



Increased Activity in the Housing Market

During the pandemic years, turnover in the housing market reached record levels. However, as interest rates began to rise in the spring of 2022, activity declined. Recently, though, the housing market has shown signs of revitalization. Now, statistics from Hemnet indicate a marked increase in turnover, measured in the number of sold properties, during the first quarter.

In the first quarter of this year, over 36,000 homes were sold nationwide, an 8 percent increase compared to the same quarter last year. Even from a historical perspective, the level of activity, in terms of sales, is high. Only in 2021 and 2022 were more homes sold during the first quarter than in this year's first quarter (Hemnet's statistics go back to 2014). This is despite Easter occurring in March this year, which seasonally reduces the number of sales.

Turnover, measured in total sales value, also increased during the first quarter. Altogether, homes were sold for 114 billion kronor, an 11 percent increase over the same quarter last year.

The pattern of increased activity and turnover is seen virtually nationwide. Only in Blekinge and Kronoberg did the total sales volume decrease compared to the first quarter of last year. The largest increase was seen in the county of Jämtland, where the number of sold homes increased by 36 percent.

Hemnet's market analyst Erik Holmberg comments:

"The fact that we are now seeing a larger number of sales while prices are rising is a sign of strength for the housing market. Moreover, more and more buyers believe in rising prices. Over the past year, it has been difficult for buyers and sellers to agree in terms of price. But now, as interest rate cuts approach, buyers are becoming more willing to act. One could say that sellers have gained an advantage in the tug-of-war between sellers and buyers that has characterized the market over the past year."

Turnover on the housing market during the first quarter 2024				
County	Amount of sold homes	Change in amount of sales compared to Q1 2023	Sales volume million SEK	Change in sales volume in SEK compared to Q1 2023
Blekinge	348	+/-0%	546	-9%
Dalarna	862	+12%	1 568	+11%
Gotland	744	+12%	1 198	+7%
Gävleborg	158	+5%	458	+1%
Halland	833	+15%	2 886	+23%
Jämtland	431	+36%	1 038	+39%
Jönköping	901	+8%	2 076	+19%

Kalmar	702	+13%	1 312	+18%
Kronoberg	361	-12%	697	-13%
Norrbottn	521	+20%	917	+26%
Skåne	4 784	+6%	13 226	+12%
Stockholm	12 184	+7%	54 866	+9%
Södermanland	842	+3%	1 786	+/-0%
Uppsala	1 589	+7%	4 237	+5%
Värmland	804	+9%	1 379	+20%
Västerbotten	763	+15%	1 808	+24%
Västernorrland	716	+3%	937	+3%
Västmanland	990	+13%	1 981	+25%
Västra Götaland	5 429	+8%	16 198	+12%
Örebro	821	+10%	1 639	+20%
Östergötland	1 247	+11%	3 034	+12%
Sweden	36 030	+8%	113 793	+11%

The number of transactions is based on submitted sales of detached houses, row houses, and apartments to

Hemnet. New constructions are excluded from the compilation.

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About Hemnet

Hemnet operates the leading property platform in Sweden. The company emerged as an industry initiative in 1998 and has since transformed into a "win-win" value proposition for the housing market. By offering a unique combination of relevant products, insights and inspiration, Hemnet has built lasting relationships with buyers, sellers, and agents for more than 20 years. Hemnet shares a mutual passion for homes with its stakeholders and is driven by being an independent go-to-place for people to turn to for the various housing needs that arise through life. This is mirrored in the company's vision to be the key to your property journey, supplying products and services to improve efficiency, transparency and mobility on the housing market. Hemnet is listed on Nasdaq Stockholm ('HEM').

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