

BOOK OF ABSTRACTS



EUROPEAN REAL ESTATE SOCIETY
24TH ANNUAL CONFERENCE
28 JUNE - 1 JULY
DELFT / NETHERLANDS



BOOK OF ABSTRACTS

24th Annual Conference of the European Real Estate Society

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Editors
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WELCOME TO DELFT

Dear readers and delegates at the ERES annual conference 2017,

It is with pleasure that we present you with this Book of Abstracts, comprising the contributions for presentation at the ERES conference. The call for abstracts resulted in a large number of abstracts, of which 350 were accepted and will be presented. The contributions to the conference reflect the high quality of research of the real estate research community. The ERES annual conference is the leading real estate research meeting in Europe and one of the largest property-related conferences worldwide.

The ERES Annual Conference provides an open forum for the exchange of ideas and the dissemination of research in areas such as real estate finance, management, development, economics, appraisal and investment. ERES incorporates national research societies, academic researchers, practitioners and doctoral students engaged in real estate.

We are looking forward to some intensive conference days with interesting conference presentations, lively discussions and productive exchanges of ideas and experiences.

We are happy to welcome you to the 24th annual conference in Delft, the Netherlands.

We would like to thank the ERES scientific committee who reviewed the full papers. Moreover, we would like to thank our **academic committee who reviewed all the abstracts** and helped with the scheduling of the sessions. Thanks also to previous organisers who contributed with good advice, and to Gunther Maier for maintaining the online submission interface. Finally, we would like to thank our sponsors for their contributions!

On behalf of the organising team,

Hilde Remøy

Chair

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The conference would not have been possible without the support of the sponsors of ERES 2017. This is not limited to financial support, but also, as could be witnessed in the programme, with respect to the content. Thanks to the sponsors there is balance between academic and commercial research.

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CONTENTS

WELCOME TO DELFT	5
SPONSORS	6
COMMITTEES	7
DOCTORAL SESSIONS	10
EPRA PANEL	45
ASSET, PROPERTY AND FACILITY MANAGEMENT (A)	47
CORPORATE REAL ESTATE MANAGEMENT (B)	54
PERFORMANCE & RISK MANAGEMENT (C)	70
PRICE AND RENT DETERMINATION / VALUATION & APPRAISAL (D)	89
REAL ESTATE MARKETS & ECONOMICS (E)	107
GOVERNMENT POLICY & REGULATION / TAX & LEGAL ISSUES (F)	138
MARKET RESEARCH, ANALYSIS & FORECASTING (G)	147
HOUSING POLICY (H)	160
HOUSING MARKETS & ECONOMICS (I)	177
URBAN & REAL ESTATE DEVELOPMENT & REGENERATION (J)	209
URBAN & REGIONAL ECONOMICS, MARKETS & PLANNING (K)	233
SUSTAINABLE REAL ESTATE (L)	254
GREEN INVESTMENTS (M)	277
REAL ESTATE EDUCATION (N)	279
WORKPLACE RESEARCH (O)	292
KEYWORDS REGISTER	312
AUTHORS REGISTER	330

DOCTORAL SESSIONS

CHRISTINE HAX-NOSKE, ALEXANDER REDLEIN

219 Home office – Show me your Workplace!

New ways of working means flexible working. One of the main conflicts with flexible working is the difficulty, not to get totally absorbed by work-life. The capacity to regenerate is essential. One main place for regeneration is the home. In the home office the conflict of privacy and worklife becomes physical: The worksphere invades the homesphere- and vice versa. The Canadian Psychologist Ng (Ng 2010) states in a review on homeoffice workplaces, that there is no actual research focused on the relationship between spatial and environmental aspects of home offices and work behaviour. Little is known, on how home workplaces look like. Sherry Ahrendzen (Ahrendzen 1989) asked 30 years ago, what types of spatial arrangements are best suited for homeworkers. It makes sense to ask this question again under the light of today's political, cultural and social background and considering today's technical possibilities.

There are two essential Questions: How looks the workplace in the home office today? What are the best spatial and environmental arrangements when working at home?

Method: This home office study is embedded in a larger research project on the influence of environmental parameters on office workers. The overarching research project gives a superstructure for the home office study. A broad research of laws, standards and literature defines environmental variables and resulted in a database with key criteria and priorities for health, wellbeing and comfort (Hax, Redlein 2016). 'What makes an effective workplace in conventional office setting may apply to home offices as well' (Ng 2010). The database gives a structure to environmental variables in the home office.

To get a close look inside the home office, homeworkers in Vienna and in the suburban areas of lower Austria are interviewed in their homes. The workplaces are documented by foto.

Results: This is an ongoing research, starting in January 2017. The planned result is, to construct typologies of home office workplaces, in order to get a better understanding of the relationship between environmental settings and homeworkers work outcomes. First results will be ready on the conference in June 2017.