

## **Real Estate Prices: methodological frameworks – the international handbooks on Residential Property Price Indices and Commercial Property Price Indices**

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The need for reliable indices on property prices was recognized at a conference organised jointly by the International Monetary Fund (IMF) and the Bank for International Settlements (BIS) in Washington DC, in October 2003. Subsequently, both residential property prices and commercial property prices have been included in the IMF's list of Financial Soundness Indicators (FSIs) and in the accompanying compilation guide. The need for reliable indices has been demonstrated by the sub-prime mortgage crisis and the steep decline in property prices from 2006 and the subsequent world recession. A new international Handbook on Residential Property Price Indices has been published by Eurostat under the auspices of the Inter-Secretariat Working Group on Price Statistics and with Funding from the Statistical Office of the European Community (SOEC). It explains the different user needs, gives details of data sources and compilation methods and makes recommendations. SOEC has also commissioned an international handbook on commercial property price indices. In this paper I present the contents of the handbook on residential property price indices and introduce the project relating to the companion handbook on commercial property price indices.

**Keywords:** compilation methods; concepts; financial stability indicators; international handbooks; residential and commercial property price indices.