

**Residential Mortgage Survey
Results of Survey for February 2005**

(Value in HK\$ million)

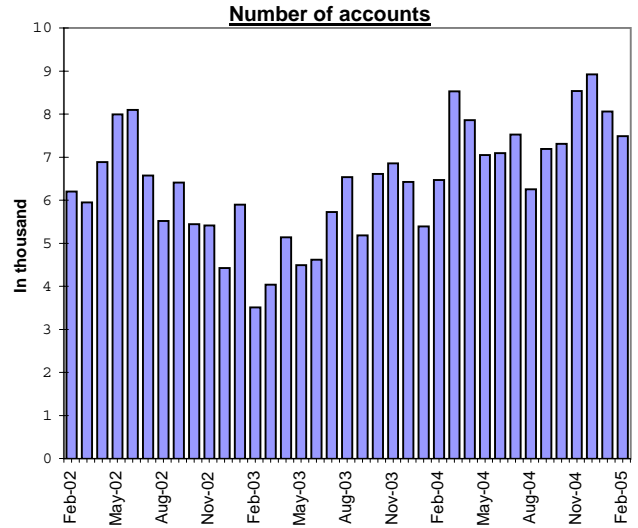
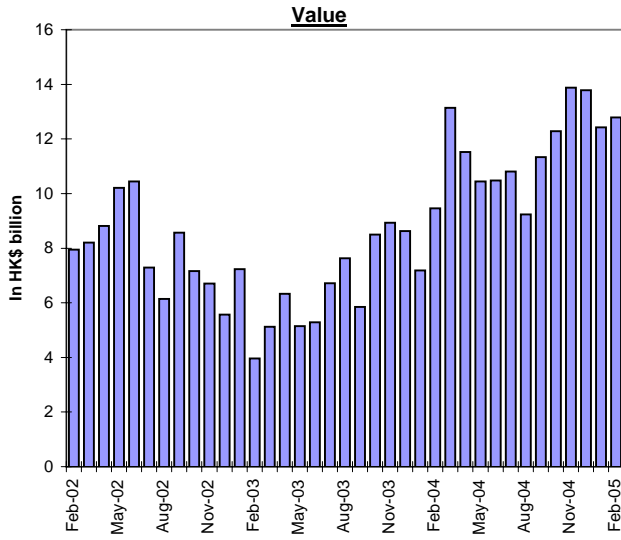
	February 2005	January 2005
24 authorized institutions		
1. <u>New loans drawn down during month</u>		
a. Value	12,789	12,427
M-o-M % change	2.9%	-9.8%
b. Number	7,490	8,060
2. <u>New loans approved during month</u>		
a. Value	13,131	14,780
M-o-M % change	-11.2%	-2.4%
b. Number	7,582	9,026
c. Average size	1.73	1.64
d. Loan-to-value ratio (%)	65.3	62.7
e. Contractual life (months)	248	238
f. Loans associated with co-financing schemes		
- Value	856	1,037
- Number	443	447
g. Type of property transaction		
- Value		
- Primary market	2,828	3,442
- Secondary market	7,718	7,606
- Refinancing	2,584	3,731
- Number		
- Primary market	1,210	1,504
- Secondary market	4,592	4,978
- Refinancing	1,780	2,544
h. New loans approved during month but not yet drawn		
- Value	8,662	10,125
- Number	4,925	5,744
i. Number of applications (cases)	11,929	14,084
3. <u>Outstanding loans</u>		
a. Value	531,890	529,012
M-o-M % change	0.5%	0.2%
Y-o-Y % change	1.7%	1.4%
b. Loans associated with co-financing schemes		
Government-funded schemes:		
- Value	49,847	49,902
- Number	65,010	65,305
Schemes offered by the private sector:		
- Value	43,197	43,777
- Number	26,438	26,726
c. Delinquency ratio (%)		
- More than 3 months	0.33	0.36
- More than 6 months	0.19	0.20
d. Rescheduled loan ratio (%)	0.44	0.45
4. <u>Loans written off</u>		
a. Value of loans written off during month	37	36
b. Loans written off over the past 12 months		
- Value	701	759
- As % of the average outstanding loans	0.1	0.1
5. <u>Interest margin on new loans approved during month</u>		
a. More than 2.5% below BLR	90.2%	90.1%
b. More than 2.25% and up to 2.5% below BLR	3.6%	3.9%
c. More than 2% and up to 2.25% below BLR	0.6%	0.7%
d. More than 1.75% and up to 2% below BLR	0.6%	0.7%
e. More than 1.5% and up to 1.75% below BLR	0.2%	0.3%
f. More than 1.25% and up to 1.5% below BLR	0.3%	0.5%
g. More than 1% and up to 1.25% below BLR	0.0%	0.1%
h. More than 0.75% and up to 1% below BLR	0.3%	0.2%
i. More than 0.5% and up to 0.75% below BLR	0.0%	0.0%
j. More than 0.25% and up to 0.5% below BLR	0.1%	0.1%
k. More than 0% and up to 0.25% below BLR	0.0%	0.0%
l. At BLR	0.2%	0.4%
m. Above BLR	0.3%	0.2%
n. Fixed rate	0.0%	0.1%
o. Others	3.6%	2.7%
6. <u>Loans for purchasing properties in Mainland China</u>		
a. Value of new loans drawn down during month	362	612
b. Value of outstanding loans	10,108	9,964

Abbreviation:

BLR refers to the best lending rate.

**Residential Mortgage Loans in Hong Kong
(24 authorized institutions)**

New Loans Drawn Down During Month



New Loans Approved During Month

