

Construction Market, Romania, 2004 – 2014. Trends to 2020

Bucharest, 2011, August

InterBiz | research & consulting updated and improved the analysis "Construction Market, Romania, 2004 – 2014. Trends to 2020".

This very important report, now into its seventh edition, reflects the impact of recent economic events and how the recession has affected the Construction Market in Romania.

The report provides a clear and comprehensive picture of the market situation, influence factors and future prospects, prices, dynamics, competitive environment.

With just-in-time updated market data and continuous follow-up of market news, this report represents a milestone for all entities involved in this sector.

The analysis is focused on three sub-sectors:

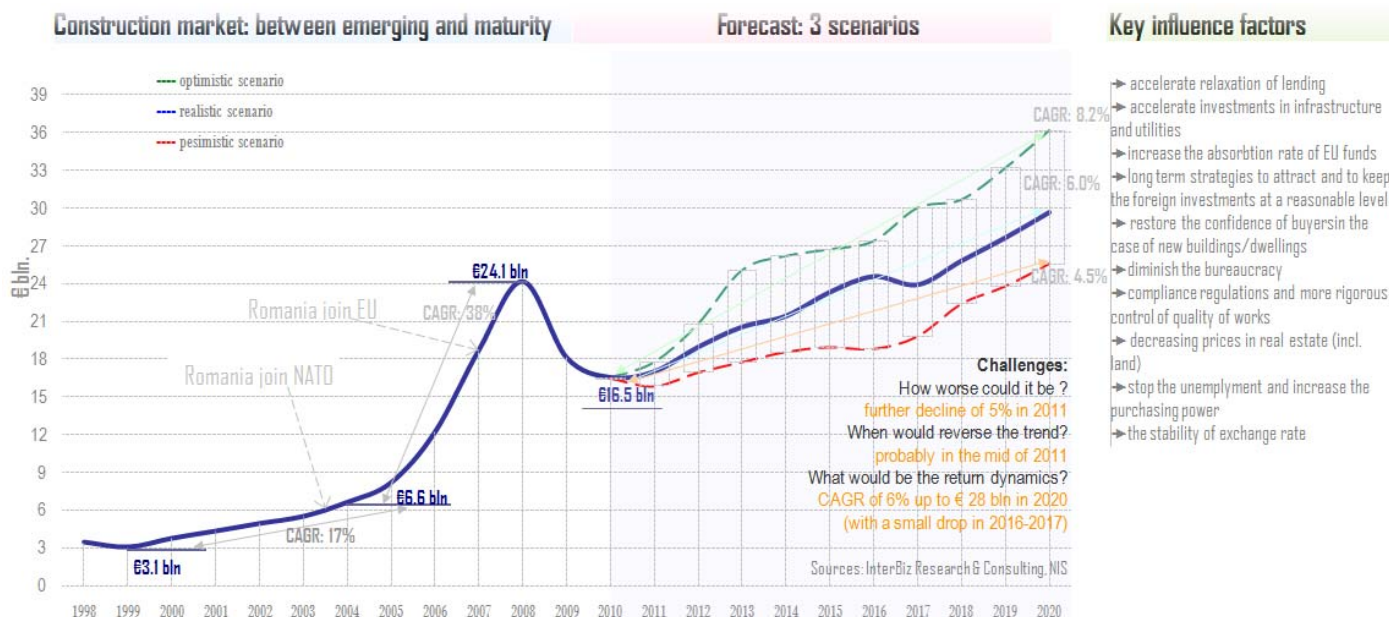
- ➔ residential
- ➔ non-residential
- ➔ engineering

Summary

Construction Market, Romania, 2004 – 2014. Trends to 2020 | Aug. 2011, Bucharest

Importance in the Romania's economy

In 2010 the construction market fell by 9% comparing to 2009, up to € 16.5 bln, of which Gross Added Value amounted to € 10.8 bln and the construction materials reached € 5.3 bln. The share of construction in GDP formation was 8.8% in 2009, but in 2011 will drop to 8%. The largest share of total market has held by transport infrastructure and utilities - 33%, followed by non-residential construction - 28% and residential construction - 28%



Residential construction

The housing stock in Romania is very old, about 60% of total dwellings being built before 1977. If the normal lifespan of a building is 50 years, then we can say that in 2010 in Romania ~ 2.7 mln homes have overcome life and are exposed to accelerated degradation. While the prices for new dwellings are still high, the population will focus to the renovation of old houses or build a new house, usually on own account.

Non-residential construction

Romania is far behind other countries in the region in terms of non-residential building stock (commercial, logistics, industrial, hotels), so there is a great potential for development. To date, buildings were built in areas without development perspective, without studying the market needs and sustainable purchasing power, which is why they re-think several projects. Industrial facilities / logistics will continue to search for, because there are facilities that should be moved outside the city. Chain stores are still opening new locations, but at a slower pace.

Engineering

To reach the current EU average, Romania should have ~3,600 km of highways, by 3,300 km more than now. On the other hand, to be at the average EU level in Romania would have to electrify and modernize ~ 1,600 km of railways, but the density of rail lines is optimal. Regarding utilities, until 2018 in Romania it must build water and sewerage infrastructure in compliance with European directives on water sector, the investment needs amounting to € 19 bln.

Further, we propose you to consider the usefulness of this analysis, in order to help you to reach new market opportunities or to growth your business

Selected InterBiz clients:



Methodology used

- data collection / desk research: public institutions (national statistics, agencies, ministries, authorities), companies involved in the sector, mass media
- data processing / biz intelligence: the inputs are placed in a matrix and correlations are made. The unlikely variants are excluded and the likely variants are kept and bring into final form. The forecast on three scenarios are based on isoquantic theories.



Your goals is to know

- real market size, by sector & sub-sector;
- market trends;
- state and private projects;
- market opportunities;
- competitive environment, prepare and improve the strategies;
- strategic factors: influence factors, barriers to growth, key factors for success, maturity point;
- resource allocation and improvement;
- useful tool in decision making.

Mentions about the analysis

- *Price:* € 2 000 € + VAT
- *Language:* English / Romanian
- *Information structure:* text, table, charts
- *Pages:* 159
- *Format:* Adobe Acrobat
- *Delivery term:* 1 working day, after the payment / in the same day, if required
- *Continuity:* continous updating

Bellow, you may find the “Table of Content” of this analysis.

Construction Market, Romania, 2004-2014. Trends to 2020

August 2011, 159 pages + annex, € 2 000 + VAT

1. Summary

2. Infrastructure and buildings

- 2.1. Housing stock, by type, by county and by environment, 2004 - 2010
 - 2.1.1. Dwellings, by type of building materials, 2005 - 2009
 - 2.1.2. Dwellings, by habitable and occupied area, 2005 - 2009
 - 2.1.3. Housing characteristics, by outbuildings, 2005 - 2009
- 2.2. Non - residential building stock, by type, 2004 - 2010
- 2.3. Infrastructure, by type, 2004 - 2010
- 2.4. Utilities, by type, 2004 - 2010
- 2.5. Built area of residential sector, 2004 - 2010
- 2.6. Built area of non-residential sector, 2004 - 2010

3. Building materials market. Analysis.

- 3.1. Mineral building materials market, by type, 2004 - 2010
- 3.2. Metallic building materials market, by type, 2004 - 2010
- 3.3. Chemical building materials market, by type, 2004 - 2010

4. Construction market, 2004 - 2010

- 4.1. Segmentation
- 4.2. Positioning in the economy
- 4.3. Regional development of construction
- 4.4. Construction works, on own account and on contract, by type of work, by destination, 2004 - 2010
- 4.5. Contract construction works, 2004 - 2010
 - 4.5.1. Residential, by type of building and by works, 2004 - 2010
 - 4.5.2. Non - residential, by type of building and by works, 2004 - 2010
 - 4.5.3. Transport infrastructure, by destinations and by works, 2004 - 2010
 - 4.5.4. Pipes, electric and communication lines, by destinations and by works, 2004 - 2010
 - 4.5.5. Other civil engineering works, by destinations and by works, 2004 - 2010
- 4.6. Construction works, breakdown by county, 2004 - 2010

5. Competitive environment

- 5.1. Main indicators of competitive environment, total and by type of work, 2004-2010
- 5.2. Competitive environment, by firm size, 2004 - 2010
- 5.3. Top 30 group of companies, by turnover, 2004 - 2010
- 5.4. Presentation of main competitors and strategies

6. Work force, 2004 - 2010. Structure, trends and comments.

7. Influence factors

- 7.1. Integration in the European Union. Funds, opportunities and influences on construction market.
- 7.2. Construction works - influence factors
 - 7.2.1. New dwellings demand - trends
 - 7.2.2. Lending conditions
 - 7.2.3. Non-residential buildings demand
 - 7.2.4. Government programs
 - 7.2.5. European directives
- 7.3. Utilization, costs and trends in the use of building materials.
- 7.4. Prices of building materials, 2006 - 2011. Trends.
- 7.5. Quality
- 7.6. Barriers to growth
- 7.7. Development opportunities

8. Forecast of construction market, 2011 - 2014 and trends to 2020

- 8.1. Market potential. Market analysis on medium and long term. Maturity point.
 - 8.1.1. Residential construction, 2011 - 2014. Trends to 2020. Regional development.
 - 8.1.2. Non-residential construction, 2011 - 2014. Projects - trends 2020 - regional development
 - Shopping centers
 - Retail development
 - Logistic and industrial spaces

- Office buildings
- Tourism
- Public buildings
- Others

8.1.3. Infrastructure construction. Potential - projects - regional development

8.2. Trends and developing sectors

8.3. Market forecast, by type of construction/building and by type of work, 2011 - 2014

8.3.1. Residential

8.3.2. Non-residential

8.3.3. Infrastructure

8.3.4. Utilities

9. Construction market in European Union (positioning of Romania)

10. Strategic analysis of the construction market (5 forces).Synthesis.

11. Conclusions

Annexes:

A. Top 30 companies, by turnover, total and by type of work, 2006 - 2010 (including general data of the company: address, tel, fax, eMail, WWW, contact person, shareholders)

B. Competitive environment by county. Top 5 construction companies, by type of work, 2010-2010

C. Main suppliers of building materials, by type.

For any inquiries and details, do not hesitate to contact us!

Respectfully yours,

Adrian IORDACHE
Business Manager

InterBiz | research & consulting
"Electromagnetica Business Park", 266-268 Calea Rahovei
District 5, 050912,
Bucharest, Romania

M: +40.721.268.653

F: +40.21.423.11.30

eMail: Adrian.lordache@interbizgroup.ro

www.interbizgroup.ro