PUSH

CONSULTING

NEWSLETTER 2026/2

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Spain

Huge movement against housing speculation

The Spanish movement against housing speculation gained a new momentum with the case of 87 year old Maricarmen Abascal who had been evicted by carrying her out on a stretcher after a 275 percent rent increase which she could not afford. Under the impression of tens of thousands protesting in the streets of major Spanish cities Socialist Prime Minister Pedro Sanchez tried to have an anti speculation law passed in the national parliament, including an eviction moratorium till 2030 but failed due to the opposition of the Conservatives and the extreme Right. As Sanchez immediately announced new national elections and the parliamentary assembly was dissolved, there still seems to be a chance that the "emergency assembly" before the elections could decide on the draft law.



Bild: SN/APA/AFP/OSCAR DEL POZO

Vienna

“Seestadt” and “Village im Dritten“ developments to be enlarged till 2030

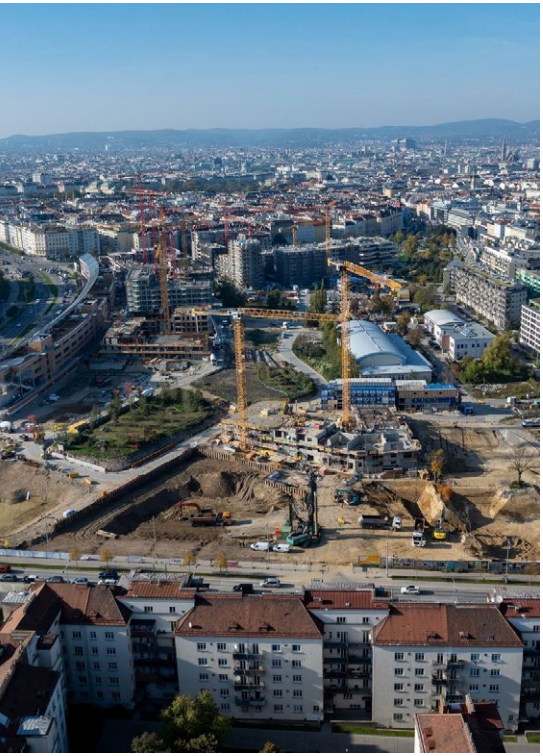


In spite of budget restraints the Vienna city government recently published plans to complete Seestadt, Austria´s – and Europe´s - largest urban development with a number of residential buildings till 2030,the new plans include the construction of several residential high-rises in the subsidized affordable rental sector north of the artificial lake, the completion of the lake-side promenade around Zaha Hadid Square, and the construction of Austria’s largest vocational school centre (architects Kronaus-Mitterer) for some 7.500 students of various professions.

Vienne

“Seestadt” and “Village im Dritten“ developments to be enlarged till 2030

At the same time another outstanding urban development is nearing completion: “Village im Dritten”(“Village in the Third District) is an centrally located mixed-use and socially mixed area on former railway ground with some 2,000 new apartments mostly in the subsidized affordable rental sector. It boasts of a revolutionary energy system based on a common grid, geothermics, solar energy, and- partly- connection to the city´s district heating system, including a free cooling-system which already functioned during the recent hot summer months. The whole area produces 80 per cent of the energy needed making it almost autonomous energy-wise. The urban development around the new Bert Brecht-Park also includes work spaces and shops as well as a large school campus for kids from 4 to 15 and a music school, while the new Gymnasium (high school) is still under construction.



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The perfect inner-city location has also attracted a number of innovative bottom-up housing initiatives as “Vis-a-Wien”, “Salon inklusiv”, and SOLLVILL (Solidarisch Leben im Village/living in solidarity in the village), all of them demographically, socially, and ethnically mixed.

For more info see:
https://www.are.at/village-im-dritten

Berlin

Linke wins majority after taking up demand for expropriation of big housing companies

The result of the October local elections in the German capital did not come as a surprise. Already in 2021 Berlin´s voters had adopted with a majority of 46 percent a referendum to expropriate big private hosing companies like Vonovia and Deutsche Wohnen held responsible for huge rent increases and the housing crisis in Berlin. The leftist Linke party made this topic the core of its 2026 election campaign – and won. The conservative CDU faced a catastrophic defeat, and the Social Democrats (SPD) also failed in regaining a majority in the Berlin state parliament (Abgeordnetenhaus). Elif Eralp, the new mayor with a Turkish family background, meanwhile confirmed the plan to communalize thousands of rental apartments owned by the big private companies. Conservative federal Kanzler (Prime Minister) chair of concxervative CDU, Friedrich Merz, still shocked by the Berlin election result, quickly announced a plan to pass a law against expropriation in the Reichstag, the German parliament but it is unlikely that this will stop Berlin´s expropriation policies as the future of CDU seems rather unstable on the federal level as well.



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