ANNEX 2

Càlcul del preu mig anual a partir dels preus de venda de La Vanguardia
Per tal d’extreure el preu de venda mig anual per cada any, de tal manera que fos constant en el temps i no estigués alterada per altres factors, s’ha seguit el següent procediment:

• S’ha agafat per cada any el diumenge més proper al dia 15 de febrer. S’ha escollit aquest dia perquè està prou allunyat de períodes de vacances o de festes, els quals podrien alterar el resultat.

• No s’ha cregut necessari agafar diverses dates repartides tot al llarg de l’any perquè el preu de l’habitatge té una inèrcia important. El procés de venda d’una habitatge pot durar uns quants mesos. I per tant el preu no sofreix pujades i baixades importants en curts períodes de temps.

• S’ha escollit un diumenge perquè és el dia en què sempre hi ha hagut més anuncis immobiliaris al diari, i això ha sigut així des del 1920.

• S’ha agafat una mostra representativa d’anuncis per cada diari, de tal manera que al incorporar noves dades, a mitjana pràcticament no variés. Segons el número d’anuncis, que anava augmentant amb els anys, s’ha escollit la metodologia més adequada, procurant que la mostra fos repartida equitativament per tota la secció d’anuncis immobiliaris i que no tingués cap error sistemàtic. A la taula es pot observar la pàgina i la columna de la que està extreta cada preu.

• Cada un dels valors agafats es pot trobar a cada una de les edicions del diari, seguint la informació de pàgina i columna que hi ha a la taula. Les diferents edicions diàries del diari es troben a l’hemeroteca de La Vanguardia, disponible per internet.
### Annex 2 - Calculation of the Average Sales Price of La Vanguardia

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