

Real Estate Market Metrics

As of May, 2009

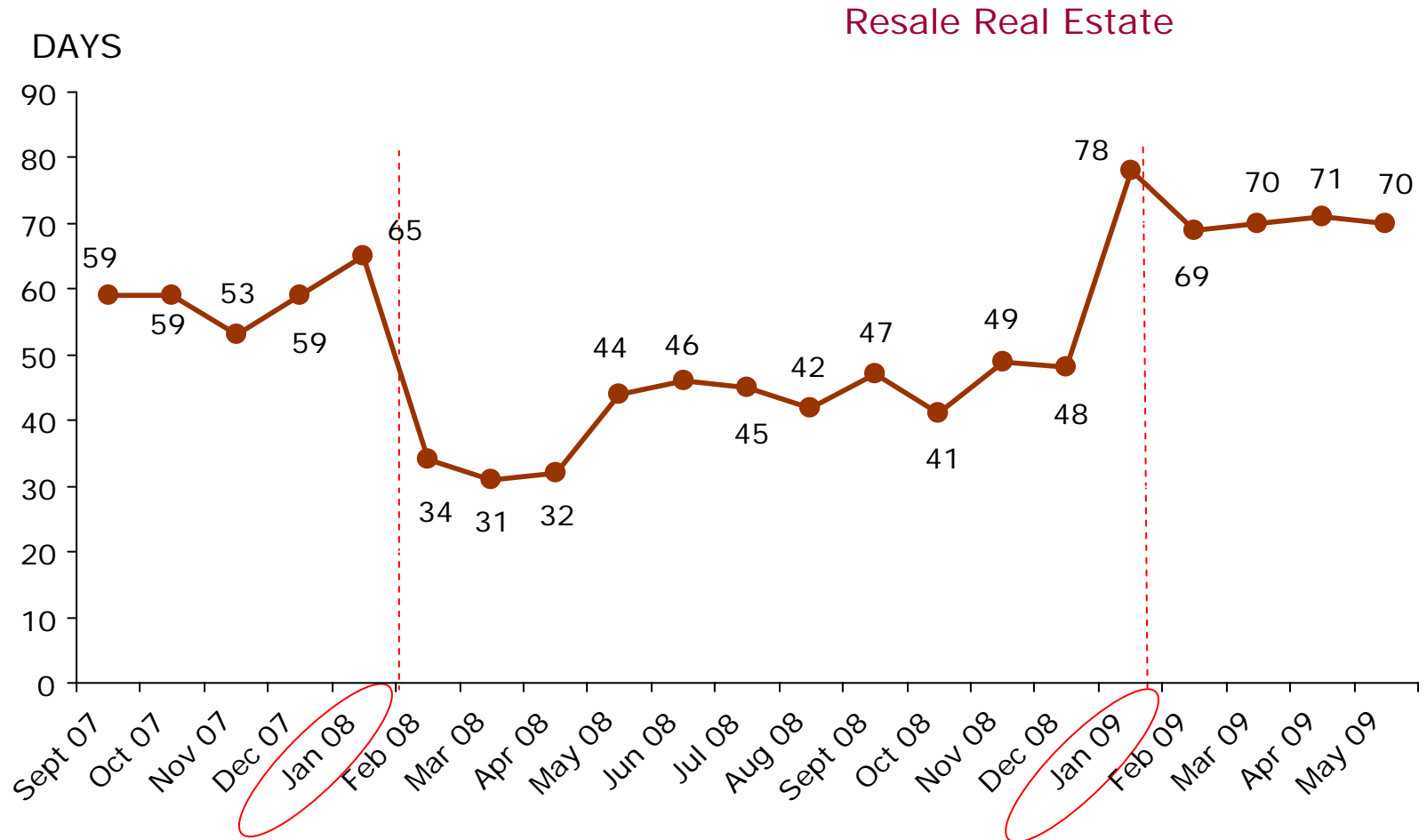


Mikhail Loskutov,
Marketing Director

Residential Real Estate

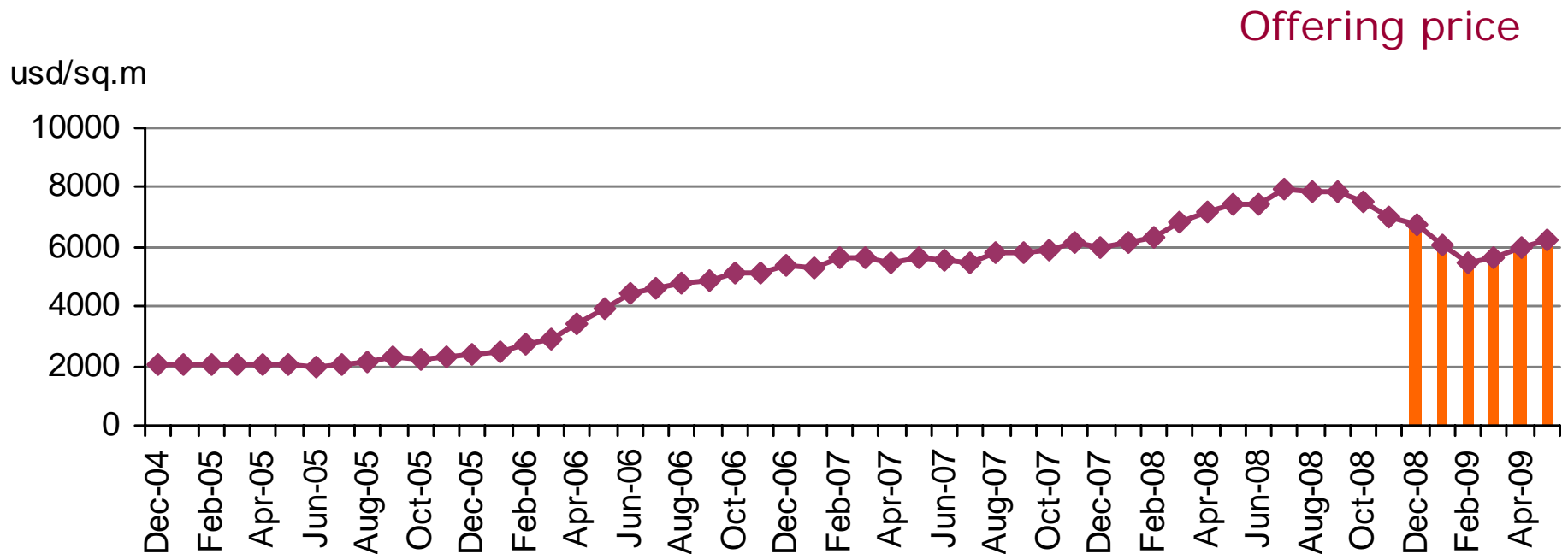
Moscow & Regions

Average exposition time / Moscow



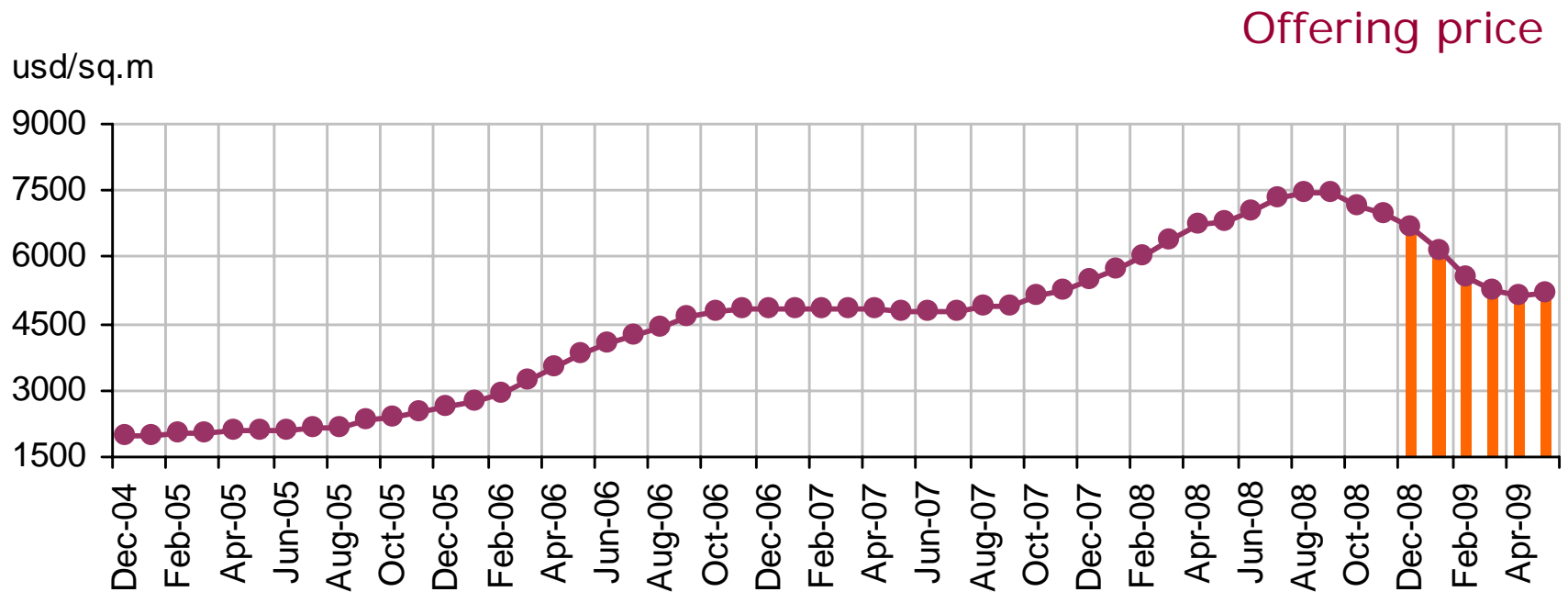
2009: average exposition time increased 25 days

New construction Real Estate / Moscow



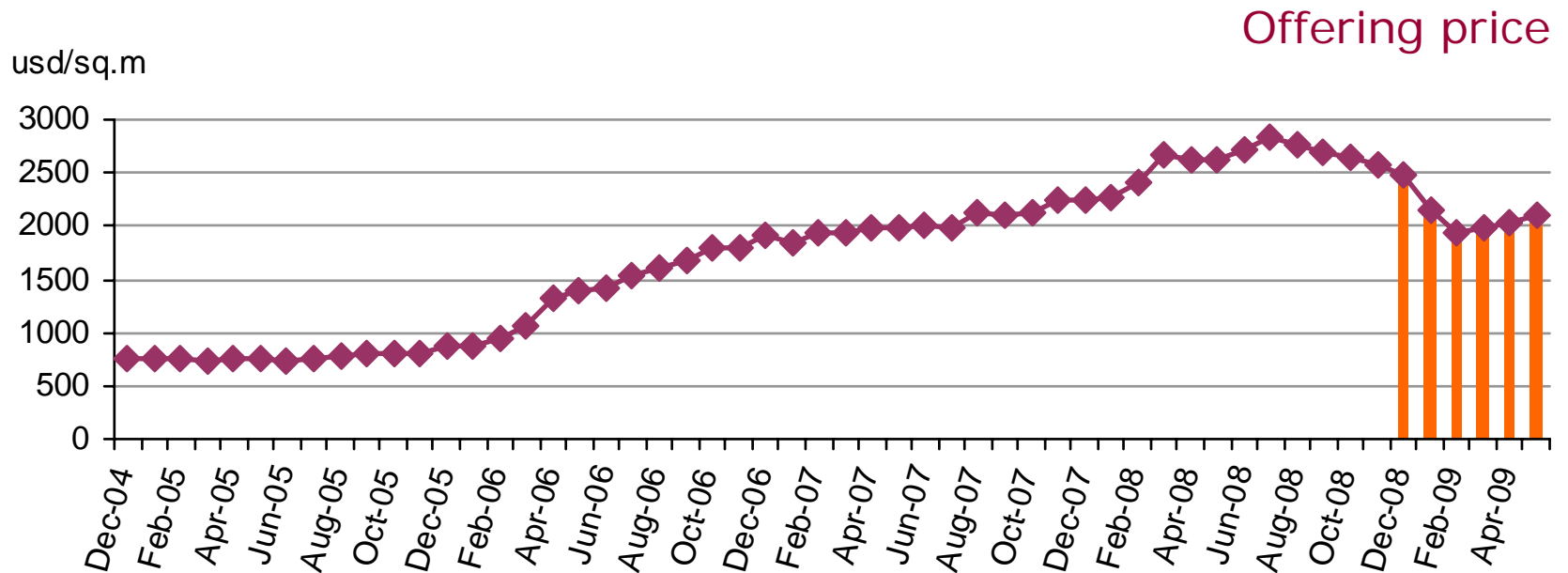
12/08 – 05/09 USD average price decrease – **5%**

Resale Real Estate / Moscow



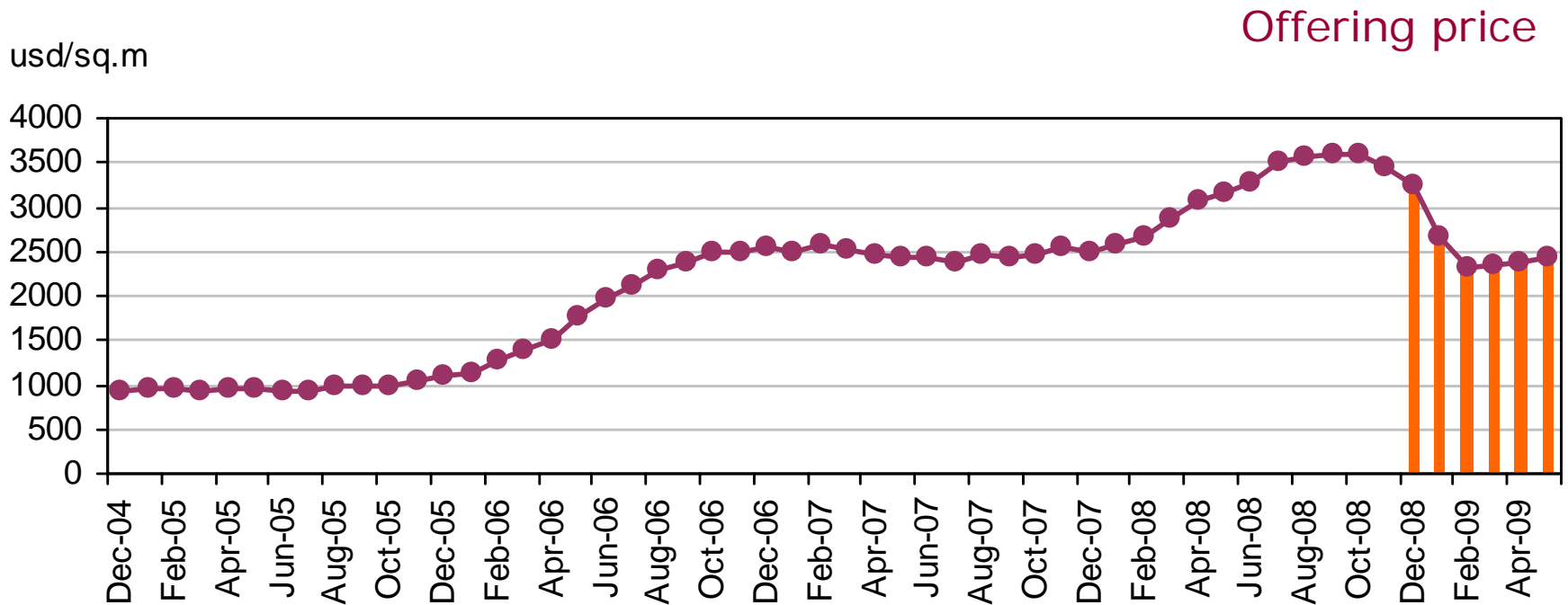
12/08 – 05/09 USD average price decrease – **13%**

New construction Real Estate / Moscow Region



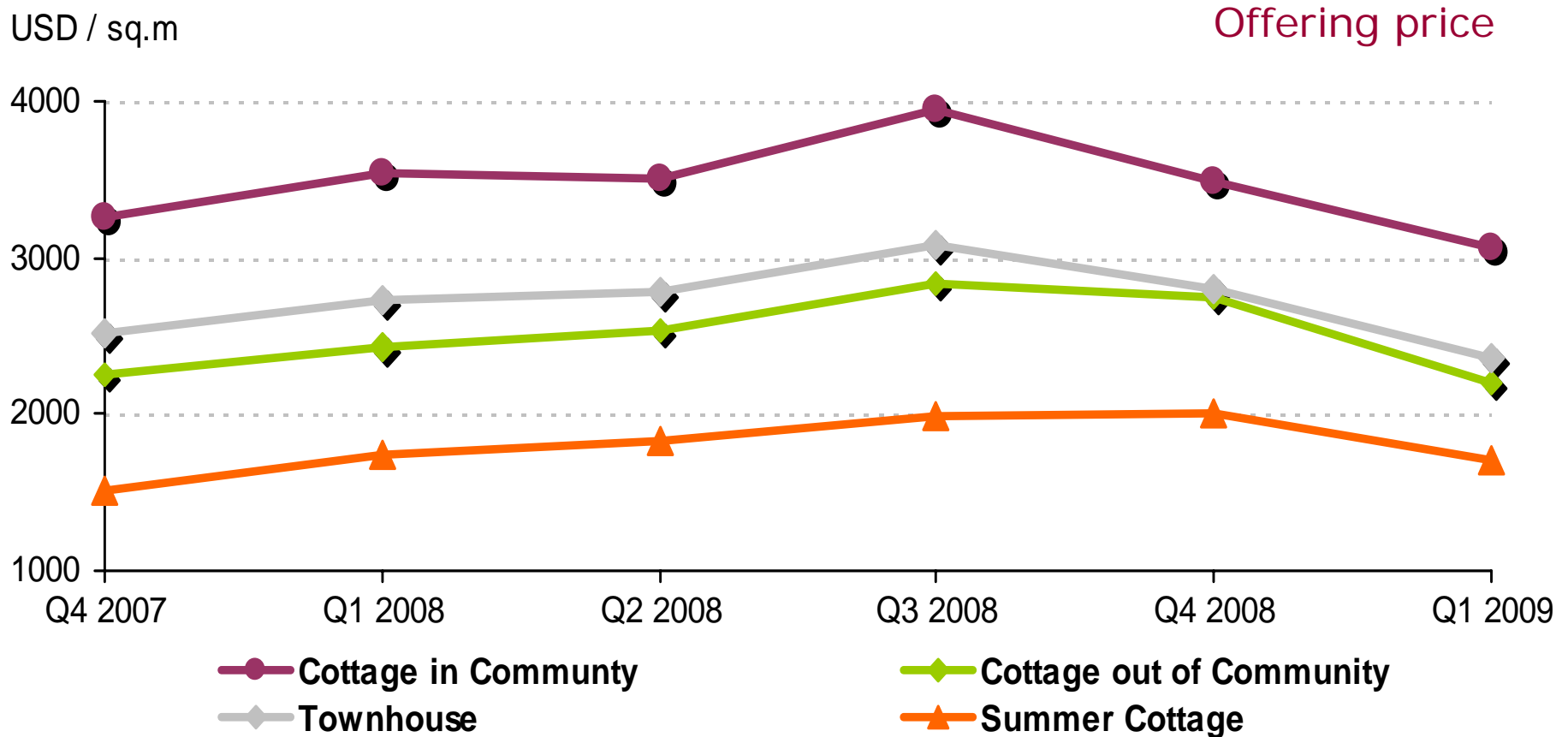
12/08 – 05/09 USD average price decrease – **8%**

Resale Real Estate / Moscow Region



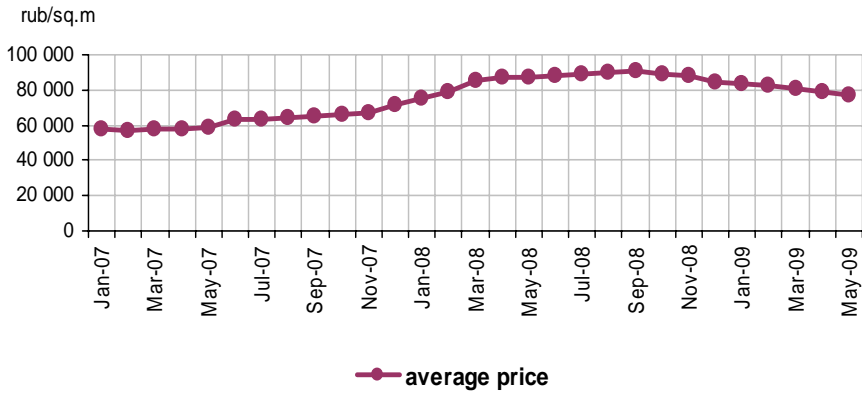
12/08 – 05/09 USD average price decrease – **14%**

Countryside Real Estate / Moscow Region



Residential Real Estate / Regions

New construction Real Estate / St. Petersburg

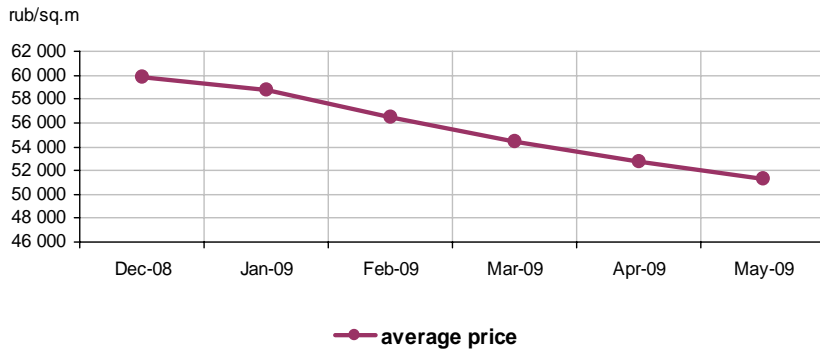


Resale Residential Real Estate / St. Petersburg

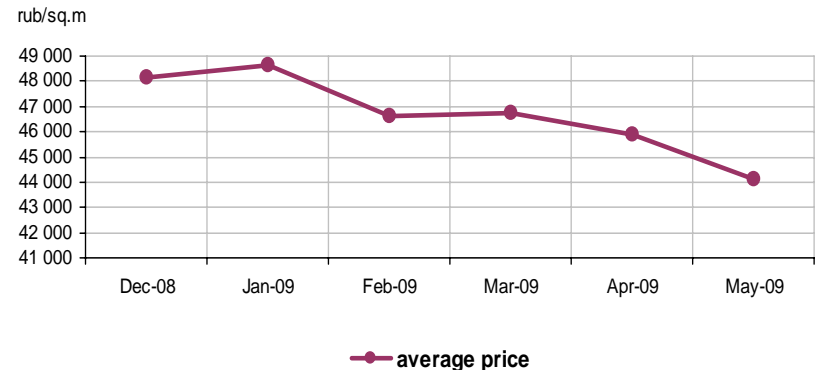
Offering price



Novosibirsk

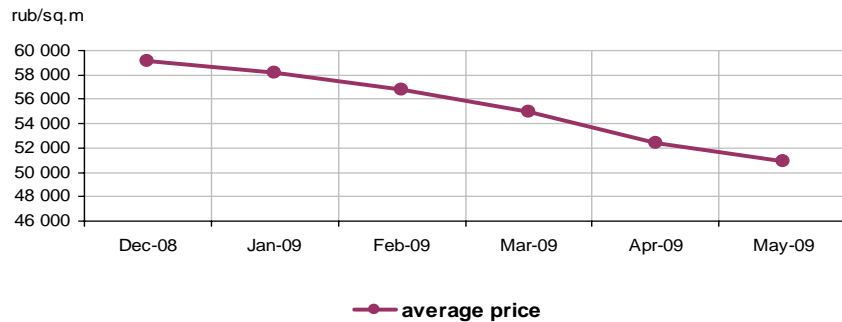


Krasnoyarsk



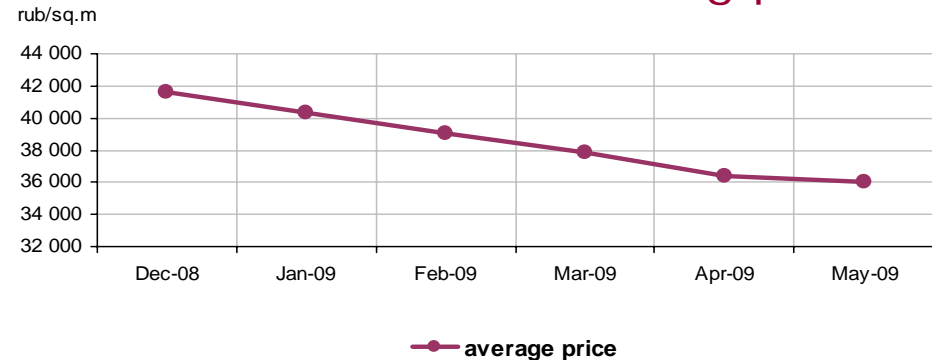
Residential Real Estate / Regions

Nizhny Novgorod

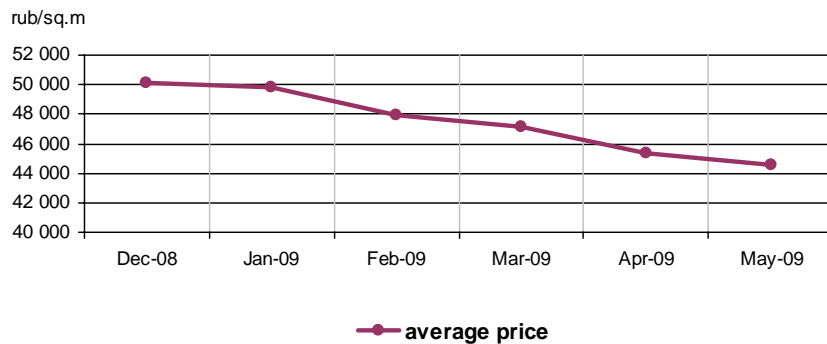


Smolensk

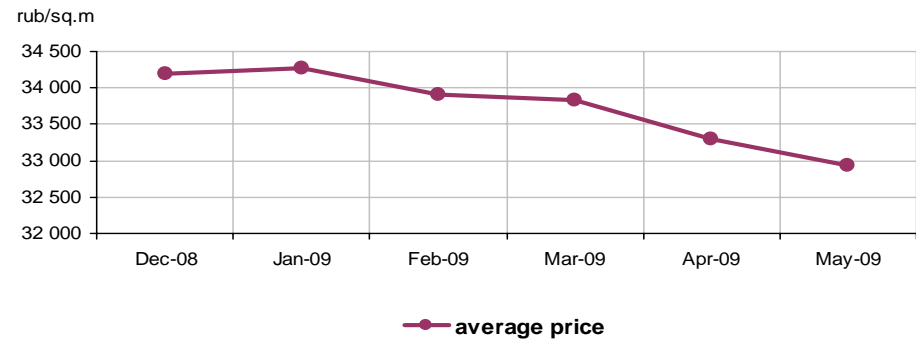
Offering price



Tomsk



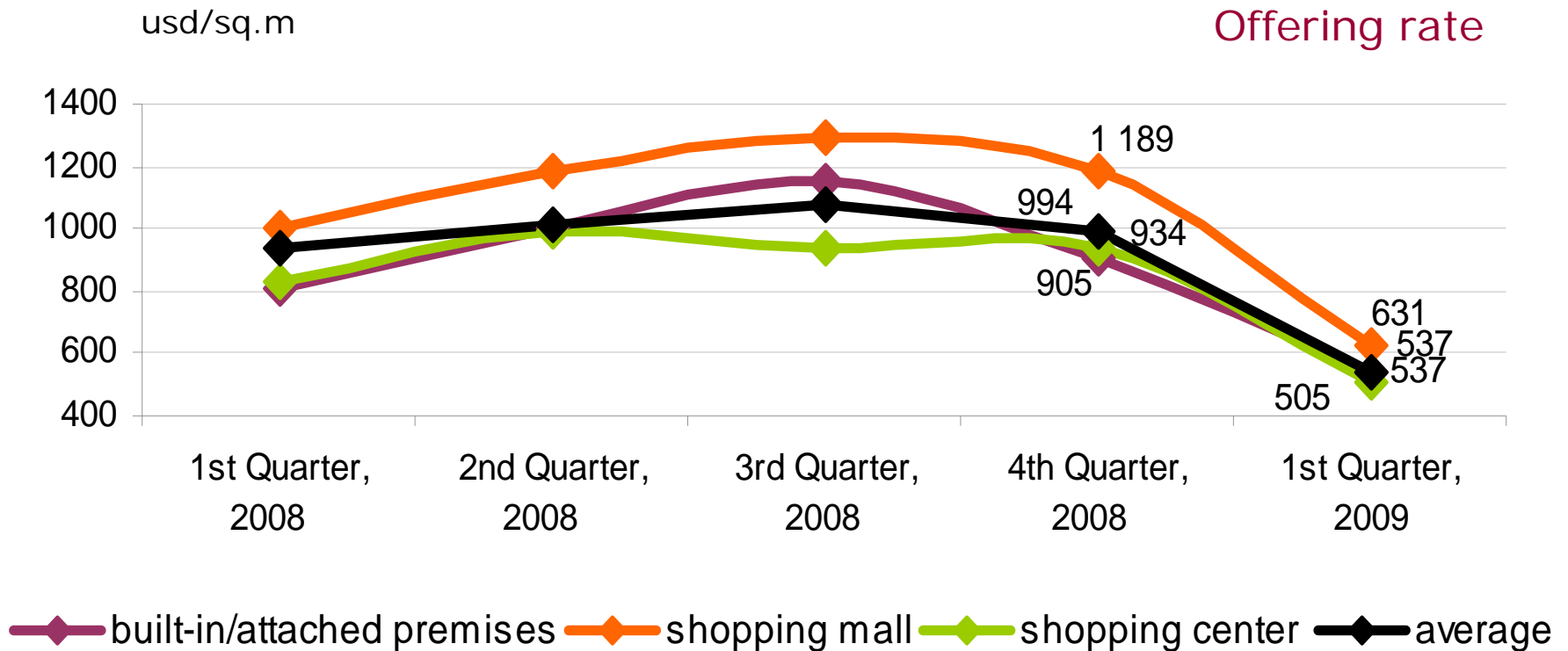
Ulianovsk



Commercial Real Estate

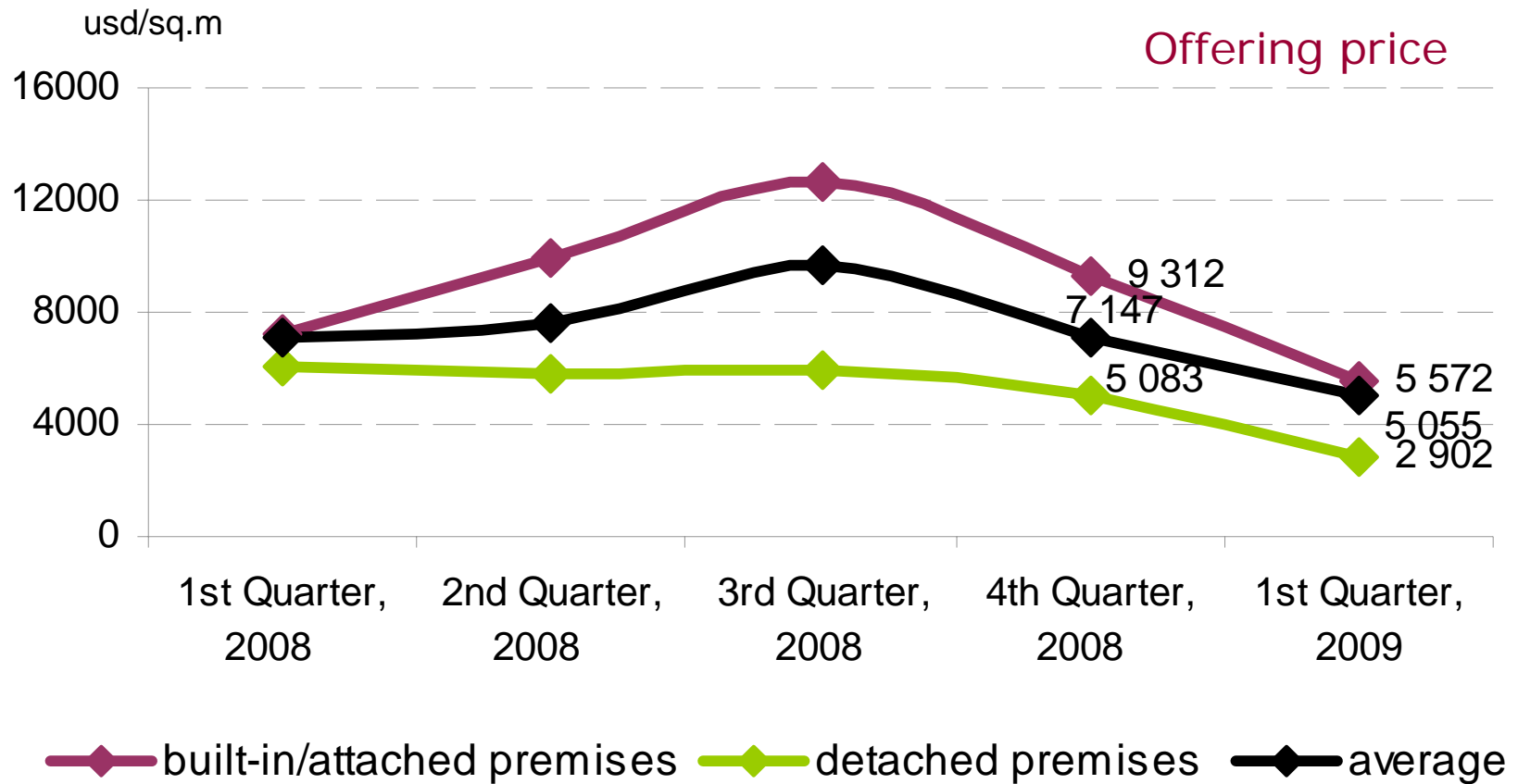
Commercial Premises

Average rental rate evolution in 2008 – 2009



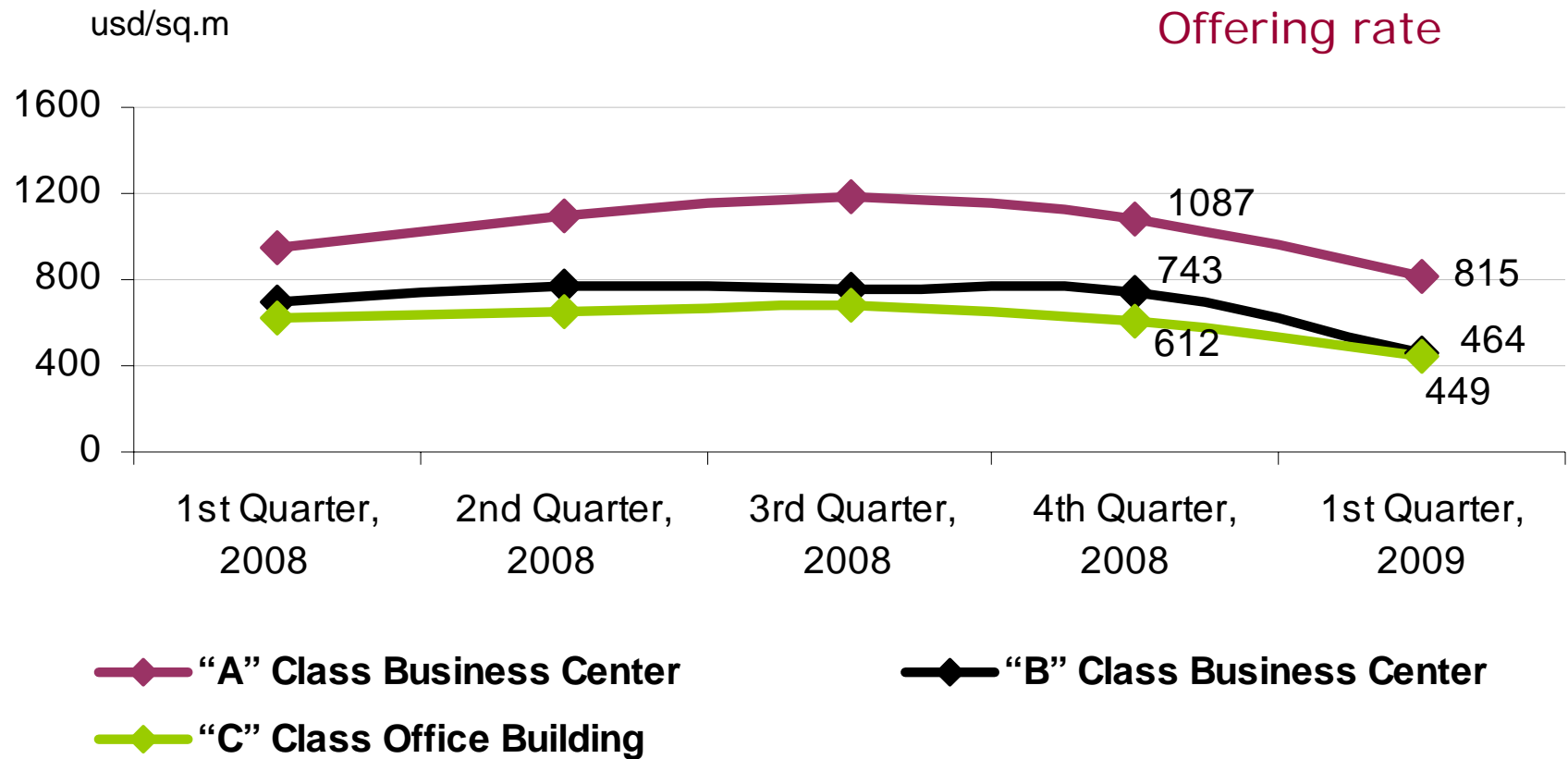
Commercial Premises

Average selling price evolution in 2008 – 2009



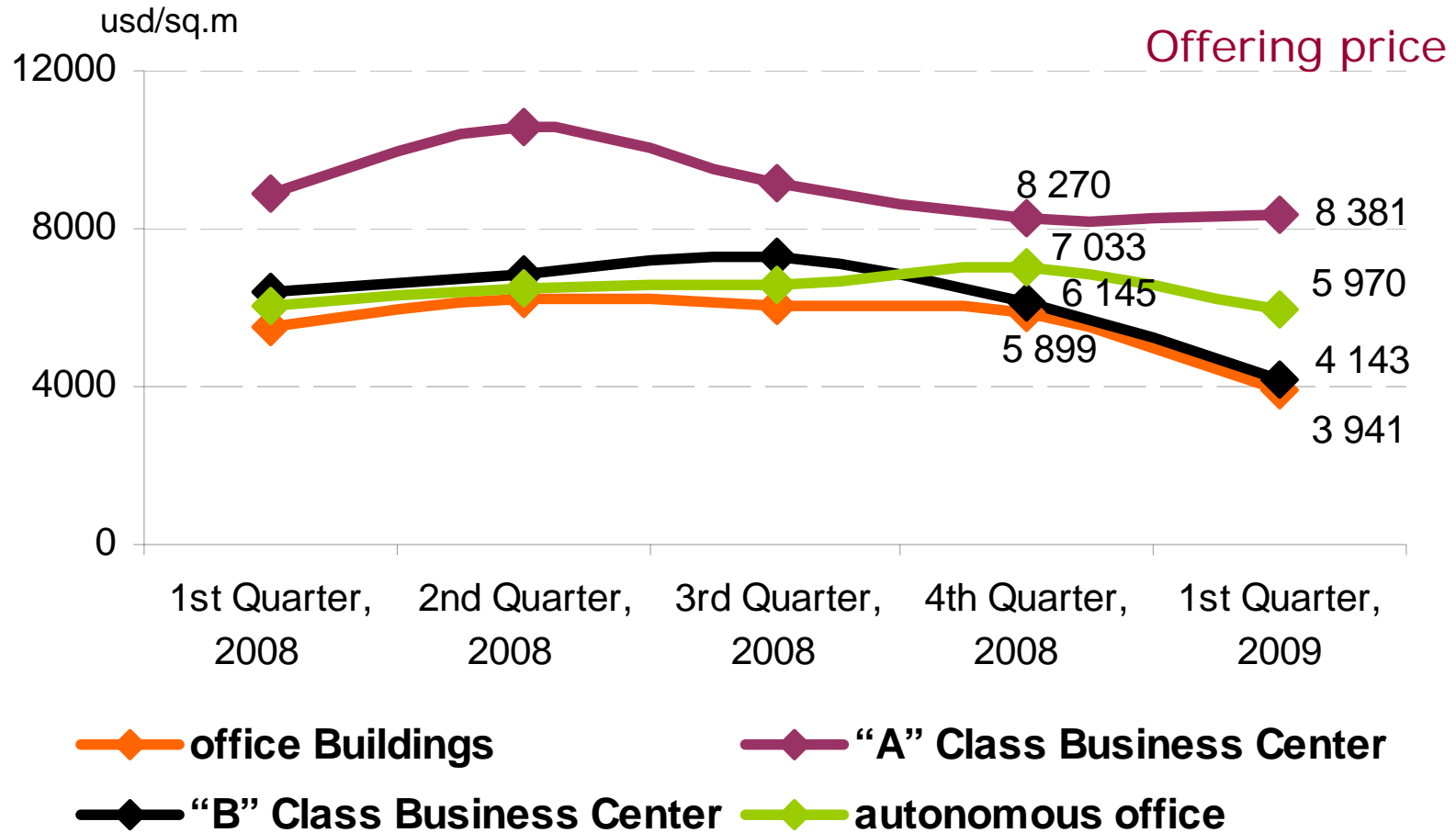
Office Premises

Average rental rate evolution in 2008 – 2009



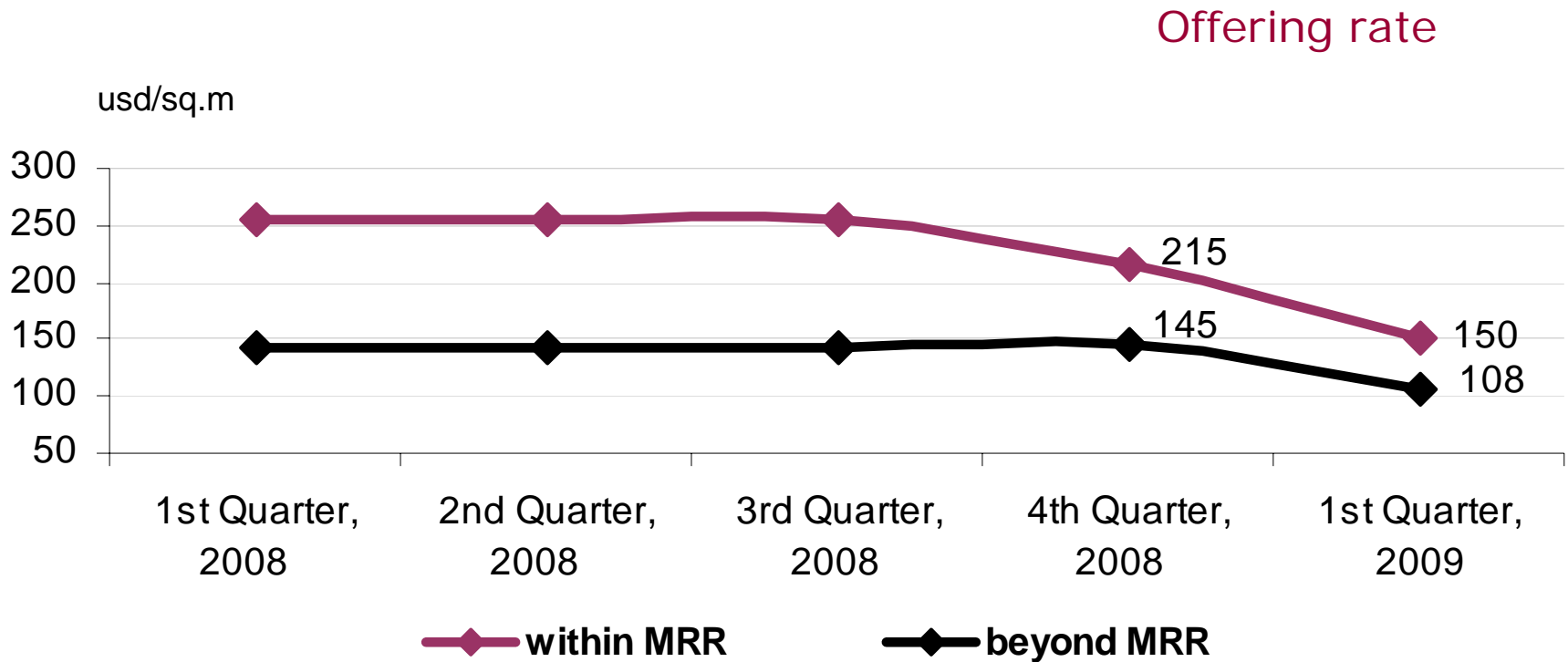
Office Premises

Average selling price evolution in 2008 – 2009



Storage Premises

Average rental rate evolution in 2008 – 2009



MRR: Moscow Ring Road

Q & A



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