

Ireland

Capital	Dublin	Transaction Tax Rate	7.5%
Population	5,149,139 (2022)	Rents Quoted	Per square foot per annum
Business Language	English	GDP per capita (USD)	103,887
Currency	Euro	Unemployment Rate	4.0%
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		Yield	Rent
Notable Deal	HWBC advised Realty Income on the €220m acquisition of eight retail warehouse parks from Oaktree	7.00%	Multi
Office Market	The Dublin office vacancy rate is now falling following the cessation of construction activity 24 months ago. It is anticipated rents will now start to rise as supply reduces	5.00%	€67/sq ft
Logistics Market	Market supply continues to be constrained which may allow rents to keep pace with increased construction costs through new fire regulations	5.00%	€13.50/sq ft
PRS Market	Changes in rent cap legislation and apartment size regulations are expected to reinvigorate the market after tight regulations stopped development	4.95%	
We Like	Offices offer good value as occupancy rises and supply contracts. We think there are good opportunities in secondary assets.		

