

What you need to know

The survey: Please complete this confidential questionnaire to help make Euromoney's 17th annual survey of the world's real estate market the most authoritative and comprehensive ranking possible.

The results: You will receive full subscriber-level access to Euromoney.com for one month after the results release (September 2021).

The rules: Please leave blank any questions that do not apply to your company and submit answers as soon as possible (deadline May 21st, 2021). All information will remain strictly confidential.

***Please only use the blue back and next buttons provided in the survey. Do not use the back button in your browser, as this will restart the survey.**

Want to receive info on other Euromoney services? (optional)

I would like to receive exclusive news, content and offers from Euromoney and other [Euromoney Group](#) company products and services by:

Email Telephone SMS Mail

You can unsubscribe at any time by clicking the 'unsubscribe' link at the bottom of any communications we send you. You can also visit our [preference centre](#).
[Privacy notice](#)

Please tick this box to agree to the below terms and conditions and proceed with the survey

This survey is conducted by Euromoney Insight. Your participation is voluntary, and refusal to participate will involve no penalty or loss of benefits to which you are otherwise entitled, and you may discontinue participation at any time.

Your personal data and the information you provide will be confidential, and collected, transferred and/or stored in compliance with Euromoney Insight survey privacy statement and survey disclaimer. Respondents who participate in the survey may be contacted by Euromoney Insight: for validation purposes, with survey results and reports, with invitations to participate in the next edition of the survey or related surveys.

To agree to the above terms and conditions and proceed with the survey tick below:
 I agree

For any questions, please contact insight@euromoney.com

PAGE 2
Information

- First name:
- Last name:
- Company name:
- Parent company:
- Job title: (Dropdown)
- Department:
- Professional email:
- Telephone:
- Office Location:

Please select the country for which you wish to fill in the survey: (Dropdown)

Which of the following best describes your activities in the Real Estate industry?

- Adviser
- Bank
- Corporate end user
- Developer
- Investment manager

- Gross revenue from Real Estate (Country level): US\$
- Gross revenue from Real Estate (Global level): US\$

Part 1 – Nominations

In the following section we will ask you to rate the various types of firms operating in your country's real estate sector on the quality of service they provide.

You should not nominate your own firm in these questions. You will obtain a participation score when you nominate your peers. Self-nominations and nominations of related companies (parent or subsidiary) are not allowed, they will be removed from the results and may invalidate your vote.

Please only vote in the categories you are familiar with and where you are able to nominate up to the top three firms. Please leave blank any questions that you are not sure how to answer.

If you wish to nominate any local subsidiaries of global or regional firms, please start typing the name of the institution you would like to nominate and a short-list of potential answers will appear. If the answer you wish to give is not in the selection, then please type "other" and then a box will appear for you to enter the name of the institution you would like to nominate.

Advisers and Consultants

1) Which firms are the best advisers and consultants OVERALL?

	First	Second	Third
Firm			

Which advisers and consultants are the best providers of the following services?

2) Agency - Letting/sales

	First	Second	Third
Firm			

3) Property Valuation

	First	Second	Third
Firm			

4) Research

	First	Second	Third
Firm			

Developers

5) Which firms are the best developers OVERALL?

	First	Second	Third
Firm			

Which firms are the best developers in the following **areas?**

6) Developers in the residential sector

	First	Second	Third
Firm			

7) Developers in the retail/shopping sector

	First	Second	Third
Firm			

8) Developers in the office/business sector

	First	Second	Third
Firm			

9) Developers in the industrial/warehouse sector

	First	Second	Third
Firm			

10) Developers in innovation

	First	Second	Third
Firm			

11) Developers in the sustainability sector

	First	Second	Third
Firm			

12) Developers in the mixed-use sector

	First	Second	Third
Firm			

13) Data centre developer

	First	Second	Third
Firm			

Investment Managers

14) Which firms are the best real estate investment managers?

	First	Second	Third
Firm			

Banks

15) Which banks provide the best real estate-related banking services OVERALL?

	First	Second	Third
Firm			

Part 2 – Market View

1) On average how do you view the price of prime assets? (Scale)

- Heavily under priced
- Slightly under priced
- About right
- Slightly over priced
- Heavily over priced

2) The following sectors are expected to be permanently impacted by the shift to remote working in response to the Covid 19 pandemic. Please rank the scale of the expected impact from 1 (no impact) to 10 (maximum impact). (select one option per row).

- Office sector
- Retail sector
- Hospitality sector

3) Do you expect your exposure to increase, stay the same or decrease to the following real estate sectors as a result of the shift to remote working in response to the Covid 19 pandemic?

- Office sector
- Retail sector
- Hospitality sector

4) How do you expect the cost of borrowing for real estate firms to change in the next 12 months? (Scale)

- Significantly increase
- Slightly increase
- Remain flat
- Slightly decrease
- Significantly decrease

5) Over the next 12 months will cap rates: (Tickbox)

-Fall -Stay the same -Rise

6) Over the next 12 months will LTVs: (Tickbox)

-Fall -Stay the same -Rise

7) How will the ratio between bank and non-bank lending change as the cycle turns? (Tickbox)

-Bank lending will regain market share -Stay the same -Non-bank lending will gain market share

8) Do you expect non-banks to be increasingly active in senior lending? (Tickbox)

- Yes -No

9) What impact is technological disruption having on your appetite for real estate?
(Tickbox)

-Impacts across the board -Only impacts certain sectors (e.g. retail) - None

10) Real estate is a good hedge against inflation. Therefore allocation to real estate will grow as the cycle turns. Do you: (Tickbox)

- Agree -Disagree (if so, why)

Survey close

Thank you very much for completing this survey. You will receive full subscriber-level access to Euromoney.com for one month after the results release (September 2021).

For any questions about this survey, please contact: insight@euromoney.com