

Commissioned by:

Data Info

Data basis and survey period

Available for analysis were around 1,100 individual properties (not building plots) all of which were listed on the home-pages of the holiday property providers Porta Holiday (www.portaholiday.de) and Fincallorca (www.fincallorca.de) in the period from April to May 2016. The data was examined, reappraised and revised with new values in 2022 to provide a more up-to-date view. Market experts were also consulted.

Regional Classification

Where available, information of the locations were processed for all properties. Since it is possible that only a small number of properties are listed in a given location, specific-location averages as well as regional averages will be shown. The regional breakdown is based on the administrative division of Mallorca (north, north-east, north-west, Palma, Palma environs, south, south-east, south-west, centre).

Relevant features

Based on the valuation standard ECO 805/2003 and the selected property features, the properties were grouped in the categories luxury, superior and medium/normal. In the yield-calculation example, additions and deductions are made based on the category, information from local market experts, and rental returns.

The particular features assessed include: Living space in square metres, number of rooms, age of building if available and assessable, and level of modernisation if applicable. Special consideration is also given to the quality of a possible sea view (first sea line, panoramic views, partial sea view, no sea view), size and quality of an existing pool, heating technology (fireplace, underfloor, etc.) and the type of air conditioning. In the case of ill-defined information in the description of the offers all pictures of the properties shown were given priority.

Quality control

For the collection of the data each object was examined individually in order to record the homepage-information of the various providers on a comparable basis and to check it for plausibility.



Center for Real Estate Studies
Steinbeis-Hochschule Berlin (SHB)
CRES Deutsche Immobilien-Akademie (DIA)



PORTA HOLIDAY®
Your holiday. Our passion.

MEMBER OF HOMES & HOLIDAY AG

Commissioned by:

Attestation

The collection, quality control and calculations of the data in the study were carried out without the specific involvement or special consideration of the client's objects.

On behalf of:

Freiburg, November 2022

Scientific Director

Prof. Dr. Marco Wölfle



Center for Real Estate Studies

Steinbeis-Hochschule Berlin (SHB)

CRES Deutsche Immobilien-Akademie (DIA)



MEMBER OF HOMES & HOLIDAY AG

Commissioned by:

Information about CRES

The CRES (Center for Real Estate Studies) is one of the leading institutes for dual and job-accompanying studies in the property/real estate sector. It was founded on the initiative of the German Real Estate Academy (DIA) at Steinbeis University Berlin (SHB).

In addition to a part-time and dual Bachelor's degree programme in the real estate industry, a part-time Master's degree programme is also offered.

Another focus of CRES is scientific research. Current practice-relevant questions are investigated here using scientific methods and tools in order to transfer new findings into practice on the one hand, and to keep the contents of the study programmes up-to-date and develop them further on the other.

Information about Porta Holiday

Porta Holiday specialises in the procurement of high-quality holiday homes and is part of Homes & Holiday AG. Porta Holiday was founded to meet the increasing demand for investment properties in the holiday property sector, freely following the motto:- If you can not use your holiday property permanently yourself, you can at least earn money with it.

Contact:

Tel. +49 32 221 091 763

E-Mail: info@portaholiday.com

Porta Holiday ist eine Marke der
Porta Mondial GmbH
Theresienstrasse 21
D-80333 München