

Estate·database

■一周楼市

1529套! 上海楼市日成交再创新高

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上证房产工作室得到的最新数据显示,上海楼市一周以来全部房源共成交7678套,签约面积8665577平方米。其中住宅类房源成交5735套,成交面积687060平方米,占成交总量的79.4%。在经历了上一周的下降调整之后,这一周的上海楼市再次表现上扬。日均成交量接近1100套,其中一日的成交量达到1529套,再次创下今年日成交新高纪录。

据搜房网提供的统计数据,一周以来上海三个环线区域均呈现不同程度上涨。内环以内区域成交737套,环比增加了66套的成交量,成交面积91606平方米;内外环间区域成交量为1766套,与上周相比,增加了30套,成交面积204914平方米;外环以外区域的成交量是3232套,比上一周增长了599套,成交面积58335平方米。随着外环以外区域楼市的大量新盘上市,本周该环线区域成交量有较大幅度上扬,环比提升了23%。

从各个区域的成交情况来看,上海市中心区域成交量全面上扬,黄浦区、卢湾区、静安区皆有不同程度的环比上涨表现。而宝山区成为今年以来首个成交量突破千套大关的区县,以1056套的成绩占据榜首,与上一周相比成交量增加489套,环比上升幅度86%。浦东新区名列第二,但却是排列前五区域中唯一表现下降的,周成交量797套。松江区以692套的周成交量排列第三;闵行区、嘉定区则分别以606套、413套的周成交量位居第四、第五位。

从各个成交形势来分析,宝山区成为一周之中的热点区域,福地苑以两天成交150套的成绩领跑全市,新梅淞南苑和当地区域老盘成亿宝盛家苑同样有过百套的成交量,在区域内各个楼盘的成交带动下,宝山区的一周成交量迅速攀升。此外,虹口区的瑞虹新城二期和普陀区的长寿苑也以100套左右的成交量,在楼盘销售排行榜中占有一席之地。



Property listing for 长峰馨园 (Changfeng Xinyuan) in Huangpu District. Includes photos, location, price per sqm, and a review.

Property listing for 华升新苑 (Huasheng Xinyuan) in Yangpu District. Includes photos, location, price per sqm, and a review.

Property listing for 南湖明珠城三期 (Nanhu Mingzhu Cheng Phase 3) in Putuo District. Includes photos, location, price per sqm, and a review.

Property listing for 永新城 (Yongxin Cheng) in Xuhui District. Includes photos, location, price per sqm, and a review.

Property listing for 盛大金磐花园 (Shanda Jinpan Garden) in Pudong District. Includes photos, location, price per sqm, and a review.

Table of real estate transactions in the inner ring area (内环以内区域), listing project names, prices, and volume changes.

Table of real estate transactions in the middle ring area (中内环间区域), listing project names, prices, and volume changes.

Table of real estate transactions in the outer ring area (外环以外区域), listing project names, prices, and volume changes.

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