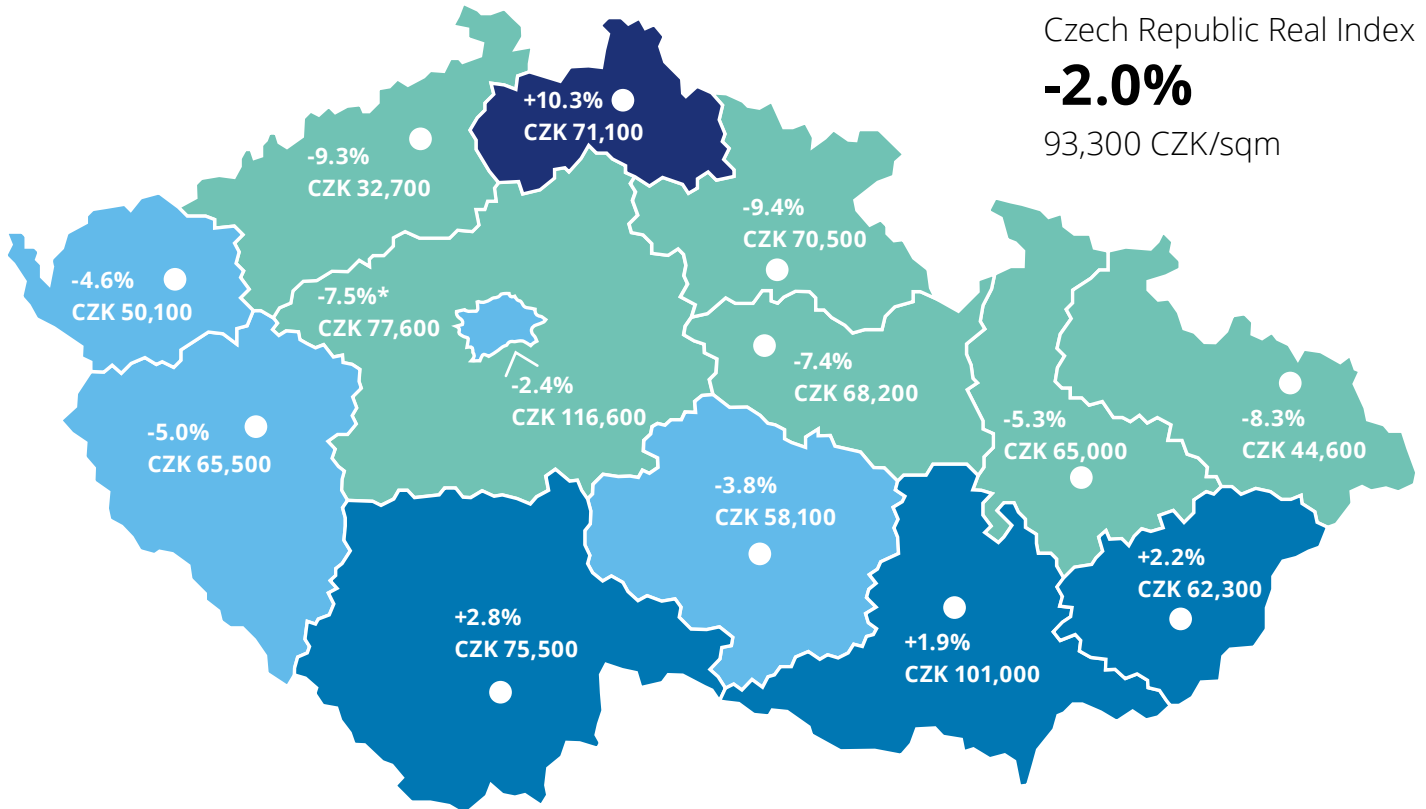


## Deloitte Real Index Q4 2022

### Actual prices of apartments sold in the CR



Czech Republic Real Index  
**-2.0%**  
 93,300 CZK/sqm

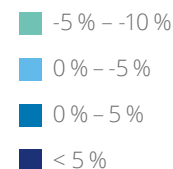
#### Czech Republic Real Index

represents the change in the average price percentage denoting the apartments sold in the regional capitals compared to the previous period (Q3 2022).

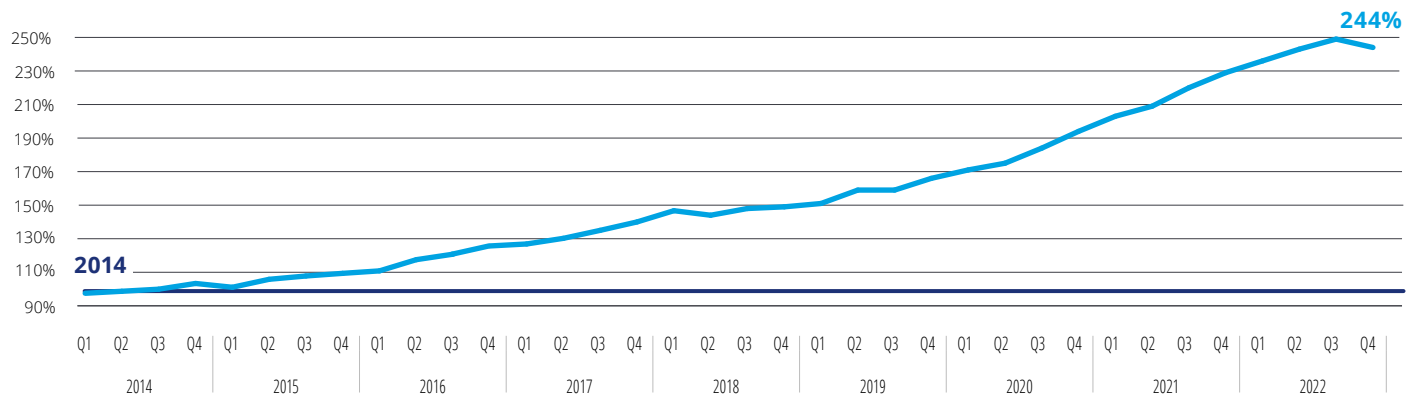
Price per sq m in the reviewed quarter for the sales completed in the regionals capitals.

The data concerns the sales of apartments incorporated in the land registry in the form of purchase contracts.

\* Average for the towns of Benešov, Beroun, Kladno and Mladá Boleslav and the districts of Prague-East and Prague-West.



#### Development of the actual apartment sales prices index in Prague and regional capitals



— Realised sales price  
 — Average realised sales price for the whole of 2014 = 100%  
 All the prices include VAT



**Average price, aggregate transaction volume and the number of sales in the reviewed period Q4 2022 per segment in Prague and regional capitals**

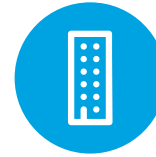


**Development projects**  
**99,500 CZK/sqm**  
 CZK 19.9 billion  
 sales 3,107  
 (of which 2,361 first sales)

first sales 96,500 CZK/sqm  
 re-sales 109,200 CZK/sqm  
 apartments marked as sold by developers 123,900 CZK/sqm

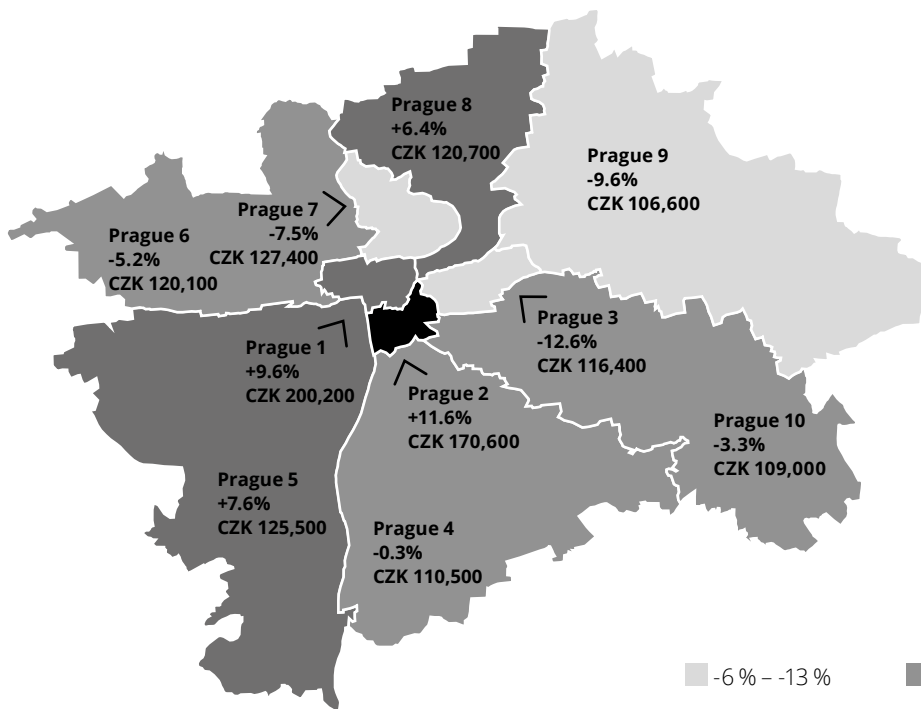
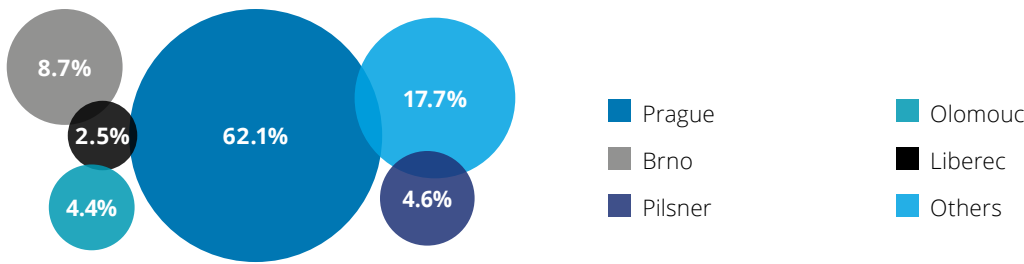


**Brick houses**  
**93,700 CZK/sqm**  
 CZK 5.5 billion  
 sales 1,008



**Prefab. apartment buildings**  
**77,600 CZK/sqm**  
 CZK 5.1 billion  
 sales 1,259

**Structure of the apartment sales volume in Q4 2022**



**Prague Real Index**

**-2.4%**

116,600 CZK/sqm

**Prague Real Index**

represents the change in the average price percentage denoting the apartments sold compared to the previous period (Q3 2022).

Price per sq m in the reviewed quarter for the sales completed.

The data concerns the sales of apartments incorporated in the land registry in the form of purchase contracts.



**Average price, aggregate transaction volume and the number of sales in the reviewed period Q4 2022 per segment in Prague**



**Development projects**  
**116,100 CZK/sqm**  
 CZK 13.3 billion  
 1,763 sales  
 (of which 1,399 first sales)

first sales 111,200 CZK/sqm  
 re-sales 134,700 CZK/sqm  
 apartments marked as sold by developers 156,000 CZK/sqm



**Brick houses**  
**128,900 CZK/sqm**  
 CZK 3.1 billion  
 420 sales



**Prefab. apartment buildings**  
**106,500 CZK/sqm**  
 CZK 2.5 billion  
 462 sales