



A methodological note

The list of prices of 2010 deals with economic land transactions prices. These prices, exclusive from tax, correspond to the prices of actual transactions. They are established from an exhaustive survey addressed by ANIREF to all administrative and professional sources. The reference period of the observed transactions that represents the base 100 of indexes corresponds to 2008.

The geographic scope covers both the national level and the wilaya level. The first list of prices covers the national level and the most important wilayas. Publications pertaining to wilayas depend on the volume of transactions carried out during the reference period. With the enrichment of the base by the observation of future transactions, it will be possible to establish a list of prices for all the wilayas.

The index of prices is a Laspeyres-prices one. It presents the advantage of smoothing the “structure” effects and the effects of the increase of the volume of transactions at the same time:

- 1-** The national average price is established from weighted averages of elementary prices that correspond to the different strata (wilaya) of the land market.
- 2-** The elementary average price corresponds to the average price per transferred lot.
- 3-** The percentile 25 is the first level of prices obtained after the elimination of a quarter of the transactions that correspond to the lowest prices.
- 4-** The percentile 95 is the last level of prices obtained after the elimination of 5% of the transactions that correspond to the highest prices.

The list of prices of economic land -2010-
Average prices- indexes and variation

National level	AD/m ²			National index 08/10	Variation 09/10
	Average price	Minimum	Maximum		
		9 427	1 713	40 666	1.94
Level of wilaya	DZD/m ²			Wilaya index 08/10	Variation 09/10
	Average price	Minimum	Maximum		
Ain Temouchent	4 560	1 994	8 936	2.30	2.81
Algiers	24 130	6 676	53 571	1.08	3.25
Annaba	7 918	3 559	18 330	11.17	1.93
Batna	5 019	3 206	9 144	2.17	-
Bechar	833	602	1 581	-	-
Biskra	5 171	4 622	8 465	-	-
B.B.Arreridj	27 064	2 500	62 000	8.39	6.52
Constantine	9 739	502	28 057	0.90	1.33
Djelfa	1 371	1 325	1 602	1.68	0.74
El Tarf	2 508	809	4 242	2.20	-
Laghouat	2 156	729	4 888	2.65	-
Mascara	8 707	4 026	21 161	5.72	3.18
Medea	6 658	4 904	9 127	2.61	-
Mila	5 177	1 667	11 812	4.45	1.36
Mostaganem	2 910	800	6 428	0.52	-
Oran	13 559	3 869	43 073	2.91	2.87
Setif	3 635	1 188	9 139	0.86	0.95
Souk Ahras	1 514	926	2 190	2.18	0.93
Tizi Ouzou	5 159	1 400	13 038	6.25	2.31
Tlemcen	6 376	4 011	13 343	2.00	0.6