

## **EDUARD HROMADA**

**Faculty of Civil Engineering, Czech Technical University in Prague, Czech Republic**

# **DEVELOPMENT OF THE REAL ESTATE MARKET IN THE CZECH REPUBLIC IN CONNECTION WITH THE COVID-19 PANDEMIC**

### **Abstract:**

The paper deals with the analysis of the current situation on the real estate market in the Czech Republic in connection with the COVID-19 pandemic. Selected pricing and technical parameters such as prices of apartments for sale, prices of apartments for rent, technical condition of the apartments and energy performance of the building are analysed. To obtain input data for the analysis was used software EVAL, which the author of the paper has been developing since 2007. The software EVAL collects, analyses and evaluates real estate advertising in the Czech Republic in a monthly period. All real estate advertising is continuously recorded in the software database and is carefully analysed for its credibility. EVAL software provides comprehensive and objective information on the actual development of the real estate market in the Czech Republic. The paper uses basic statistical methods of processing a large data set.

### **Keywords:**

Real estate market, EVAL software, Real estate prices, Statistical methods, Data mining

**JEL Classification:** C10, R20, R30