

- In the first quarter of 2025, the overall residential property price index went down by 2.1% quarter-on-quarter. The indices for existing residential units and pre-sale residential units dropped by 0.7% and 21.7% respectively.
- In terms of three consecutive months, the overall residential property price index held steady compared to the previous period (December 2024 - February 2025). The index for the Macao Peninsula increased by 0.7% while that for Taipa & Coloane fell by 2.5%.
- The index for existing residential units went down by 0.5% from the previous period; the index for those in Taipa & Coloane dropped by 4.2% while the index for those in the Macao Peninsula grew by 0.7%. Analysed by age of building, the index for residential units of buildings between 6 and 10 years old decreased by 3.7%, whereas the index for those of 5 years old or less increased by 1.1%. Meanwhile, the index for pre-sale residential units dipped by 2.2%.

Residential Property Price Index

	Index value	Change from previous period (%)	Year-on-year change (%)
Overall			
Macao	202.4	0 [#]	-10.6
Macao Peninsula	201.7	0.7	-10.5
Taipa & Coloane	204.9	-2.5	-11.4
Existing residential units			
Macao	221.7	-0.5	-9.2
Macao Peninsula	210.2	0.7	-10.4
Taipa & Coloane	267.2	-4.2	-5.3
Pre-sale residential units	209.2	-2.2	-20.0

0[#] Magnitude less than half of the unit employed

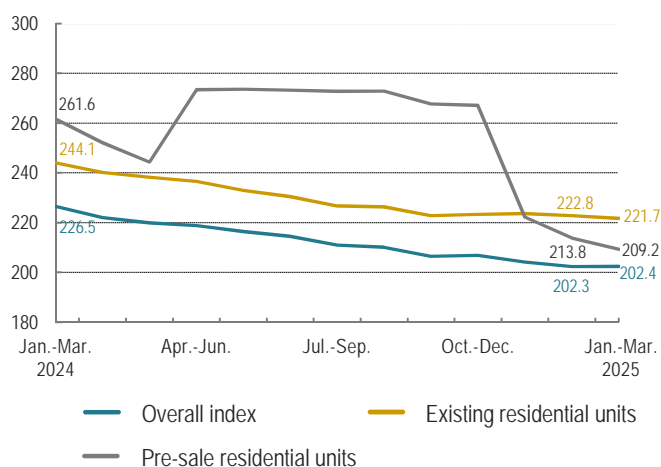
Index by Age of Building

	Index value	Change from previous period (%)	Year-on-year change (%)
≤ 5 Years	209.4	1.1	-9.5
6 - 10 Years	214.0	-3.7	-9.4
11 - 20 Years	280.4	0.5	-5.6
> 20 Years	205.8	-0.1	-10.9

Index by High- and Low-Rise Buildings

	Index value	Change from previous period (%)	Year-on-year change (%)
≤ Seven storeys	201.7	2.8	-15.0
> Seven storeys	214.0	-2.0	-11.5

Overall Index and Indices for Existing and Pre-sale Residential Units (2011=100)



Index by Usable Floor Area

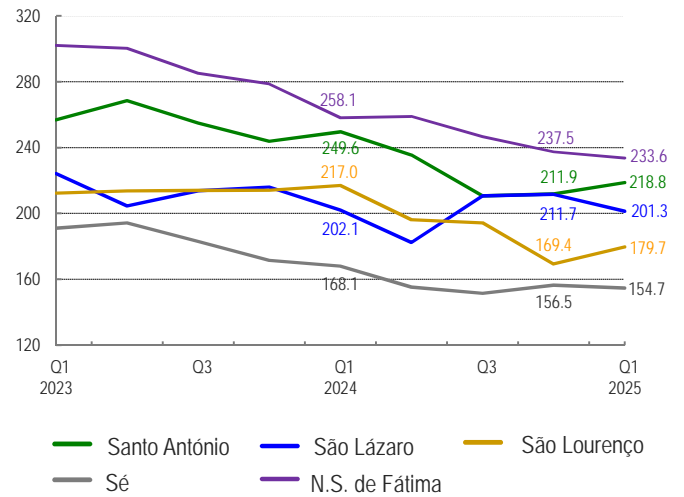
	Index value	Change from previous period (%)	Year-on-year change (%)
< 50 m ²	213.4	-0.2	-12.3
50 – 74.9 m ²	223.2	-1.4	-11.6
75 – 99.9 m ²	209.2	0.3	-10.3
≥ 100 m ²	202.5	-4.2	-5.5

- With respect to usable floor area, the indices for residential units with a usable floor area of 100 square metres or more and for those with a floor area between 50 and 74.9 square metres decreased by 4.2% and 1.4% respectively from the previous period. On the other hand, the index for those with a floor area between 75 and 99.9 square metres increased by 0.3%.
- In terms of high- and low-rise buildings, the index for residential units of buildings with more than seven storeys dropped by 2%, whereas the index for those with seven storeys or less rose by 2.8%.

Residential Property Price Index and Index for Existing Residential Units by Parish

	1 st quarter Index value	Quarter-on-quarter change (%)	Year-on-year change (%)
Overall	202.4	-2.1	-10.6
Existing residential units	221.7	-0.7	-9.2
Macao Peninsula	210.2	0.2	-10.4
Santo António	218.8	3.3	-12.3
São Lázaro	201.3	-4.9	-0.4
São Lourenço	179.7	6.1	-17.2
Sé	154.7	-1.2	-8.0
N.S. de Fátima	233.6	-1.6	-9.5
Taipa & Coloane	267.2	-3.7	-5.3
Pre-sale residential units	209.2	-21.7	-20.0

Index for Existing Residential Units (2011=100)



- Analysed by parish, the index for existing residential units in the Macao Peninsula went up by 0.2% quarter-on-quarter; the indices for those in the Parish of São Lourenço and the Parish of Santo António rose by 6.1% and 3.3% respectively, whereas the index for those in the Parish of São Lázaro fell by 4.9%.
- In comparison with January - March 2024, the overall residential property price index decreased by 10.6%, and the indices for existing residential units and pre-sale residential units reduced by 9.2% and 20% respectively.

First Quarter Data on Residential Property Price Index of Past Years

	2020	2021	2022	2023	2024
Overall					
Macao	264.1	261.2	259.8	249.0	226.5
Macao Peninsula	265.7	260.7	261.0	247.8	225.3
Taipa & Coloane	257.6	263.5	254.9	253.8	231.2
Existing residential units					
Macao	284.1	280.5	276.5	267.3	244.1
Macao Peninsula	278.1	271.8	269.6	257.9	234.6
Taipa & Coloane	308.9	316.5	304.1	304.5	282.1
Pre-sale residential units	280.8	286.4	303.9	290.3	261.6

