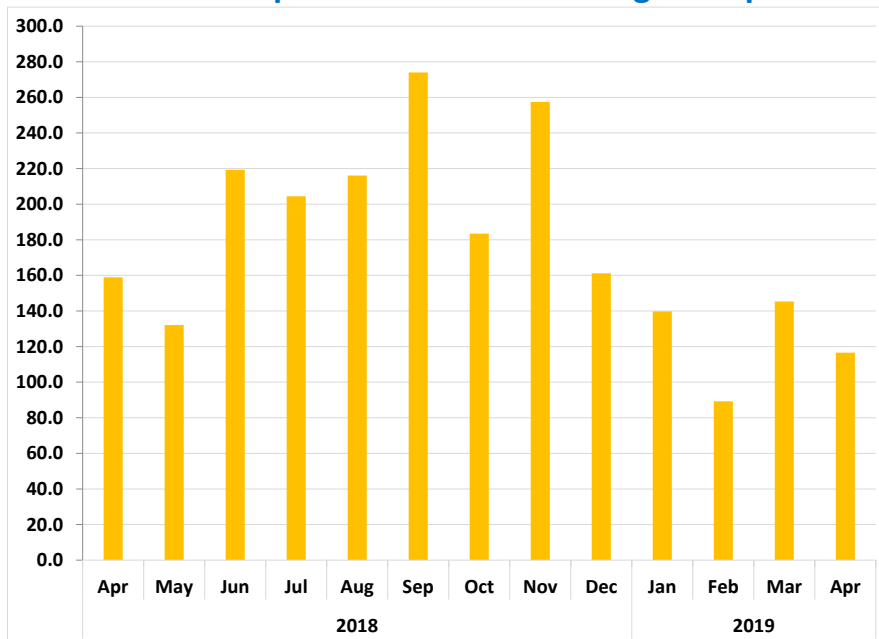


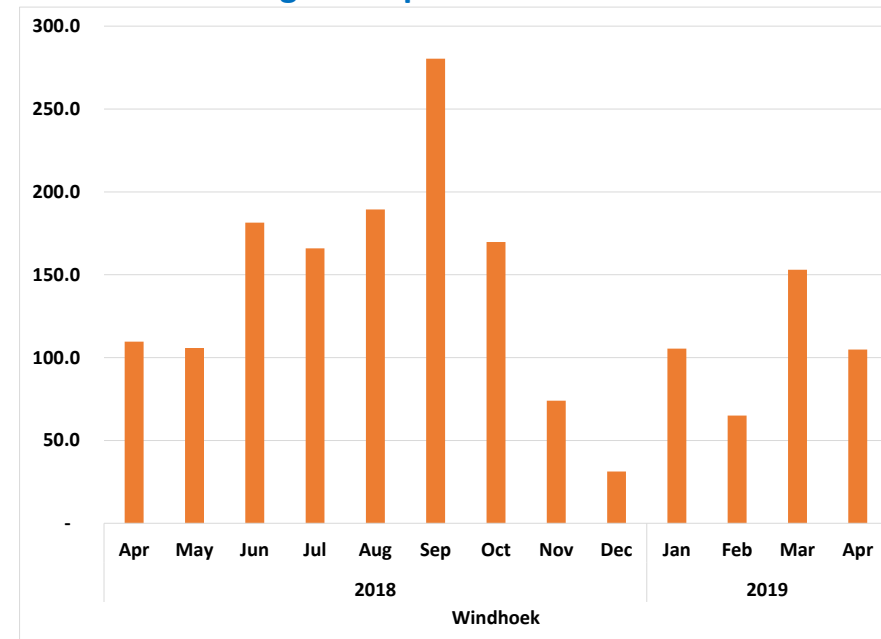


Chart 1: The Composite Index for Buildings Completed



- The Composite Buildings Completed Index (**Windhoek, Swakopmund, Walvis Bay and Ongwediva**) for April 2019 stood at 116.6 basis points compared to 145.3 basis points recorded in the preceding month. This represents declines of 19.8 percent m/m and 26.6 percent y/y.
- The declines on m/m and over the year were due to the slowdown of completed buildings mainly in **Windhoek, Walvis Bay** and **Swakopmund** towns.
- In value terms, Buildings Completed during the month of April 2019 amounted to N\$ 88.4 million compared to N\$ 110.2 million recorded for the previous month. The value of Buildings Completed recorded for April 2018 amounted to N\$ 120.5 million.

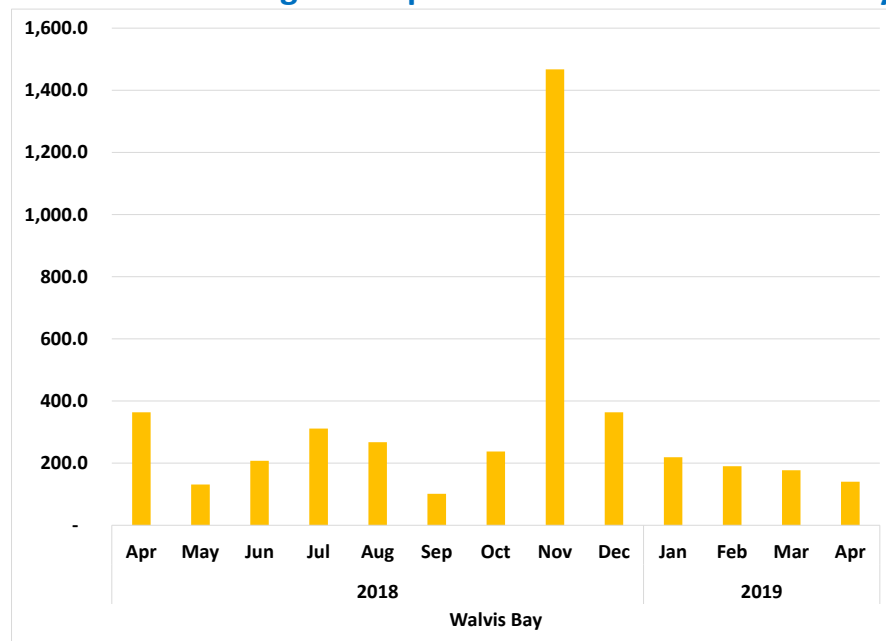
Chart 2: Buildings Completed Index for Windhoek



- **Windhoek** Buildings Completed Index posted 104.8 basis points in April 2019 compared to 153.0 basis points recorded for the previous month. These are declines of 31.5 percent m/m and 4.3 percent y/y.
- The decline on m/m was mainly due to the slowdown of additions and alterations for the constructed walls of buildings completed.
- In value terms, **Windhoek** Buildings Completed, amounted to N\$ 55.4 million in April 2019 compared to N\$ 80.9 million recorded for the previous month.

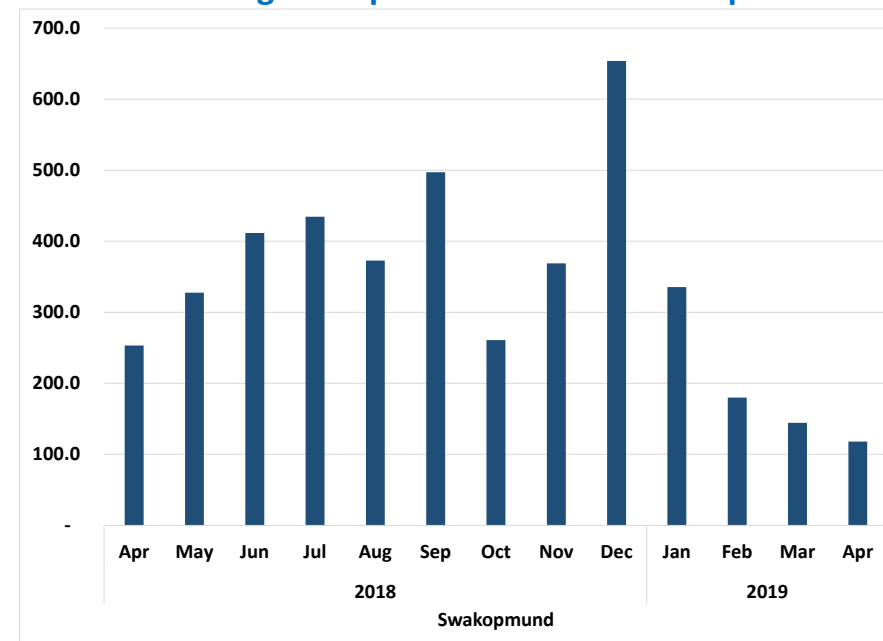


Chart 3: Buildings Completed Index for Walvis Bay



- **Walvis Bay** Buildings Completed Index stood at 140.6 basis points in April 2019 compared to 177.2 basis points registered for the previous month. This represents declines of 20.7 percent m/m and 61.4 percent y/y.
- The declines on m/m and over the year were due to the slowdown in the value of new residential buildings completed.
- In value terms, **Walvis Bay** Buildings Completed recorded an amount of N\$ 11.3 million during the period under review compared to N\$ 14.2 million recorded for March 2019.

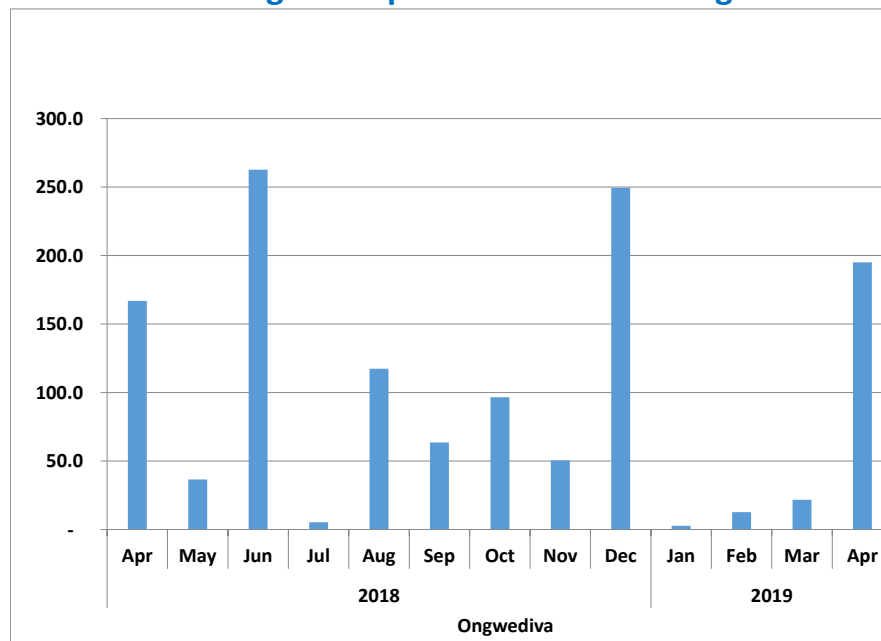
Chart 4: Buildings Completed Index for Swakopmund



- **Swakopmund** Buildings Completed Index posted 117.9 basis points in April 2019, compared to 144.4 basis points recorded for the previous month. This translates into declines of 18.3 percent m/m and 53.4 percent y/y.
- The declines on m/m and over the year were due to the decrease in the value of new units for residential buildings as well as additions & alterations done on existing residential buildings.
- In value terms, **Swakopmund** Buildings Completed, recorded N\$ 11.4 million in April 2019 compared to N\$ 14.0 million recorded for March 2019.



Chart 5: Buildings Completed Index for Ongwediva



- **Ongwediva** Buildings Completed Index was 195.1 basis points in April 2019, compared to 21.7 basis points recorded for the previous month. This translates into increases of 798.0 percent m/m and 16.8 percent y/y.
- The increase on m/m and over the year were attributed mainly to the increase in value of the new residential buildings completed as well as additions & alterations done on existing residential buildings.
- In value terms, **Ongwediva** Buildings Completed recorded N\$ 10.3 million in April 2019 compared to N\$ 1.1 million recorded for March 2019.



Table 1: Indices of buildings completed

		Ongwediva	Swakopmund	Walvis Bay	Windhoek	Composite index
2013	Jan	471.9	25.3	309.0	49.0	102.9
	Feb	62.3	109.7	250.5	107.2	119.5
	Mar	36.4	158.7	90.6	207.3	176.8
	Apr	135.2	147.0	127.9	118.8	124.5
	May	36.0	90.2	133.9	188.6	159.6
	Jun	31.7	133.3	217.2	139.9	139.7
	Jul	-	117.1	92.4	90.1	87.5
	Aug	841.4	150.8	85.5	72.1	137.3
	Sep	65.9	148.5	154.0	43.6	70.2
	Oct	15.5	150.3	92.8	112.3	108.4
	Nov	138.7	286.7	180.9	36.1	90.6
	Dec	56.6	203.1	285.9	29.0	80.3
2014	Jan	46.4	62.2	37.1	78.4	69.7
	Feb	49.1	145.8	71.8	165.7	145.1
	Mar	176.9	178.6	220.7	54.1	96.2
	Apr	55.1	56.2	93.4	57.6	61.0
	May	167.7	98.7	415.9	96.5	135.5
	Jun	162.2	164.0	307.1	57.3	104.7
	Jul	84.6	107.4	117.9	408.1	316.4
	Aug	174.8	442.5	173.5	95.6	153.7
	Sep	15.0	170.9	521.1	81.6	134.8
	Oct	140.6	105.6	298.2	319.2	277.2
	Nov	10.4	381.9	132.4	65.0	108.8
	Dec	-	81.6	560.6	54.2	107.5

Table 1: Indices of buildings completed continued...

		Ongwediva	Swakopmund	Walvis Bay	Windhoek	Composite Index
2015	Jan	-	250.9	40.7	25.3	54.0
	Feb	385.0	482.1	220.6	187.1	242.2
	Mar	212.0	145.1	224.5	75.2	109.4
	Apr	-	574.2	3,080.8	38.3	425.8
	May	106.6	149.6	228.8	135.0	144.8
	Jun	8.5	305.9	140.0	39.3	81.9
	Jul	91.4	565.0	261.5	157.7	216.1
	Aug	282.8	421.3	338.4	26.1	127.5
	Sep	274.7	330.6	146.6	40.1	104.9
	Oct	-	235.0	345.9	91.3	130.3
	Nov	117.8	509.5	313.0	61.2	149.1
	Dec	21.7	770.2	313.6	-	133.1
2016	Jan	298.1	41.5	245.4	74.7	104.1
	Feb	4.7	84.7	133.1	30.1	46.2
	Mar	8.6	159.3	389.2	53.0	99.1
	Apr	108.0	293.0	345.7	67.2	128.4
	May	28.4	227.7	208.5	60.7	95.4
	Jun	119.5	269.0	223.1	164.5	180.9
	Jul	336.2	342.3	762.5	106.4	221.9
	Aug	203.5	497.6	161.9	39.2	122.2
	Sep	80.1	335.2	356.7	50.3	121.2
	Oct	34.1	334.4	101.3	86.4	116.1
	Nov	8.2	242.6	438.1	114.0	157.4
	Dec	15.5	423.2	926.4	-	153.1
2017	Jan	19.6	227.1	116.7	14.9	53.1
	Feb	136.3	126.0	112.8	54.5	75.5
	Mar	13.0	290.3	303.9	77.0	123.8
	Apr	111.4	572.0	333.5	22.2	131.6
	May	348.9	246.6	938.6	48.4	188.8
	Jun	418.2	360.9	170.2	69.8	141.9
	Jul	-	630.7	157.5	172.6	217.5
	Aug	80.4	484.5	324.8	38.1	128.5
	Sep	231.6	400.6	527.8	74.0	174.7
	Oct	70.8	643.3	88.8	100.4	166.5
	Nov	80.5	390.9	360.9	165.3	208.9
	Dec	233.9	299.0	1,393.1	261.6	384.1
2018	Jan	-	297.1	45.5	172.5	162.9
	Feb	-	277.1	353.4	118.8	155.5
	Mar	32.2	855.0	127.4	191.1	258.1
	Apr	167.0	253.3	364.0	109.6	158.9
	May	36.5	327.7	131.3	105.8	132.0
	Jun	262.7	411.6	207.9	181.4	219.3
	Jul	5.3	434.4	311.6	165.9	204.5
	Aug	117.4	372.7	267.8	189.4	216.1
	Sep	63.5	497.1	101.2	280.4	274.0
	Oct	96.5	260.9	237.4	169.7	183.4
	Nov	50.5	368.9	1,467.4	74.0	257.4
	Dec	249.4	653.8	363.6	31.2	161.2
2019	Jan	2.7	335.5	219.3	105.5	139.7
	Feb	12.7	179.9	190.1	65.0	89.3
	Mar	21.7	144.4	177.2	153.0	145.3
	Apr	195.1	117.9	140.6	104.8	116.6



Methodology

Data Sources: Selected local authorities from the following town councils: **Ongwediva**
Swakopmund
Walvis Bay
Windhoek

Base year: 2010

Calculations of index: The NSA monitors the value and number of buildings completed for 24 local authorities on a monthly basis. Four of these towns that accounted for 92 percent of the total value of all buildings completed in 2010 have been selected for the index compilation.