

RESIDENTIAL PROPERTY PRICE INDEX and NEW TENANT RENT INDEX

DATA GOVERNANCE AND STATISTICS DEPARTMENT
SURVEYS AND INDICES DIVISION

MARCH 2026



Residential Property Price Index (RPPI)

In March 2026, RPPI increased monthly by **2.0** percent, recorded an annual increase of **26.4** percent in nominal terms and an annual decrease of **3.4** percent in real terms.

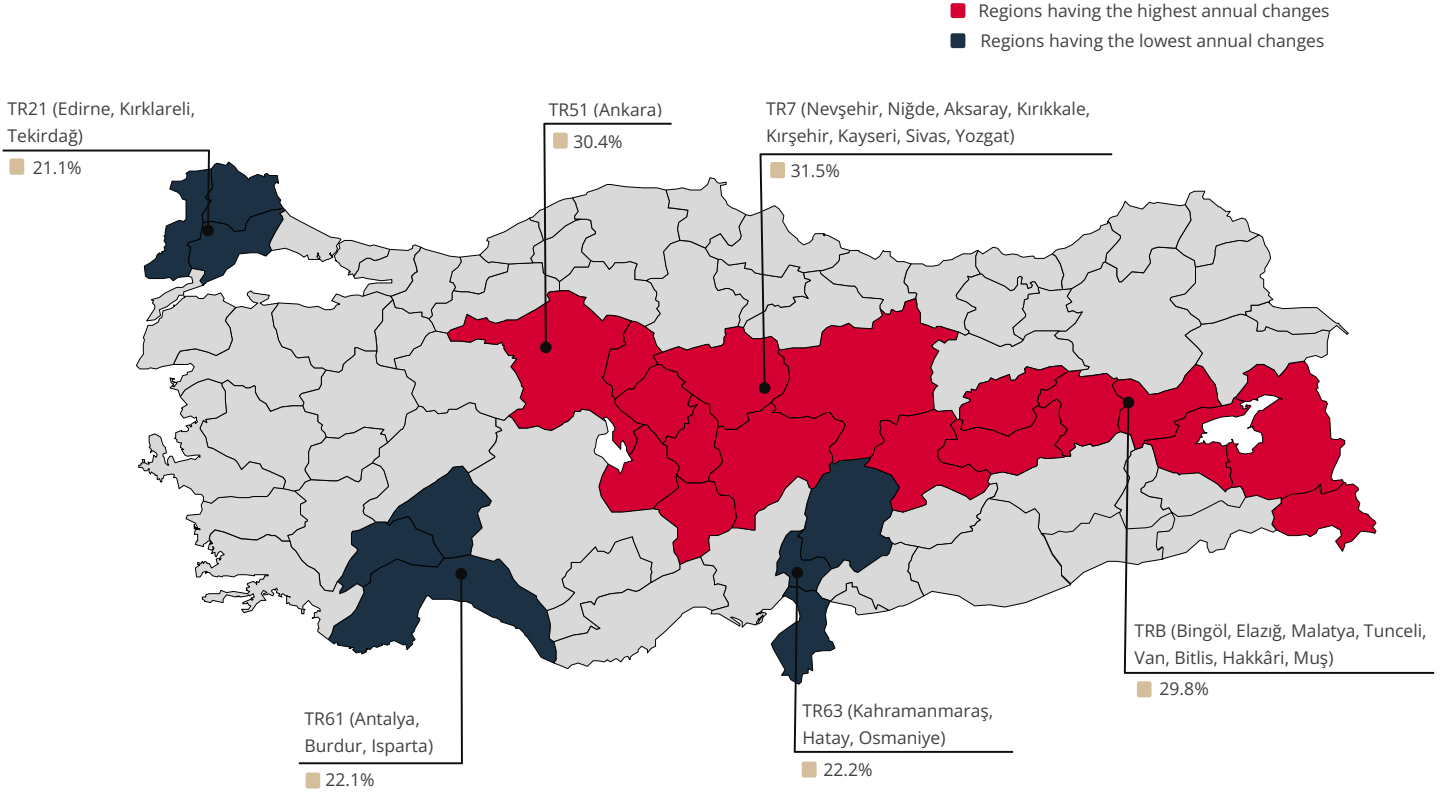





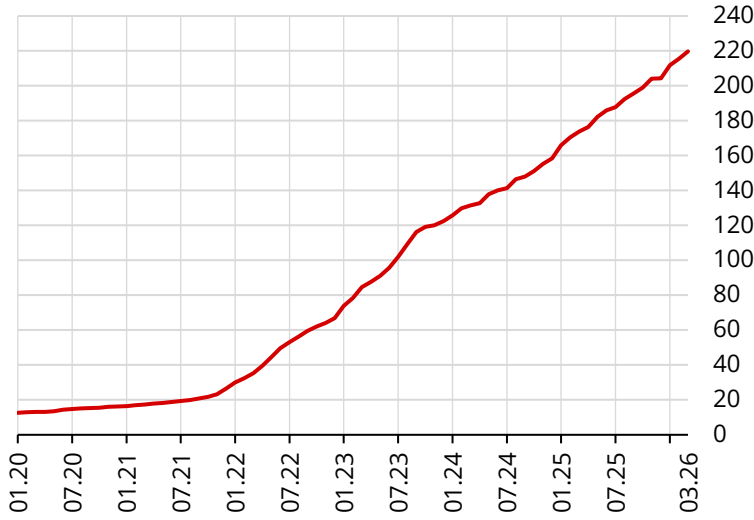
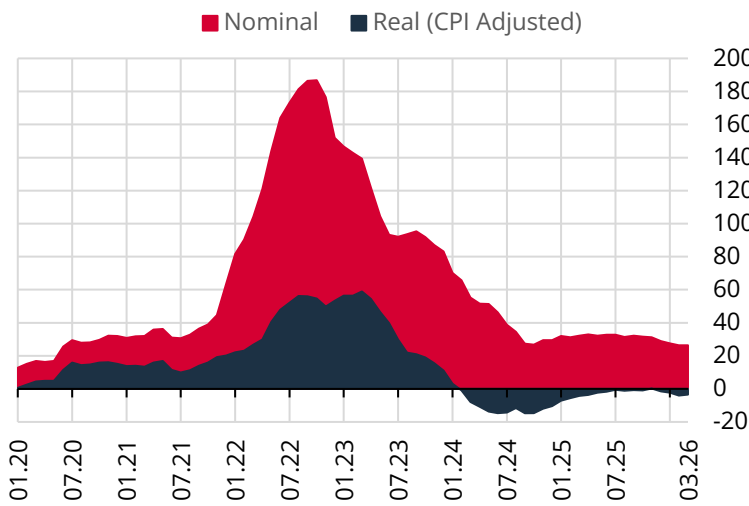


Table 1: Residential Property Price Indices (2023=100)

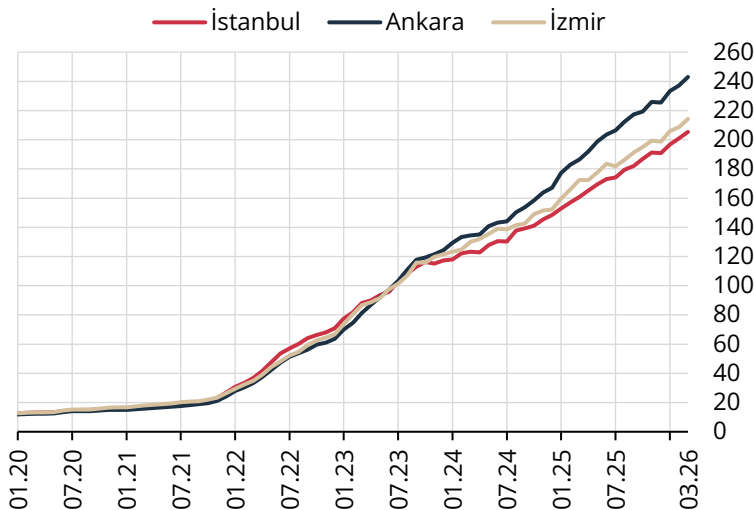
	 TÜRKİYE	 İSTANBUL	 ANKARA	 İZMİR
 Residential Property Price Index	219.7	205.4	243.0	214.3
Annual Change	26.4%	27.8%	30.4%	24.3%
Monthly Change	2.0%	2.2%	2.5%	2.8%

Graph 1: Residential Property Price Index (Level, 2023=100)

The Residential Property Price Index (RPPI) (2023=100), which measures quality adjusted price changes of dwellings in Türkiye stands at **219.7** in March 2026 by a monthly increase of **2.0** percent.

Graph 2: Residential Property Price Index (Annual % Change)

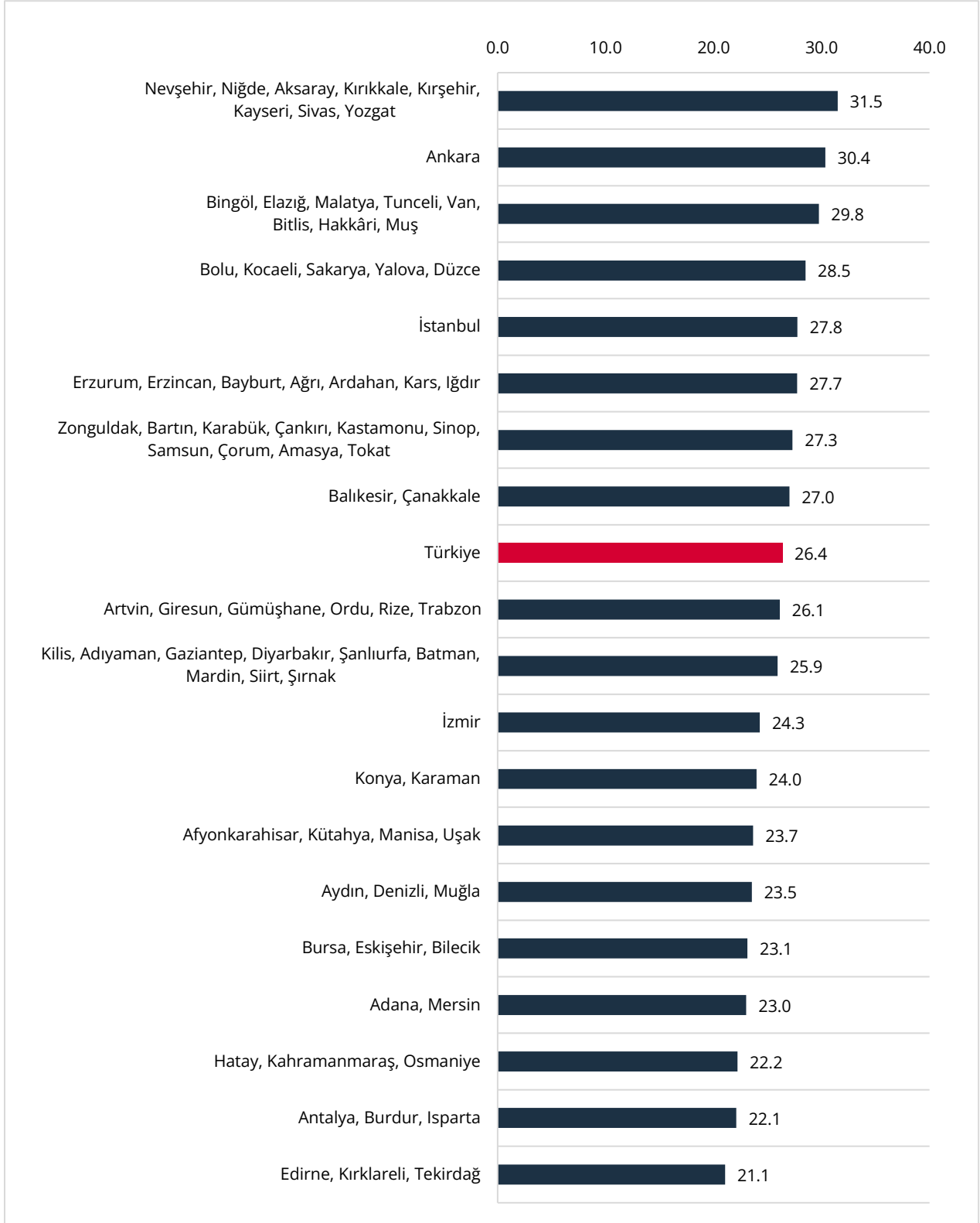
The RPPI increased annually by **26.4** percent in nominal terms and decreased by **3.4** percent in real terms.

Graph 3: Residential Property Price Index for Three Major Cities (Level, 2023=100)

In March 2026, the RPPI increased monthly by **2.2**, **2.5** and **2.8** percent in İstanbul, Ankara and İzmir respectively. İstanbul, Ankara and İzmir recorded an annual increase of **27.8**, **30.4** and **24.3** percent respectively.

According to the Nomenclature of Territorial Units for Statistics, in March 2026, the highest annual increase was observed in Nevşehir, Niğde, Aksaray, Kırıkkale, Kırşehir, Kayseri, Sivas, Yozgat region with **31.5** percent, while the lowest annual increase was observed in Edirne, Kırklareli, Tekirdağ region with **21.1** percent.

Graph 4: Residential Property Price Index by Regions (Annual % Change)



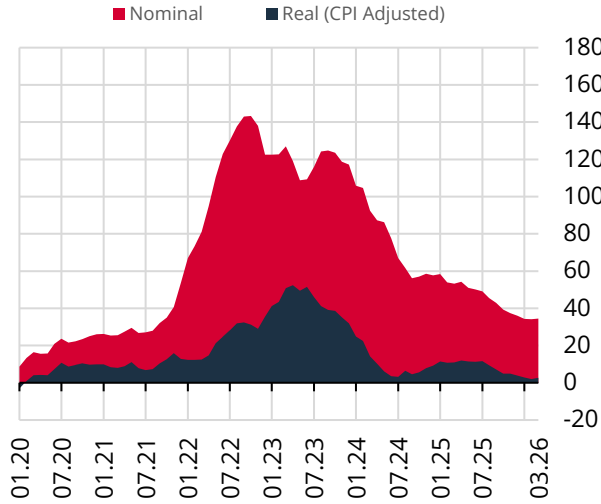
New Tenant Rent Index (NTRI)

In March 2026, NTRI increased monthly by **2.0** percent, recorded an annual increase of **34.4** percent in nominal terms and **2.7** percent in real terms.

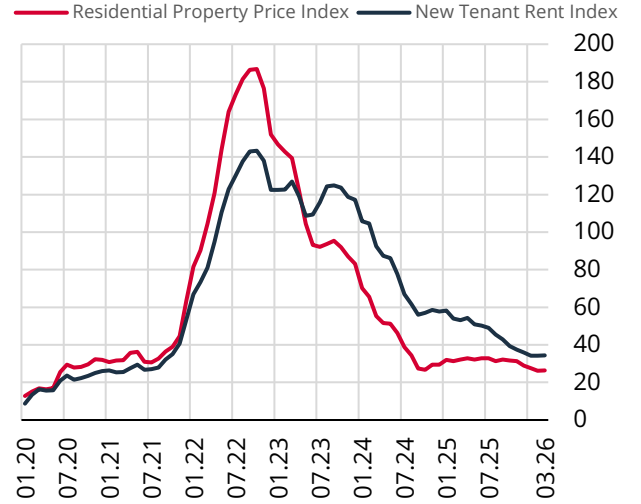
Table 2: New Tenant Rent Index (2023=100)

	TÜRKİYE	İSTANBUL	ANKARA	İZMİR
New Tenant Rent Index	304.2	284.9	330.6	308.6
Annual Change	34.4%	39.4%	37.7%	35.0%
Monthly Change	2.0%	2.2%	2.4%	3.6%

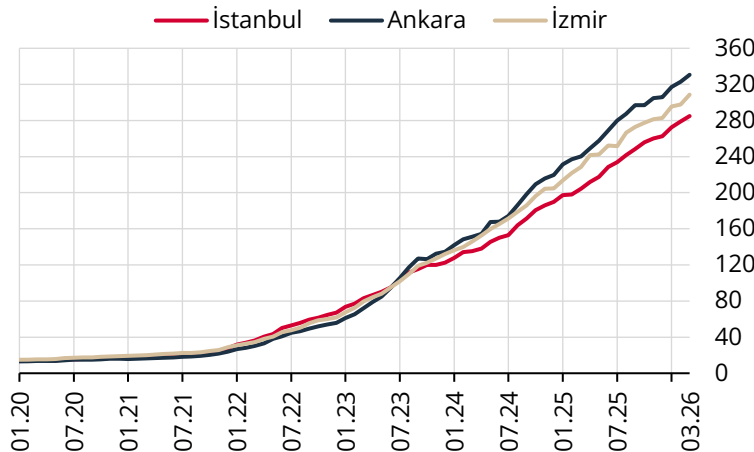
Graph 5: New Tenant Rent Index (Annual % Change)



Graph 6: Residential Property Price Index and New Tenant Rent Index (Annual % Change)



Graph 7: New Tenant Rent Index for Three Major Cities (Level, 2023=100)



In March 2026, the NTRI increased monthly by **2.2**, **2.4** and **3.6** percent in Istanbul, Ankara and Izmir respectively. Istanbul, Ankara and Izmir recorded an annual increase of **39.4**, **37.7** and **35.0** percent respectively.

According to the Nomenclature of Territorial Units for Statistics, in March 2026, the highest annual increase was observed in Erzurum, Erzincan, Bayburt, Ağrı, Ardahan, Kars, Iğdır region with **40.5** percent, while the lowest annual increase was observed in Hatay, Kahramanmaraş, Osmaniye region with **25.7** percent.

Graph 8: New Tenant Rent Index by Regions (Annual % Change)

