

SPECIAL RELEASE

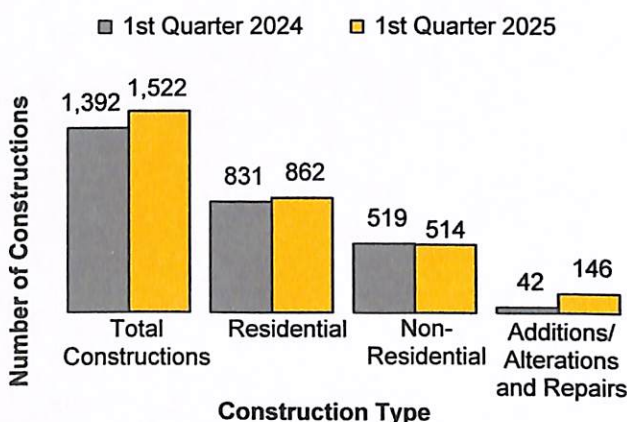
HIGHLIGHTS OF EASTERN VISAYAS' CONSTRUCTION STATISTICS: 1ST QUARTER 2025 (Preliminary Data)

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The region's total number of constructions increased by 9.3 percent, from 1,392 constructions recorded in the 1st quarter of 2024 to 1,522 constructions in the 1st quarter of 2025.

The regional increase was brought about more than two-fold (247.6%) by the combined number of additions/alterations and repair buildings, from 42 constructions in the 1st quarter of 2024 to 146 constructions in the 1st quarter of 2025. The number of residential buildings also went up by 3.7 percent, from 831 constructions in the 1st quarter of 2024 to 862 constructions in the 1st quarter of 2025. On the other hand, the number of non-residential buildings decreased by 1.0 percent, recording 514 constructions in the 1st quarter of 2025 from 519 constructions in the 1st quarter of 2024.

Figure 1. Number of Constructions by Type, Region VIII: 1st Quarter 2024^r and 1st Quarter 2025^p



Notes:
 r – revised data
 p – preliminary data
 Source: Philippine Statistics Authority

In the 1st quarter of 2025, the number of residential buildings comprised 56.6 percent of the total constructions in the region, while non-residential buildings and additions/alterations and repairs accounted for 33.8 percent and 9.6 percent, respectively.

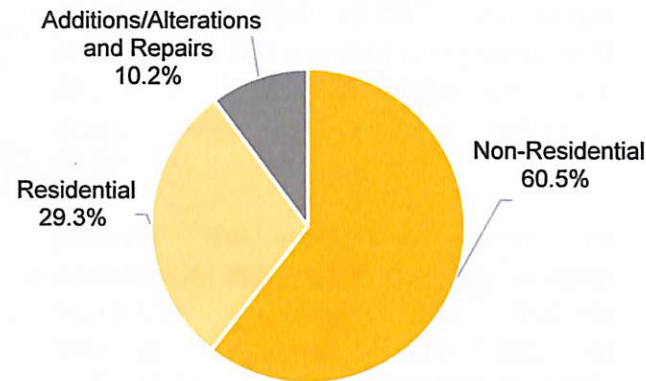
VALUE OF CONSTRUCTIONS

The total value of constructions in the region increased to PhP 4.5 billion in the 1st quarter of 2025 from PhP 3.8 billion total value of constructions in the 1st quarter of 2024. This spike was attributed to the nearly six-fold (596.1%) surge in the value of construction for additions/alterations and repairs from PhP 0.07 billion in the 1st quarter of 2024 to PhP 0.5 billion in the 1st quarter of 2025. The total value of non-residential buildings increased by 23.9 percent, from PhP 2.2 billion in the

1st quarter of 2024 to PhP 2.7 billion in the 1st quarter of 2025. On the other hand, the total value of residential building constructions declined by 11.1 percent, from PhP 1.5 billion in the 1st quarter of 2024 to PhP 1.3 billion in the 1st quarter of 2025.

In terms of share to total value of construction, non-residential buildings' value of construction comprised the bulk at 60.5 percent. The value of construction of residential buildings contributed 29.3 percent, while additions/alterations and repairs accounted for 10.2 percent of the region's total value of constructions in the 1st quarter of 2025.

Figure 2. Percent Distribution of Value of Construction by Type, Region VIII: 1st Quarter 2025^p



Note:
p – preliminary data
Source: Philippine Statistics Authority

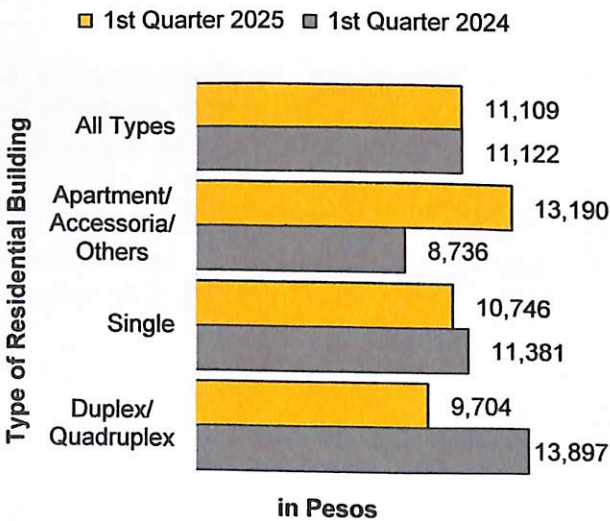
AVERAGE COST PER SQUARE METER OF RESIDENTIAL BUILDINGS

The average cost per square meter of residential buildings in the region decreased to PhP 11,109 in the 1st quarter of 2025, lower by 0.1 percent than the PhP 11,122 average cost in the same period of 2024.

Among the different types of residential buildings, apartment/accessoria/others registered the highest average cost per square meter at PhP 13,190. This figure was higher by 51.0 percent compared with the PhP 8,736 per square meter cost during the 1st quarter of 2024.

The average cost per square meter of single residential building was recorded at PhP 10,746 in the 1st quarter of 2025. This was 5.6 percent lower than the PhP 11,381 per square meter level in the same quarter of 2024. Duplex/quadruplex posted the lowest average cost per square meter at PhP 9,704 in the 1st quarter of 2025, a decrease by 30.2 percent from the PhP 13,897 average cost per square meter in the 1st quarter of 2024.

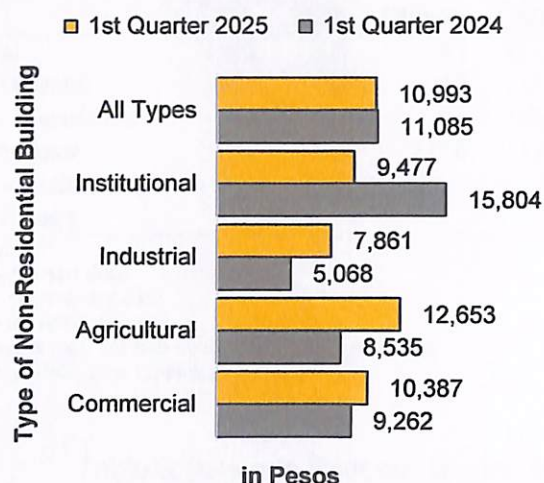
Figure 3. Average Cost per Square Meter of Residential Buildings by Type, Region VIII: 1st Quarter 2024^r and 1st Quarter 2025^p



Notes:
r – revised data
p – preliminary data
Source: Philippine Statistics Authority

AVERAGE COST PER SQUARE METER OF NON-RESIDENTIAL BUILDINGS

Figure 4. Average Cost per Square Meter of Non-Residential Buildings by Type, Region VIII: 1st Quarter 2024^r and 1st Quarter 2025^p



Notes:

r – revised data

p – preliminary data

Source: Philippine Statistics Authority

The average cost per square meter of non-residential buildings in the region in the 1st quarter of 2025 was estimated at PhP 10,993. This value declined by 0.8 percent compared with the PhP 11,085 average cost per square meter in the same period of 2024.

Among the different types of non-residential buildings, agricultural buildings registered the highest average cost per square meter at PhP 12,653 in the 1st quarter of 2025. This was 48.3 percent higher compared with the PhP 8,535 average cost per square meter in the same quarter of 2024.

Average cost per square meter of commercial buildings was posted at

with PhP 10,387 in the 1st quarter of 2025. This figure was 12.1 higher than the PhP 9,262 figure in the 1st quarter of 2024.

Institutional buildings registered the lowest average cost per square meter in the 1st quarter of 2025 at PhP 9,477. This value registered 40.0 percent decrease from the PhP 15,804 average cost per square meter in the 1st quarter of 2024.

Industrial buildings' average cost per square meter increased by 55.1 percent in the 1st quarter of 2025. It rose to PhP 7,861 average cost per square meter during the quarter in review from PhP 5,068 in the 1st quarter of 2024.

**Table 1. Number, Floor Area, and Value of Constructions by Type,
Region VIII: 1st Quarter 2024^r and 1st Quarter 2025^p**

Type of Construction	Number			Floor Area (In square meters)			Value (In thousand pesos)		
	1 st Quarter		Percent Change	1 st Quarter		Percent Change	1 st Quarter		Percent Change
	2024 ^r	2025 ^p		2024 ^r	2025 ^r		2024 ^r	2025 ^r	
Total	1,392	1,522	9.3	333,815	376,249	12.7	3,755,148	4,508,204	20.1
Residential	831	862	3.7	133,821	119,099	-11.0	1,488,301	1,323,125	-11.1
Non-Residential	519	514	-1.0	198,548	247,991	24.9	2,200,921	2,726,196	23.9
Additions/ Alterations and Repairs	42	146	247.6	1,446*	9,159*	533.4	65,926	458,883	596.1

Notes:

r – revised data

p – preliminary data

* – for additions only

Details may not add up to totals due to rounding.

Source: Philippine Statistics Authority

**Table 2. Average Cost per Square Meter of Residential Buildings by Type,
Region VIII: 1st Quarter 2024^r and 1st Quarter 2025^p
(in pesos)**

Type of Building	1 st Quarter 2024 ^r	1 st Quarter 2025 ^p	Percent Change
Total	11,122	11,109	-0.1
Single	11,381	10,746	-5.6
Duplex/Quadruplex	13,897	9,704	-30.2
Apartment/Accessoria/Others	8,736	13,190	51.0

Notes:

r – revised data

p – preliminary data

Source: Philippine Statistics Authority

**Table 3. Average Cost per Square Meter of Non-Residential Buildings by Type,
Region VIII: 1st Quarter 2024^r and 1st Quarter 2025^p
(in pesos)**

Type of Building	1 st Quarter 2024 ^r	1 st Quarter 2025 ^p	Percent Change
Total	11,085	10,993	-0.8
Commercial	9,262	10,387	12.1
Industrial	5,068	7,861	55.1
Institutional	15,804	9,477	-40.0
Agricultural	8,535	12,653	48.3

Note:

r – revised data

p – preliminary data

Source: Philippine Statistics Authority

Technical Notes

Scope and Coverage

Construction statistics presented in this special release are based on the approved building permits on new constructions and additions, alterations and repairs of existing residential and non-residential buildings, and other structures which are proposed to be constructed in the different cities/municipalities of the country.

Source of Information

Construction statistics are generated from approved building permits as well as from the demolition and fencing permits collected every month by PSA field personnel from the Offices of Local Building Officials (LBOs).

Limitations:

1. Data on building constructions are based on approved applications for construction during the reference period and not on the construction work completed during the reference period
2. The completeness of construction data relies on the approved applications filed with the LBOs. Hence, building constructions without approved building permits are not part of the tabulation of data.

Revision

All documents received after the cut-off date, which is 40 days after the reference quarter, are included in the generation of the revised results. The revised data of the previous quarter are reported during the release of the preliminary report of the current quarter. Revisions are made for the previous quarters until the annual report is released seven months after the reference year.

Definition of Terms:

Accessorla - A one or two-floor structure divided into several dwelling units, each dwelling unit having its own separate entrance from the outside.

Additions/Alterations and Repairs - Construction works by which the utility of building or structure is raised or at least renewed, or which materially extends the normal life of the building or structure.

Apartment - A structure, usually of two story, made up of independent living quarters, with independent entrances from internal walls and courts.

Building - Any independent, freestanding structure comprised of one or more rooms or other spaces, covered by a roof, and enclosed with external walls or dividing walls, which extend the foundation to the roof.

Building Permit - A written authorization granted by the Local Building Official (LBO) to an applicant allowing him to proceed with the construction of a specific project after plans, specifications and other pertinent documents have been found to be in conformity with the National Building Code (PD 1096).

Duplex - A structure intended for two households, with complete living facilities for each; it is a single structure divided into two dwelling units by a wall extending from the floor to the ceiling.

Floor Area of Building - The sum of the area of each floor of the building measured to the outer surface of the outer walls including the area of lobbies, cellars, elevator shafts and all communal spaces in multi-dwellings. Areas of balconies are excluded.

Non-Residential Building - This type includes commercial, industrial, agricultural, and institutional buildings.

Other residential constructions - Consist of school or company staff houses, living quarters for drivers and maids and guardhouses.

Residential Building - A building for which its major parts or more than half of its gross floor area is built for dwelling purposes. This type of building can be of the single type, duplex, an apartment and/or accessoria and residential condominium.

Residential Condominium - A structure, usually of several story, consisting of multiple dwelling units.

Single House - A complete structure intended for a single family.

Total Value of Construction - The sum of the cost of building, electrical, mechanical, plumbing and others. The value is derived from the approved building permit and represents the estimated value of the building or structure when completed.


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