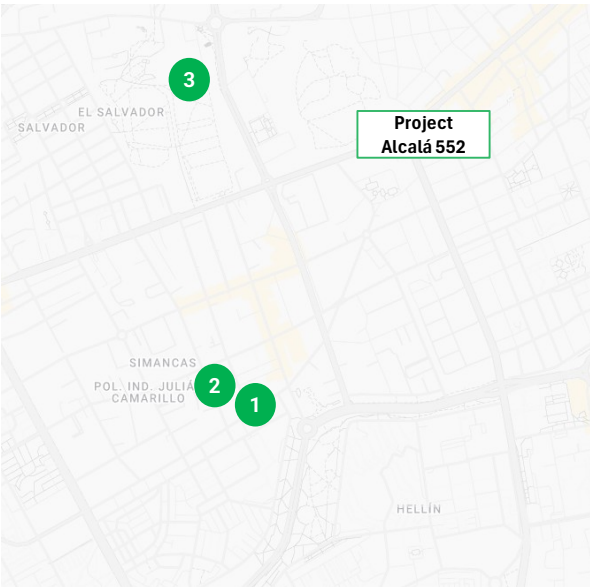


Market Analysis

Area	Name	Typology	sqm	Price (w. Parking)	€/sqm (w. Parking)	Price (w/o Parking)	€/sqm (w/o Parking)	Location
San Blas Canillejas	0. Project Alcalá 552	1, 2, 3 D	76 m²	474.031 €	6.250 €/m²	454.031 €	5.986 €/m²	
San Blas Canillejas	1. Lemon Simancas		69 sqm	492.000 €	7.089 €/sqm	467.000 €	6.729 €/sqm	
	Lemon promociones	1 D	54 sqm	350.000 €	6.481 €/sqm	325.000 €	6.019 €/sqm	
		1 D	56 sqm	385.000 €	6.875 €/sqm	360.000 €	6.429 €/sqm	
		2 D	71 sqm	545.000 €	7.676 €/sqm	520.000 €	7.324 €/sqm	
		2 D	79 sqm	555.000 €	7.025 €/sqm	530.000 €	6.709 €/sqm	
		3 D	87 sqm	625.000 €	7.184 €/sqm	600.000 €	6.897 €/sqm	
		3 D	94 sqm	585.000 €	6.223 €/sqm	560.000 €	5.957 €/sqm	
San Blas Canillejas	2. Julián Camarillo		65 sqm	329.441 €	5.068 €/sqm	304.441 €	4.684 €/sqm	
	Prygesa	1 D	65 sqm	329.441 €	5.068 €/sqm	304.441 €	4.684 €/sqm	
Pueblo Nuevo	3. Zamenhof 22		80 sqm	867.260 €	10.841 €/sqm	827.260 €	10.341 €/sqm	
	Amenabar	2 D	74 sqm	777.650 €	10.509 €/sqm	737.650 €	9.968 €/sqm	
		2 D	86 sqm	956.870 €	11.126 €/sqm	916.870 €	10.661 €/sqm	
V.Medios Testigos Obra Nueva			71 m²	562.900 €	7.876 €/m²	532.900 €	7.457 €/m²	

*Study carried out as of November 2025. Prices excluding VAT.

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