

NEWSLETTER
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The per capita living space in Chinese cities has exceeded 40 square meters

China's housing market has made substantial strides, with average per capita housing floor area in cities having exceeded 40 square meters, according to Minister of Housing and Urban-Rural Development Ni Hong. The National Bureau of Statistics said that in the first 10 months, total sales of newly built commercial housing nationwide stood at 6.9 trillion yuan (€830 billion), down 9.6% year-on-year. (**China Daily**)

Bigger say for local governments in realty policy

China will grant municipal governments greater autonomy to implement city-specific real estate policies, a move aimed at consolidating the property market's recovery trajectory, said Minister of Housing and Urban-Rural Development Ni Hong. Future housing supply will be anchored in population trends, which will also determine land sales and guide financial flows. (**China Daily**)

Quality standards key to healthy property sector

Efforts to establish and expand the application of a more comprehensive set of quality homebuilding standards are crucial to China's residential property sector amid the drive to transform its sluggish real estate industry and stimulate potential homebuyers' demand for improved living spaces. Standards which dictate how quality homes are built are a key step in paving a new development track for China's real estate sector. (**China Daily**)

The destocking cycle in major cities is twice the generally accepted upper limit of a healthy market

The annual Central Economic Work Conference called for city-specific policies to control new housing supply and clear inventory. According to the Shanghai-based E-House China R&D Institute, the time needed to sell existing new home inventory for 100 major cities reached 27.4 months in November, nearly double the 14-month threshold widely considered the upper limit of a healthy market. (**China Daily**)

Many cities report an increasing willingness among residents to sell their existing properties

According to data from the China Index Academy, in the first three quarters of 2025, the proportion of 120-144 square meter units in 30 key cities increased to 30%. Large unit types have become the mainstream of the new housing market, with the share of units over 120 square meters rising across cities. Many cities report an increasing willingness among residents to sell their existing properties to purchase new ones. (**China Daily**)