

Title: Tirana demand response

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Why are property prices rising in Tirana?

While the exact 6% appreciation wasn't directly mentioned in the sources, the trend fits with Albania's real estate market dynamics. Urbanization and infrastructure development have consistently driven property price increases, making it reasonable to infer that these factors contributed to the rise in land prices in Tirana's suburbs.

What is the real estate market like in Tirana?

The real estate market in Tirana has been stable and high, largely due to a strong demand for rental properties. This demand is driven by urbanization, tourism, and foreign investment, all of which have played a role in maintaining these high yields. Urbanization has brought more people into the city, increasing the need for housing.

How did foreign investment affect Tirana's real estate market?

Foreign direct investment in Albania was impressive, reaching EUR1.1 billion in just the first nine months of 2024. A significant portion of this investment flowed into the real estate sector, further boosting the demand for luxury apartments. Apartment prices in Tirana didn't just rise; they soared.

Why did the demand for luxury apartments increase in Tirana in 2024?

In 2024, the demand for luxury apartments in Tirana grew by 10%. This surge was largely due to a mix of local and international investors who found Tirana's charm and economic stability irresistible.

This disruption compounded a decline in demand driven by precautionary behaviors and weakened consumer sentiment. The collapse of the global T& T sector has been especially challenging for ...

Tirana struggles to retain young talented people. While the population of Tirana is growing, evidence from the case study on the tech-startup sector in Tirana (Annex 1), revealed that the city has been ...

Business Environment revenues, simultaneously bringing the problem of liquidity. According to data from the National Business Centre, in April until May 2020, a total of 221 business activities were ...

As of early 2026, the 12-month demand outlook for residential property in Tirana is steady to positive, with continued interest from both local buyers and foreign investors, though the pace of price growth ...

Tirana demand response

Businesses saw domestic and external demand dwindle, forcing around 54 per cent of the enterprises operating in the city (221 enterprises) to suspend operations over the period April-May 2020.22 The ...

Economy grew by 3.4% over 2023, underpinned by a strong domestic demand in the first half of year and an increasing contribution of the foreign demand in the second half of 2023.

Achieving higher growth will require swift action on government reforms aimed at boosting productivity, improving the business climate, and deepening Albania"s integration into ...

Current situation of demand participation in power market in Albania Measures taken so far and measures considered to deal with challenges in the power sector in Albania - mainly from the supply ...

Country diagnostics are a tool the European Bank for Reconstruction and Development (EBRD) uses to identify the main obstacles to entrepreneurship and private-sector development in the economies ...

But the slowdown in demand has not stopped the rise in prices. In Tirana, the increase in prices has not stopped even during 2024. In July, apartment prices in some of the central areas ...

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