

Financing of apartment buildings renovation and construction of new buildings in Estonia



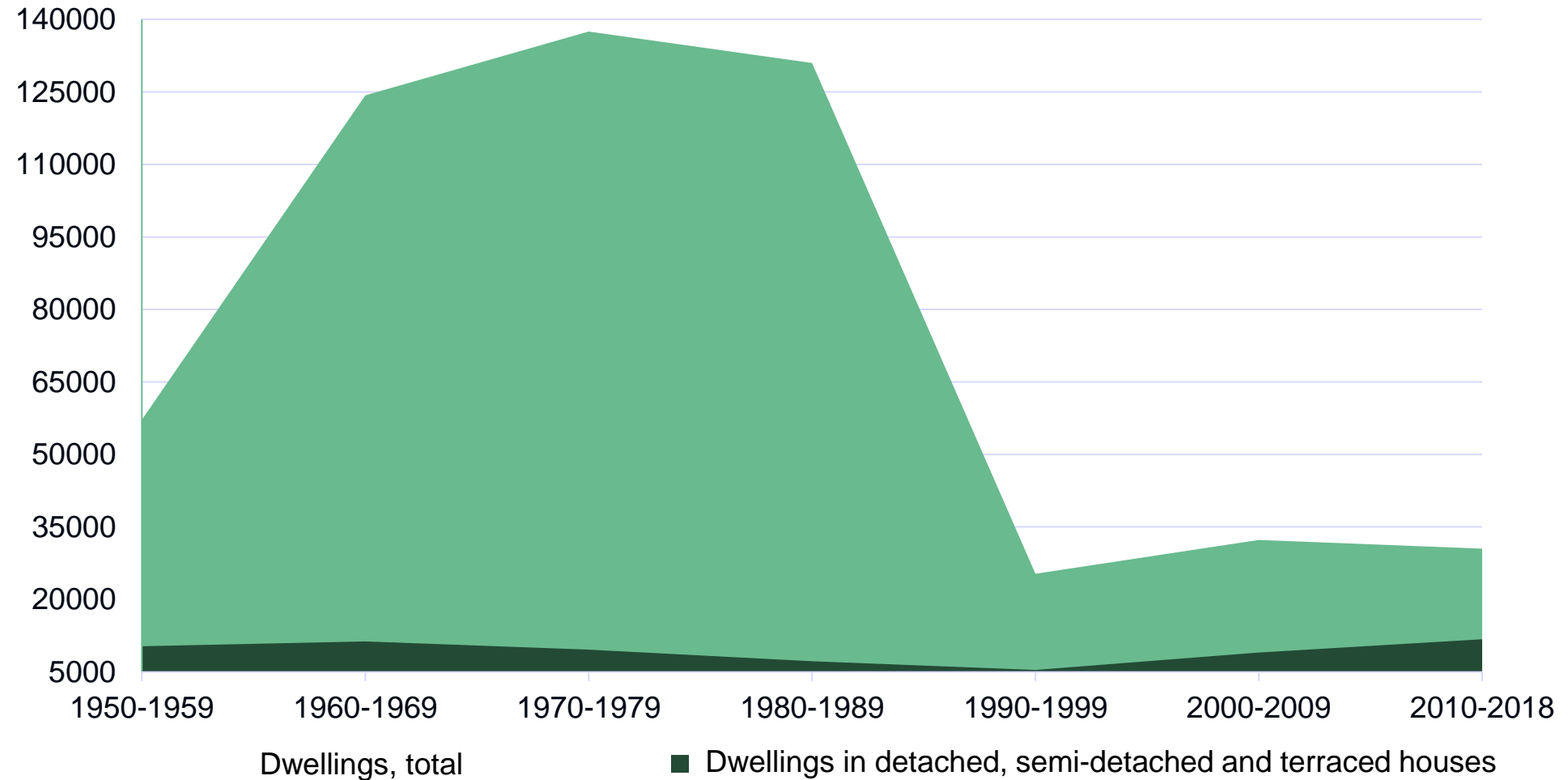
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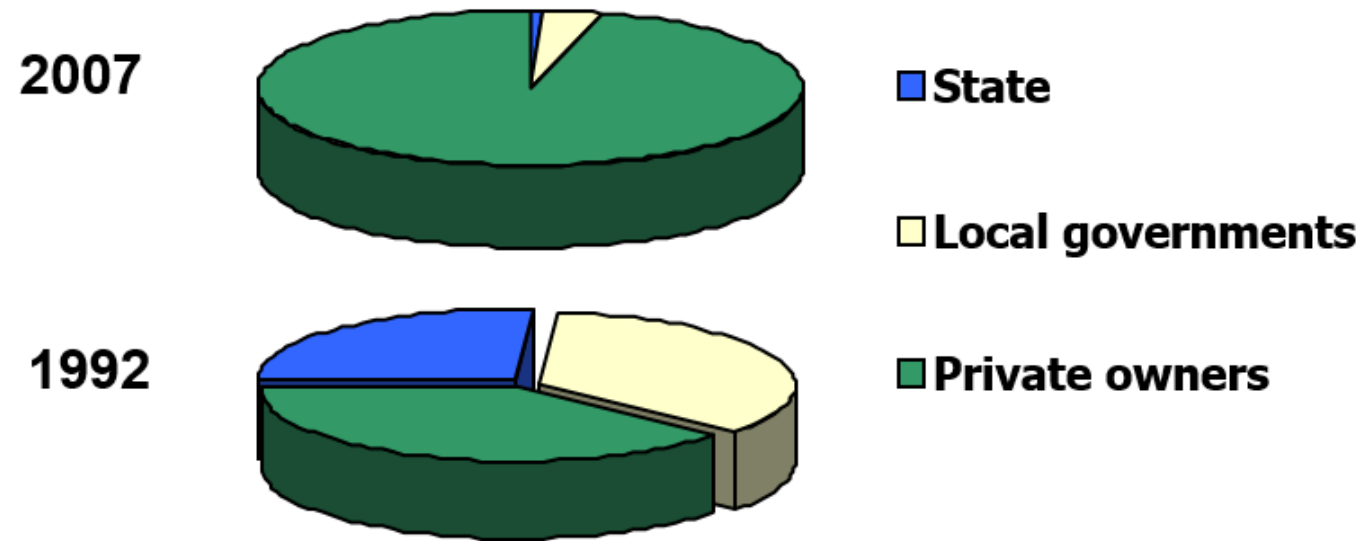


REPUBLIC OF ESTONIA
MINISTRY OF ECONOMIC AFFAIRS
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Statistics on construction of dwellings (1950-2018)



Housing reform in Estonia: 1992-2007



Situation in housing market

98% of housing stock in private ownership
2% in public ownership

STRENGTHS

- Operating real estate market and entrepreneurship
- Well developed regulations and apartment associations
- Arising community incentives and cooperation
- Some umbrella groups for housing management, associations of owners

WEAKNESSES

- Affordability and accessibility issues
- Aging and poor diversification of housing
- Poor energy performance
- Large gap between municipalities
- Insufficient construction activity in most regions
- Growing demographic challenges
- Poor overview of housing sector (rental market statistics, informal market)

Current goals in housing policies

- Improving quality of housing stock and living environment
- Enhancing the energy performance of housing stock
- Regeneration of vulnerable areas
- Improving affordability and accessibility to housing
- Diversification of housing stock
- Introducing measures for better co-operation between state, local governments, apartement associations and households

Housing measures

- Subsistence benefits and grants
 - subsistence benefits for covering the rental and housing costs
 - renovation grant for apartment buildings and detached houses
 - renovation grant supporting large households
 - grant for local municipalities for building municipal (incl. social) housing
 - grants for installations of solar panels
- Loan guarantees for
 - apartment associations (renovation)
 - natural persons (purchasing + renovation)

Useful links

<http://kredex.ee/en/>

<http://kredex.ee/en/loan-and-guarantee/>

<http://kredex.ee/en/grant/>

Thank you!

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