



CONSULTING

NEWSLETTER 2021/4

Housing News

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Germany: A Ministry for Housing



The new German government, a three-party coalition of Social Democrats (SPD), the Greens, and the liberal FDP, formed after the 2021 national elections, has decided to create a new Ministry for Construction and Housing under the responsibility of SPD. It remains to be seen whether the Social Democrats will thus be able to implement their election program of a national “Mietpreisbremse” (a law freezing all rents at the current level).

For more info see:
<https://www.spd.de/koalitionsvertrag2021/>

Tyrol/Austria

Europe's largest Passive Housing-Plus Development



Tyrol's Neue Heimat, a successful limited profit developer, has long been at the forefront of energy-efficient housing projects, with large passive house developments in Innsbruck. Now this housing association is taking a next step. The foundation stone for Europe's largest "passive housing plus" development with some 140 dwellings has been laid recently. The standard is based on the definition by the Darmstadt Passive Housing Institute. Tenants will profit from this technique as the energy pro-

duction by geothermic and wind installations- of the three buildings will exceed its consumption by some 25 per cent. This additional energy will be sold to the net at a price stipulated by national law. As a result total rent levels, including energy are expected at € 5 per m², far below usual rent levels in Austria- let alone other European countries.

For mor info see:

<https://neueheimat.tirol/aktuelles/detail/spatenstich-rum>