January 2019 and -33.0 per cent compared with February 2018)
- * The 12-month moving average for February was 6,259 (3.2 per cent below the 12-month moving average for January 2019 and 14.3 per cent below that for February 2018)
- * The total consideration for sale and purchase agreements in February was \$41.7 billion (-42.1 per cent compared with January 2019 and -33.4 per cent compared with February 2018)
- * Among the sale and purchase agreements, 4,089 were for residential units (-10.0 per cent compared with January 2019 and -25.4 per cent compared with February 2018)
- * The total consideration for sale and purchase agreements in respect of residential units was \$36.1 billion (-19.7 per cent compared with January 2019 and -29.1 per cent compared with February 2018)

Statistics on sales of residential units do not include sale and purchase agreements relating to sales of units under the Home Ownership Scheme, the Private Sector Participation Scheme and the Tenants Purchase Scheme unless the premium of the unit concerned has been paid after the sale restriction period.

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 February was 312,119 (-26.4 per cent compared with January 2019 and -9.7 per cent compared with February 2018)

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 : February 2019

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	2,021 (2,229)	2,978 (3,041)	4,999 (5,270)	21,211	20,454	41,665
2.	Agreements for Sale and Purchase of Land	4	172	176	589	808	1,397
	Sub-total (1) + (2)	2,025	3,150	5,175	21,800	21,262	43,062
3.	Assignments of Building Units	3,409 (3,758)	2,934 (3,003)	6,343 (6,761)	33,059	17,921	50,980
4.	Assignments of Land	5	306	311	219	1,081	1,300
	Sub-total (3) + (4)	3,414	3,240	6,654	33,278	19,002	52,280
5.	Building Mortgages/Building Legal Charges	1	0	1			
6.	Other Mortgages/Legal Charges	3,747	3,752	7,499			
	Sub-total (5) + (6)	3,748	3,752	7,500			
7.	Receipts/Discharges/Releases	2,578	3,143	5,721			
8.	Leases/Tenancy Agreements	162	109	271			
9.	Exclusion Orders	0	0	0			
10.	Others	3,377	3,364	6,741			
	Total	15,304	16,758	32,062			

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

THE LAND REGISTRY
Comparison of Monthly Statistics

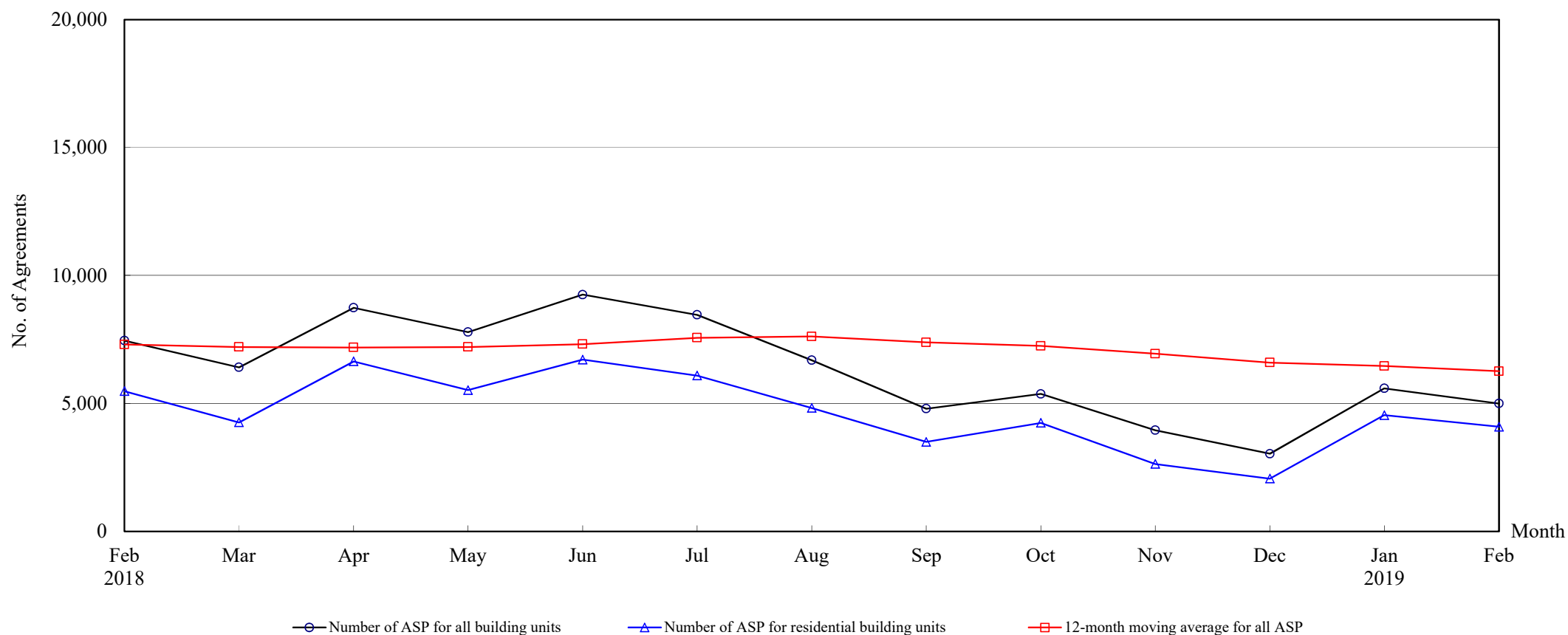
Table 2

Month : February 2019

Item	2019 February	2019 January	2018 February	February 2019 Increase (+) or Decrease (-) as compared with			
				January 2019		February 2018	
				No. or Consideration	Percentage	No. or Consideration	Percentage
1. Agreements for Sale and Purchase of Building Units							
(a) No.	4,999	5,589	7,456	- 590	- 10.6	- 2,457	- 33.0
(b) Consideration	41,665	71,981	62,583	- 30,316	- 42.1	- 20,918	- 33.4
2. Agreements for Sale and Purchase of Land							
(a) No.	176	257	225	- 81	- 31.5	- 49	- 21.8
(b) Consideration	1,397	3,132	1,641	- 1,735	- 55.4	- 244	- 14.9
Sub-total of (1) + (2)							
(a) No.	5,175	5,846	7,681	- 671	- 11.5	- 2,506	- 32.6
(b) Consideration	43,062	75,113	64,224	- 32,051	- 42.7	- 21,162	- 33.0
3. Assignments of Building Units							
(a) No.	6,343	7,616	8,123	- 1,273	- 16.7	- 1,780	- 21.9
(b) Consideration	50,980	74,212	61,316	- 23,232	- 31.3	- 10,336	- 16.9
4. Assignments of Land							
(a) No.	311	464	378	- 153	- 33.0	- 67	- 17.7
(b) Consideration	1,300	3,436	3,183	- 2,136	- 62.2	- 1,883	- 59.2
Sub-total of (3) + (4)							
(a) No.	6,654	8,080	8,501	- 1,426	- 17.6	- 1,847	- 21.7
(b) Consideration	52,280	77,648	64,499	- 25,368	- 32.7	- 12,219	- 18.9
5. No. of Building Mortgages/Building Legal Charges	1	3	3	- 2	- 66.7	- 2	- 66.7
6. No. of Other Mortgages/Legal Charges	7,499	9,506	8,367	- 2,007	- 21.1	- 868	- 10.4
Sub-total of (5) + (6)	7,500	9,509	8,370	- 2,009	- 21.1	- 870	- 10.4
7. No. of Receipts/Discharges/Releases	5,721	8,137	7,823	- 2,416	- 29.7	- 2,102	- 26.9
8. No. of Public Search	312,119	423,818	345,624	- 111,699	- 26.4	- 33,505	- 9.7

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 February 2018 to February 2019



Number of Sale and Purchase Agreements of building units

Year	2018											2019	
Month	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb
Number of ASP for all building units	7,456	6,415	8,741	7,788	9,252	8,466	6,688	4,799	5,374	3,953	3,038	5,589	4,999
Number of ASP for residential building units ⁽¹⁾	5,482	4,263	6,646	5,522	6,713	6,091	4,822	3,500	4,243	2,635	2,060	4,543	4,089
12-month moving average for all ASP ⁽²⁾	7,305	7,206	7,186	7,207	7,319	7,569	7,616	7,388	7,247	6,943	6,599	6,463	6,259

Note : (1) Statistics on sales of residential units do not include sales of units under the Home Ownership Scheme, the Private Sector Participation Scheme and the Tenants Purchase Scheme unless the premium of the unit concerned has been paid after the sale restriction period.

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

Table 5**THE LAND REGISTRY****Number of Sale and Purchase Agreements of residential building units and total consideration
from February 2018 to February 2019**

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)
2018	2	10	0	93	2	192	4	1,428	26	2,458	45	1,301	24	5,482	50,894
	3	14	0	60	1	170	4	1,131	27	1,960	46	928	22	4,263	38,810
	4	15	0	91	1	166	2	1,358	20	3,679	55	1,337	20	6,646	61,825
	5	22	0	100	2	177	3	1,243	23	2,767	50	1,213	22	5,522	52,184
	6	27	0	68	1	202	3	1,154	17	3,528	53	1,734	26	6,713	68,023
	7	18	0	69	1	164	3	1,026	17	3,152	52	1,662	27	6,091	65,237
	8	32	1	81	2	120	2	875	18	2,717	56	997	21	4,822	46,765
	9	20	1	53	2	92	3	530	15	1,859	53	946	27	3,500	37,083
	10	26	1	54	1	114	3	692	16	2,648	62	709	17	4,243	38,571
	11	18	1	63	2	108	4	656	25	1,313	50	477	18	2,635	26,020
	12	31	2	47	2	90	4	571	28	916	44	405	20	2,060	24,076
2019	1	18	0	58	1	110	2	801	18	1,957	43	1,599	35	4,543	44,924
	2	14	0	36	1	92	2	888	22	2,433	60	626	15	4,089	36,079

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: February 2019

Item	District	Sale and Purchase Agreements of Building Units	
		No. of Transactions	Consideration (nearest \$million)
1.	Hong Kong	621	7,857
2.	Kowloon	1,400	13,354
3.	Islands	104	631
4.	North	102	500
5.	Sai Kung	342	2,840
6.	Shatin	331	2,549
7.	Tai Po	916	6,982
8.	Tsuen Wan	379	2,387
9.	Tuen Mun	405	2,590
10.	Yuen Long	399	1,975
	Total	4,999	41,665