

The Housing Pulse resumed its downward trend in June 2019, coming in at 99.4. Households pared back their expectations for future house price gains this month, but with the number of units being completed still lagging the number needed, the balance of responses remained in positive territory in all parts of the country. On the supply side, the June survey finds that over two in five builders are finding it difficult to get workers and that uncertainty – related to Brexit among other things – is also holding back activity.

## KEY POINTS

- Housing Pulse softer in June
- Two thirds expect house prices to increase over the next 12 months
- 68% think rents will go up

## HOUSING PULSE

**JUNE 2019**

**99.4**

-3.2 on previous index reading

“The annual rate of house price growth has eased over the past while, as have house price expectations which dipped again in June.”

**Dr Loretta O'Sullivan**

*Group Chief Economist*

*Bank of Ireland*

## HOUSE PRICE EXPECTATIONS NATIONAL

Next 12 Months

Change		Response
	↑	
> 5%	Increase	25%
1% to 5%		41%
Stay more or less the same		26%
1% to 5%	Decrease	6%
> 5%		2%
		↓
<b>Balance +41%</b> (-3 on previous reading)		

## HOUSE PRICE EXPECTATIONS DUBLIN

Next 12 Months

Change		Response
	↑	
> 5%	Increase	29%
1% to 5%		36%
Stay more or less the same		24%
1% to 5%	Decrease	9%
> 5%		3%
		↓
<b>Balance +40%</b> (-8 on previous reading)		

## PRICE EXPECTATIONS REST OF LEINSTER

Next 12 Months

Change

Response

	↑	
> 5%	Increase	21%
1% to 5%		47%
Stay more or less the same		25%
1% to 5%	Decrease	5%
> 5%		1%
	↓	

Balance +41% (-2 on previous reading)

## HOUSE PRICE EXPECTATIONS MUNSTER

Next 12 Months

Change

Response

	↑	
> 5%	Increase	25%
1% to 5%		40%
Stay more or less the same		26%
1% to 5%	Decrease	5%
> 5%		2%
	↓	

Balance +40% (-4 on previous reading)

## PRICE EXPECTATIONS CONNACHT / ULSTER

Next 12 Months

Change

Response

Change	Response
> 5%	25%
1% to 5%	42%
Stay more or less the same	28%
1% to 5%	4%
> 5%	1%

Balance +43% (+5 on previous reading)

## RENT EXPECTATIONS NATIONAL

Next 12 Months

Change

Response

Change	Response
> 5%	26%
1% to 5%	42%
Stay more or less the same	28%
1% to 5%	1%
> 5%	0%

Balance +45% (+3 on previous reading)

## RENT EXPECTATIONS DUBLIN

Next 12 Months

Change

Response

Change		Response
> 5%	Increase ↑	29%
1% to 5%		45%
Stay more or less the same		23%
1% to 5%	Decrease ↓	1%
> 5%		0%

Balance +51% (+4 on previous reading)



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## RENT EXPECTATIONS REST OF LEINSTER

Next 12 Months

Change

Response

Change		Response
> 5%	Increase ↑	22%
1% to 5%		42%
Stay more or less the same		29%
1% to 5%	Decrease ↓	2%
> 5%		0%

Balance +41% (-1 on previous reading)



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## RENT EXPECTATIONS MUNSTER

Next 12 Months

Change

Response

Change	Response
> 5%	27%
1% to 5%	41%
<b>Stay more or less the same</b>	<b>27%</b>
1% to 5%	1%
> 5%	1%

Balance +46% (+5 on previous reading)



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## RENT EXPECTATIONS CONNACHT / ULSTER

Next 12 Months

Change

Response

Change	Response
> 5%	22%
1% to 5%	39%
<b>Stay more or less the same</b>	<b>33%</b>
1% to 5%	1%
> 5%	0%

Balance +41 (+4 on previous reading)



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