

# Building permits issued

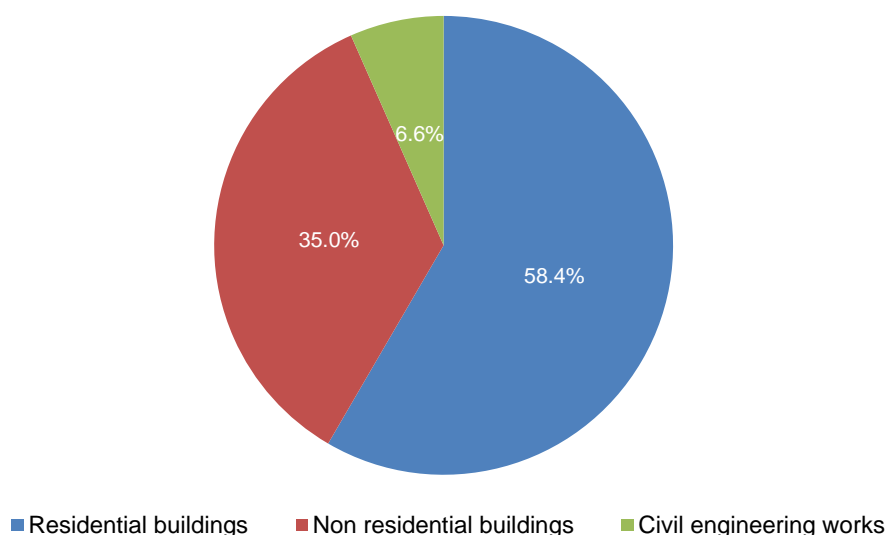
## Second quarter, 2022

**Tirana, 30 August 2022:** In the second quarter 2022 are approved 339 building permits issued for new buildings, from 347 building permits issued approved in the second quarter 2021, decreasing this indicator by 2.3 % (tab.2).

Building permits issued total area for new buildings in the second quarter 2022 is 661,945 m<sup>2</sup>, from 544,127 m<sup>2</sup> approved in the second quarter 2021, increasing this indicator by 21.7 % (tab.3).

The approximate value of building permits issued for buildings and civil engineering works, in the second quarter 2022, is 25,9 billion ALL, from 23,1 billion ALL approved in the second quarter 2021. This indicator, in the second quarter 2022, compared with the same quarter of the previous year, increased by 12.1 % (tab.4).

Fig. 1 Approximate value of building permits issued structure, Q2-2022



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**Tab.1 Building permits issued for buildings and civil engineering works, Q2 - 2022**

Construction Types	Number	Total area m <sup>2</sup>	New constructions		Reconstructions	
			000 / ALL	000 / ALL	000 / ALL	000 / ALL
<b>Total</b>			<b>23,685,722</b>		<b>2,213,605</b>	
<b>I. Buildings</b>	<b>339</b>	<b>661,945</b>	<b>23,155,243</b>		<b>1,029,669</b>	
1. Residential buildings	258	468,929	14,958,518		165,725	
a. With one dwelling	72	10,465	292,542		55,783	
b. With two dwellings	103	26,131	780,258		81,534	
c. With three or more dwellings	68	230,087	6,740,517		28,408	
d. Residences for communities	15	202,246	7,145,201		0	
2. Non residential buildings	81	193,016	8,196,725		863,944	
a. Hotels and similar buildings	19	86,412	2,681,014		256,443	
b. Office buildings	1	2,852	121,899		7,000	
c. Wholesale and retail trade buildings	9	6,687	182,224		6,080	
d. Industrial buildings	36	84,500	4,218,382		163,002	
e. Other buildings	16	12,565	993,206		431,419	
<b>II. Civil Engineering Works</b>			<b>530,479</b>		<b>1,183,936</b>	
1. Transport infrastructure; Roads and highways			0		1,171,971	
2. Pipelines, telecommunication and electricity lines			369,958		11,565	
3. Complex constructions on industrial sites			0		0	
4. Other engineering works			160,521		400	

Source: Municipalities, INSTAT calculations

\* The data of number and total area for buildings refers only to the new constructions.

**Tab.2 Number of building permits issued for new buildings**

Prefectures	II - 21	III - 21	IV - 21	I - 22	II - 22
<b>Albania</b>	<b>347</b>	<b>442</b>	<b>356</b>	<b>397</b>	<b>339</b>
Berat	17	13	13	7	2
Dibër	10	7	1	5	4
Durrës	100	64	82	84	90
Elbasan	38	29	41	24	31
Fier	42	18	33	48	17
Gjirokastrë	4	4	4	6	4
Korçë	25	34	29	20	38
Kukës	4	20	6	4	8
Lezhë	4	131	17	45	12
Shkodër	12	8	7	13	13
Tiranë	86	109	99	112	95
Vlorë	5	5	24	29	25

Source: Municipalities, INSTAT calculations

\* The data of number for buildings refers only to the new constructions.

**Tab.3 Total area of building permits issued for new buildings**

*m<sup>2</sup>*

Prefectures	II - 21	III - 21	IV - 21	I - 22	II - 22
<b>Albania</b>	<b>544,127</b>	<b>564,266</b>	<b>608,870</b>	<b>1,031,088</b>	<b>661,945</b>
Berat	3,874	3,444	1,521	1,988	745
Dibër	1,810	2,550	200	853	656
Durrës	77,024	50,939	68,815	90,347	169,038
Elbasan	19,302	7,207	14,770	6,452	7,504
Fier	14,161	10,533	8,646	18,144	20,390
Gjirokastrë	397	916	9,499	6,777	951
Korçë	13,990	10,455	29,666	7,949	18,657
Kukës	4,891	8,502	22,322	2,313	3,184
Lezhë	3,290	27,665	10,368	26,745	11,034
Shkodër	20,724	5,426	1,620	18,243	8,365
Tiranë	373,945	434,881	398,154	800,375	388,073
Vlorë	10,719	1,748	43,289	50,902	33,348

Source: Municipalities, INSTAT calculations

\* The data of total area for buildings refers only to the new constructions.

**Tab.4 Approximate value of building permits issued for buildings and civil engineering works**

*000 / ALL*

Prefectures	II - 21	III - 21	IV - 21	I - 22	II - 22
<b>Albania</b>	<b>23,108,183</b>	<b>22,494,583</b>	<b>27,031,148</b>	<b>39,035,400</b>	<b>25,899,327</b>
Berat	113,545	214,608	86,931	89,593	25,414
Dibër	114,388	800,877	15,151	46,728	88,533
Durrës	2,962,024	2,631,194	3,568,697	5,636,376	8,693,707
Elbasan	1,133,021	330,677	488,766	297,295	337,817
Fier	1,355,130	510,647	647,614	924,123	1,195,110
Gjirokastrë	130,168	41,671	435,896	165,970	148,089
Korçë	1,759,305	437,751	2,725,823	275,183	146,438
Kukës	148,055	151,977	141,148	114,371	289,679
Lezhë	369,810	1,324,164	3,457,378	996,048	627,446
Shkodër	549,620	334,028	237,561	106,472	176,815
Tiranë	12,658,068	15,362,769	13,625,271	28,747,245	13,057,514
Vlorë	1,815,049	354,220	1,600,912	1,635,996	1,112,765

Source: Municipalities, INSTAT calculations

\* The Approximate value includes the value of new constructions and reconstructions.

# Methodology

“Building permits issued” is a publication with quarterly frequency, which the main objective is to present information on building permits issued for buildings and civil engineering works on prefecture and national level. The statistical information about building permits issued is a short-term indicator for the future development of the construction sector.

The main statistical indicators presented in this publication are:

- Number of building permits issued for new buildings
- Total area of building permits issued for new buildings
- Approximate value of building permits issued for buildings and civil engineering works

The data on building permits issued is an administrative data. The statistical information on building permits issued is collected by INSTAT regional statistical offices in cooperation with the urbanization offices of municipalities.

## Definitions

**Building permits issued** is an authorization to start work on a building project. The building permit is the final stage of planning and building authorization prior to start the work.

**Buildings** are roofed constructions which can be used separately, have been built for permanent purposes, can be entered for persons and are suitable or intended for protecting persons, animals or objects. The buildings are classified in two different kinds of categories: 1) Residential buildings, 2) Non residential buildings, where are included hotels and similar, office buildings, wholesale and retail trade buildings, industrial buildings and other buildings.

**Building permits total area** is the area in square meters where the approved project is implemented.

**Civil Engineering Works** are all constructions not classified under buildings: railways, roads, bridges, highways, pipelines, telecommunication and electricity lines, etc.

**Client** is the person or structure which realize the construction.

## Source of data

Administrative source, the statistical information on Building permits issued is collected by INSTAT regional statistical offices in cooperation with the respective municipalities.