

Building permits issued

Fourth quarter, 2018

Tirana, 28 February 2019: In the fourth quarter 2018 are approved 360 building permits issued for new buildings, from 211 building permits issued approved in the fourth quarter 2017, increasing this indicator by 70.6 %.

During 2018, the total number of building permits issued for new buildings approved is 1,194 from 819 building permits issued approved in 2017, increasing this indicator by 45.8 %.

Building permits issued total area for new buildings in the fourth quarter 2018 is about 618,219 m², from about 197,130 m² approved in the fourth quarter 2017, increasing this indicator about 3 times.

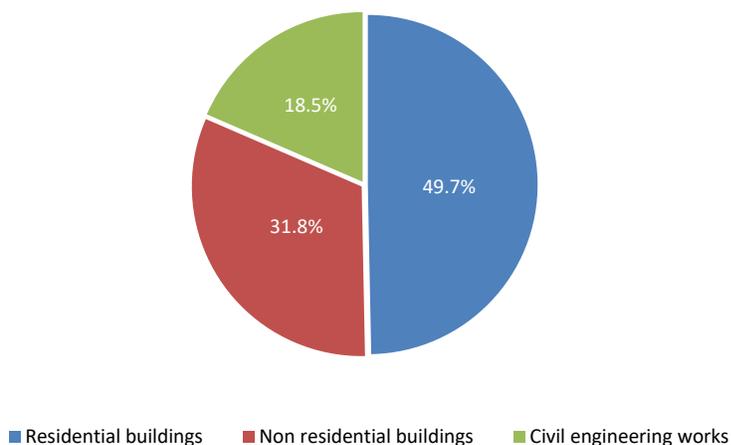
During 2018, the total area of building permits issued for new buildings approved is about 1,442,783 m², from about 868,534 m² approved in 2017, increasing this indicator by 66.1 %.

The approximate value of building permits issued for buildings and civil engineering works, in the fourth quarter 2018, is 22.1 milliard lekë, from 9.7 milliard lekë approved in the fourth quarter 2017.

This indicator, in the fourth quarter 2018, compared with the same quarter of the previous year, increased about 2.3 times.

During 2018, the approximate value of building permits issued for buildings and civil engineering works is 59 milliard lekë from 49.1 milliard lekë approved in 2017, increasing this indicator by 20.1 %.

Fig. 1 Approximate value of building permits issued structure, 2018



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Tab.1 Building permits issued for buildings and civil engineering works, Q4 - 2018

Construction Types	Number	Total area m ²	New constructions	
			000 / ALL	Reconstructions 000 / ALL
Total			19,800,166	2,340,374
I. Buildings	360	618,219	18,619,726	976,335
1. Residential buildings	248	457,072	14,050,264	563,020
a. With one dwelling	80	10,183	311,877	94,983
b. With two dwellings	125	25,830	880,877	284,399
c. With three or more dwellings	40	384,835	11,530,166	9,379
d. Residences for communities	3	36,224	1,327,344	174,259
2. Non residential buildings	112	161,147	4,569,462	413,315
a. Hotels and similar buildings	21	47,613	1,471,221	2,117
b. Office buildings	2	186	5,284	3,335
c. Wholesale and retail trade buildings	29	24,590	771,406	69,548
d. Industrial buildings	26	41,712	1,121,346	42,257
e. Other buildings	34	47,046	1,200,205	296,058
II. Civil Engineering Works			1,180,440	1,364,039
1. Transport infrastructure; Roads and highways			259,506	1,030,243
2. Pipelines, telecommunication and electricity lines			58,499	153,045
3. Complex constructions on industrial sites			849,766	0
4. Other engineering works			12,669	180,751

* 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	IV - 17	I - 18	II - 18	III - 18	IV - 18
Albania	211	221	270	343	360
Berat	6	4	8	20	12
Dibër	0	7	6	16	5
Durrës	34	23	38	51	44
Elbasan	15	19	10	30	29
Fier	35	33	32	34	30
Gjirokastër	6	4	7	13	16
Korçë	14	15	26	24	35
Kukës	2	0	1	2	3
Lezhë	6	10	18	10	19
Shkodër	23	19	14	27	29
Tiranë	64	65	99	104	120
Vlorë	6	22	11	12	18

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

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

Prefectures	IV - 17	I - 18	II - 18	III - 18	IV - 18
Albania	197,130	200,944	292,895	330,725	618,219
Berat	636	539	8,868	5,702	13,571
Dibër	0	1,195	1,973	3,671	1,189
Durrës	24,036	26,068	17,634	81,802	47,154
Elbasan	15,196	6,735	2,391	8,061	16,978
Fier	6,690	16,174	11,616	26,977	6,572
Gjirokastrë	3,417	6,506	1,429	2,530	6,520
Korçë	6,822	6,754	7,683	5,957	20,380
Kukës	442	0	320	2,423	740
Lezhë	1,750	1,545	3,273	3,126	14,585
Shkodër	18,779	17,384	7,322	9,123	26,211
Tiranë	115,953	103,507	214,636	165,725	456,480
Vlorë	3,409	14,537	15,750	15,628	7,839

* 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

Prefectures	IV - 17	I - 18	II - 18	III - 18	IV - 18
Albania	9,652,046	10,213,625	11,426,712	15,240,853	22,140,540
Berat	39,278	113,402	634,464	302,057	584,440
Dibër	2,022	107,118	73,361	220,312	87,914
Durrës	1,753,404	897,135	577,965	2,700,649	2,093,900
Elbasan	643,820	265,769	715,010	1,065,704	599,773
Fier	530,694	618,398	608,423	3,159,743	1,354,519
Gjirokastrë	234,714	421,983	41,217	105,838	333,949
Korçë	296,978	283,634	581,727	261,501	853,060
Kukës	24,134	0	10,554	122,175	34,626
Lezhë	109,110	48,235	82,900	212,870	495,780
Shkodër	859,968	985,424	749,499	374,712	1,039,427
Tiranë	3,919,431	3,366,997	6,762,677	6,361,955	14,329,332
Vlorë	1,238,493	3,105,530	588,915	353,337	333,820

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

Methodology

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.