



Economic and Social Indicators

Issue No 1700

Construction Price Index

4th Quarter 2022

Released online : 20 January 2023

<https://statsmauritius.govmu.org>

Price: Rs 40.00

Statistics Mauritius
Ministry of Finance, Economic Planning and Development
Port Louis

Note: Readers are invited to make the distinction between official data which are published in the Economic and Social indicators and the analysis presented for the benefit of general readers. Differences of opinion may arise regarding the analytical part but these do not in any way, undermine the quality of the data. The Editors welcome constructive critical comments.

CONSTRUCTION PRICE INDEX

(Input Cost Index for the construction of a single storey house)

4th Quarter 2022

1. Introduction

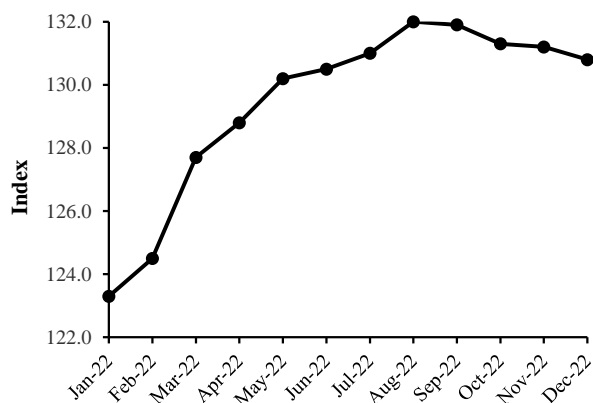
This issue of the Economic and Social Indicators presents the monthly Construction Price Index (residential) for the fourth quarter of 2022 with first quarter of 2018 as base period. Figures showing the evolution of the index during the past twelve months are also included.

The methodology used for compiling the index is given in the annexed technical notes. Figures have been rounded to one or two decimal places although they have been calculated to many decimal places.

2. Evolution of Construction Price Index (January 2022 to December 2022)

The Construction Price index which stood at 123.3 in January 2022 maintained an increasing trend up to August 2022 reaching 132.0. In September 2022, the index registered a slight drop to reach 131.9 and thereafter maintained a decreasing trend reaching 130.8 in December 2022.

**Chart 1: Construction Price Index
January 2022 to December 2022**



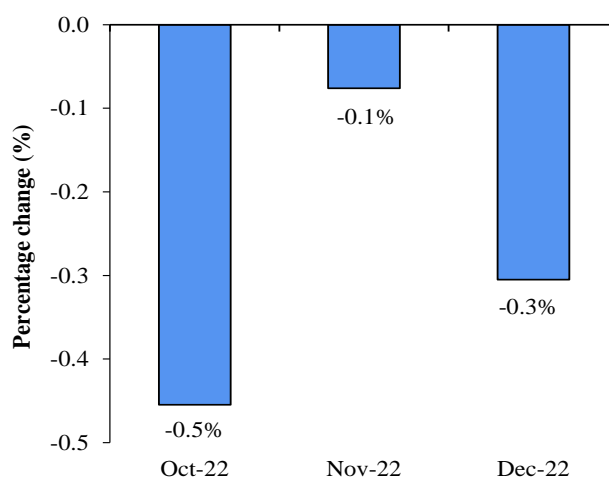
3. Changes in Construction Price Index (October to December 2022)

The Construction Price Index, which stood at 131.9 at the end of September 2022, decreased by 0.5% to reach 131.3 in October 2022. The decrease is mainly due to contractions in the prices of steel bars (-2.0%) and aluminium openings (-6.0%), partly offset by increases in the prices of hardcore (remplissage) (4.7%), aggregate (6.4%) and block (10.1%).

The index further decreased by 0.1% in November 2022 reaching 131.2. The 0.1% decrease is mainly due to a decrease in the prices of steel bars (-2.0%), partly offset by an increase in the prices of timber joinery (2.4%).

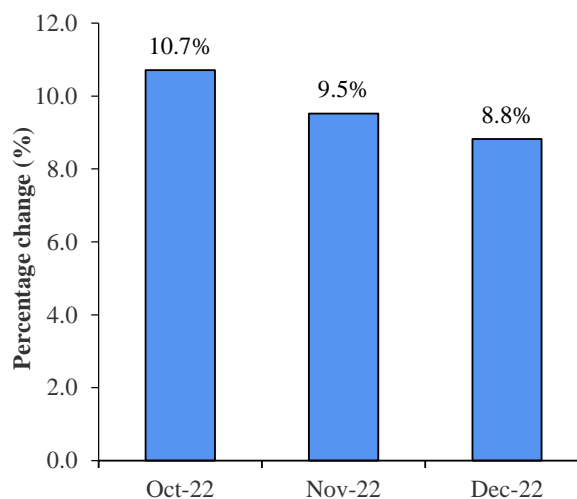
In December 2022, the index contracted by 0.3% to reach 130.8, as a result of decreases in the prices of steel bars (-3.8%) and plumbing (-1.9%), partly offset by increases in the prices of timber carpentry (1.3%) and timber joinery (1.6%).

Chart 2: Percentage change from previous month



Compared to the corresponding months of the previous year, the index increased by 10.7% in October, 9.5% in November and 8.8% in December. (Table 1.3).

Chart 3: Percentage change from corresponding month of previous year



4. Changes by Input Categories

Changes by input categories are shown in Tables 1.1 to 1.5.

No change was registered in the “Labour” and “Transport” sub-indices during the fourth quarter of 2022.

The “Hire of plant” sub-index increased by 0.5% compared to the previous quarter.

The “Materials” sub-index went down by 0.6% in October 2022 mainly due to decreases in the prices of steel bars (-2.0%) and aluminium openings (-6.0%), partly offset by increases in the prices of hardcore (remplissage) (4.7%), aggregate (6.4%) and block (10.1%). In November 2022, the materials sub-index further contracted by 0.1%, mainly due to a decrease in the prices of steel bars (-2.0%), partly offset by an increase in the prices of timber joinery (2.4%). The sub-index further decreased by 0.4% in December 2022, as a result of decreases in the prices of steel bars (-3.8%) and plumbing (-1.9%), partly offset by increases in the prices of timber carpentry (1.3%) and timber joinery (1.6%).

The net monthly contributions of the input categories to the index during the period January 2022 to December 2022 are shown in Table 1.4.

Quarterly averages of the monthly indices by input category and the percentage change from quarter to quarter are shown in Table 1.5.

5. Changes by Work Category

Changes by work category are shown in Tables 2.1 to 2.5.

In October 2022, the grey building sub-index registered an increase of 0.8% to reach 131.3 from 130.3 in September 2022. This increase was mainly due to higher prices of hardcore (remplissage) (4.7%), aggregate (6.4%) and block (10.1%), partly offset by a decrease in the price of steel bars (-2.0%)

At the level of work categories, the main changes are as follows: “Earthworks” (2.0%), “Concrete works” (0.6%), “Reinforcement” (-1.8%), “Blockwork” (5.6%), “Screeding to floors and roofs” (0.9%), “External openings” (-6.1%) and “Bathroom fit-out” (-3.1%).

The grey building sub-index went down by 0.4% in November 2022 to reach 130.8. This decline is mainly due to a decrease in the prices of steel bars (-2.0%).

At the level of work categories, the main changes are: “Reinforcement” (-1.8%) and “Internal openings and joinery works” (2.1%).

In December 2022, the grey building sub-index further contracted by 0.5% to reach 130.2. This decrease resulted mainly from a decrease in the prices of steel bars (-3.8%), partly offset by an increase in the prices of timber carpentry (1.3%).

At the level of work categories, the main changes are: “Reinforcement” (-3.2%), “Formwork” (0.5%), “Kitchen fit-out” (1.8%) and “Plumbing and Drainage” (-1.2%).

Table 2.4 shows the net monthly contributions of the work categories to the index since January 2022.

Quarterly averages of the monthly indices by work category and the percentage changes from quarter to quarter are shown in Table 2.5.

6. Past Trends

Table 3.1 summarises the monthly indices, the quarterly and yearly averages as well as the percentage changes in the yearly average since 2009. The base period for the calculation of the index as from 2009 up to 2018 is the second quarter of 2009. As from 2018, the base period used is the first quarter of 2018.

The series are not strictly comparable because of different base periods. However, for some particular purposes, comparison between the series may be necessary. A chain linked series with base period first quarter 2018, has been worked out and is given in Table 3.2.

Statistics Mauritius
Ministry of Finance, Economic Planning and Development
Port Louis
20 January 2023

| |
|---|
| <p>Contact persons: Mr. E. Romjon (Statistician) Ms. F. Victor (Senior Statistical Officer) Statistics Mauritius LIC Centre, Port-Louis Tel: +230 208 1800 Fax: +230 213 0234 Email: csso_construction@ govmu.org</p> |
|---|

Input Cost Index for the construction of a single storey house

(Base: 1st Quarter 2018 = 100)

Table 1.1: Monthly sub-indices by input category, January to December 2022

| Input Categories | Weight | 2022 | | | | | | | | | | | |
|-------------------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|
| | | Jan | Feb | Mar | Apr | May | Jun | Jul | Aug | Sep | Oct | Nov | Dec |
| LABOUR | 24.1 | 107.0 | 107.0 | 107.0 | 107.0 | 107.0 | 107.0 | 107.0 | 107.0 | 107.0 | 107.0 | 107.0 | 107.0 |
| HIRE OF PLANT | 5.0 | 108.7 | 108.7 | 110.3 | 110.3 | 112.0 | 112.0 | 113.8 | 113.8 | 114.6 | 114.6 | 114.6 | 114.6 |
| MATERIALS : | 68.6 | 130.0 | 131.8 | 136.3 | 137.9 | 138.9 | 139.3 | 139.4 | 140.8 | 140.6 | 139.8 | 139.6 | 139.0 |
| Hardcore (remplissage) | 2.0 | 110.7 | 110.7 | 110.7 | 110.6 | 110.6 | 112.4 | 112.8 | 112.8 | 112.8 | 118.1 | 118.1 | 118.1 |
| Damp proofing | 0.2 | 115.6 | 115.6 | 118.2 | 119.4 | 121.6 | 115.6 | 121.6 | 123.5 | 123.5 | 123.5 | 123.5 | 123.5 |
| Cement | 4.1 | 129.7 | 143.0 | 143.0 | 143.2 | 143.2 | 143.2 | 143.5 | 143.8 | 143.8 | 143.6 | 143.6 | 143.5 |
| Aggregate | 3.1 | 111.6 | 111.8 | 111.8 | 111.8 | 111.8 | 112.4 | 113.2 | 113.2 | 113.2 | 120.4 | 120.4 | 120.4 |
| Block | 3.2 | 140.8 | 140.8 | 140.8 | 140.8 | 140.8 | 140.8 | 140.8 | 140.8 | 140.8 | 155.0 | 155.0 | 155.0 |
| Premixed concrete | 13.9 | 115.7 | 118.7 | 120.2 | 120.5 | 120.5 | 122.2 | 122.2 | 124.9 | 124.9 | 124.9 | 124.9 | 124.9 |
| Premixed mortar | 5.0 | 113.9 | 114.4 | 116.4 | 116.8 | 119.8 | 120.3 | 120.2 | 120.3 | 122.4 | 122.4 | 122.4 | 122.4 |
| Steel bars (armature) | 6.4 | 162.8 | 163.7 | 180.0 | 190.2 | 192.4 | 191.6 | 189.8 | 186.7 | 182.6 | 178.9 | 175.4 | 168.8 |
| Timber: (a) Carpentry | 1.9 | 152.2 | 152.4 | 162.7 | 161.2 | 172.7 | 172.7 | 172.6 | 174.9 | 172.8 | 172.5 | 171.8 | 174.0 |
| (b) Joinery | 2.1 | 163.6 | 164.2 | 165.3 | 163.8 | 164.4 | 166.4 | 167.4 | 168.7 | 169.1 | 169.3 | 173.4 | 176.2 |
| Aluminium openings | 13.3 | 133.3 | 133.3 | 141.2 | 141.2 | 141.2 | 141.2 | 141.2 | 141.2 | 141.2 | 132.7 | 132.7 | 132.7 |
| Tiles and granite | 3.6 | 135.7 | 138.4 | 139.9 | 140.7 | 141.5 | 141.1 | 141.1 | 145.5 | 145.8 | 146.4 | 146.4 | 146.4 |
| Adhesive | 0.2 | 112.0 | 114.6 | 116.3 | 116.3 | 116.3 | 116.5 | 117.3 | 116.5 | 116.5 | 116.5 | 116.8 | 116.8 |
| Paint | 1.0 | 115.9 | 118.0 | 120.6 | 123.3 | 124.1 | 124.1 | 124.1 | 130.9 | 132.5 | 132.5 | 132.5 | 133.2 |
| Laminated flooring | 2.4 | 133.2 | 134.0 | 144.6 | 145.0 | 144.6 | 144.6 | 144.6 | 161.4 | 161.4 | 161.4 | 161.4 | 161.4 |
| Plumbing | 3.9 | 122.6 | 123.0 | 123.8 | 133.2 | 134.8 | 135.5 | 137.7 | 138.6 | 138.9 | 139.4 | 139.5 | 136.9 |
| Sanitary installation | 0.7 | 122.3 | 126.9 | 127.7 | 127.9 | 129.0 | 129.0 | 129.3 | 130.9 | 132.5 | 133.0 | 133.0 | 133.0 |
| Electrical installation | 1.5 | 130.5 | 130.5 | 133.4 | 134.9 | 136.6 | 135.6 | 136.3 | 136.8 | 137.6 | 138.9 | 138.9 | 139.1 |
| TRANSPORT | 2.2 | 124.1 | 124.1 | 124.1 | 124.1 | 155.7 | 155.7 | 170.4 | 170.4 | 170.4 | 170.4 | 170.4 | 170.4 |
| Total | 100.0 | 123.3 | 124.5 | 127.7 | 128.8 | 130.2 | 130.5 | 131.0 | 132.0 | 131.9 | 131.3 | 131.2 | 130.8 |

Input Cost Index for the construction of a single storey house

(Base: 1st Quarter 2018 = 100)

Table 1.2: Percentage change from previous month by input category, January to December 2022

| Input Categories | Weight | % change from previous month | | | | | | | | | | | |
|-------------------------|--------------|------------------------------|------------|------------|------------|-------------|------------|------------|------------|-------------|-------------|-------------|-------------|
| | | Jan 22 | Feb 22 | Mar 22 | Apr 22 | May 22 | Jun 22 | Jul 22 | Aug 22 | Sep 22 | Oct 22 | Nov 22 | Dec 22 |
| LABOUR | 24.1 | 1.8 | 0.0 | 0.0 | 0.0 | 0.0 | 0.0 | 0.0 | 0.0 | 0.0 | 0.0 | 0.0 | 0.0 |
| HIRE OF PLANT | 5.0 | 0.6 | 0.0 | 1.5 | 0.0 | 1.5 | 0.0 | 1.6 | 0.0 | 0.7 | 0.0 | 0.0 | 0.0 |
| MATERIALS : | 68.6 | 2.8 | 1.4 | 3.4 | 1.2 | 0.7 | 0.3 | 0.1 | 1.0 | -0.1 | -0.6 | -0.1 | -0.4 |
| Hardcore (remplissage) | 2.0 | 0.3 | 0.0 | 0.0 | -0.1 | 0.0 | 1.6 | 0.4 | 0.0 | 0.0 | 4.7 | 0.0 | 0.0 |
| Damp proofing | 0.2 | 2.3 | 0.0 | 2.2 | 1.0 | 1.8 | -4.9 | 5.2 | 1.6 | 0.0 | 0.0 | 0.0 | 0.0 |
| Cement | 4.1 | -0.3 | 10.3 | 0.0 | 0.1 | 0.0 | 0.0 | 0.2 | 0.2 | 0.0 | -0.1 | 0.0 | -0.1 |
| Aggregate | 3.1 | 0.3 | 0.2 | 0.0 | 0.0 | 0.0 | 0.5 | 0.7 | 0.0 | 0.0 | 6.4 | 0.0 | 0.0 |
| Block | 3.2 | 0.0 | 0.0 | 0.0 | 0.0 | 0.0 | 0.0 | 0.0 | 0.0 | 0.0 | 10.1 | 0.0 | 0.0 |
| Premixed concrete | 13.9 | 0.0 | 2.6 | 1.3 | 0.2 | 0.0 | 1.4 | 0.0 | 2.2 | 0.0 | 0.0 | 0.0 | 0.0 |
| Premixed mortar | 5.0 | 0.4 | 0.4 | 1.7 | 0.3 | 2.6 | 0.4 | -0.1 | 0.1 | 1.7 | 0.0 | 0.0 | 0.0 |
| Steel bars (armature) | 6.4 | 1.1 | 0.6 | 10.0 | 5.7 | 1.2 | -0.4 | -0.9 | -1.6 | -2.2 | -2.0 | -2.0 | -3.8 |
| Timber: (a) Carpentry | 1.9 | 0.0 | 0.1 | 6.8 | -0.9 | 7.1 | 0.0 | -0.1 | 1.3 | -1.2 | -0.2 | -0.4 | 1.3 |
| (b) Joinery | 2.1 | 31.8 | 0.4 | 0.7 | -0.9 | 0.4 | 1.2 | 0.6 | 0.8 | 0.2 | 0.1 | 2.4 | 1.6 |
| Aluminium openings | 13.3 | 8.6 | 0.0 | 5.9 | 0.0 | 0.0 | 0.0 | 0.0 | 0.0 | 0.0 | -6.0 | 0.0 | 0.0 |
| Tiles and granite | 3.6 | 0.0 | 2.0 | 1.1 | 0.6 | 0.6 | -0.3 | 0.0 | 3.1 | 0.2 | 0.4 | 0.0 | 0.0 |
| Adhesive | 0.2 | 1.9 | 2.3 | 1.5 | 0.0 | 0.0 | 0.2 | 0.7 | -0.7 | 0.0 | 0.0 | 0.3 | 0.0 |
| Paint | 1.0 | 1.8 | 1.8 | 2.2 | 2.2 | 0.6 | 0.0 | 0.0 | 5.5 | 1.2 | 0.0 | 0.0 | 0.5 |
| Laminated flooring | 2.4 | 0.0 | 0.6 | 7.9 | 0.3 | -0.3 | 0.0 | 0.0 | 11.6 | 0.0 | 0.0 | 0.0 | 0.0 |
| Plumbing | 3.9 | 0.5 | 0.3 | 0.7 | 7.6 | 1.2 | 0.5 | 1.6 | 0.7 | 0.2 | 0.4 | 0.1 | -1.9 |
| Sanitary installation | 0.7 | -0.3 | 3.8 | 0.6 | 0.2 | 0.9 | 0.0 | 0.2 | 1.2 | 1.2 | 0.4 | 0.0 | 0.0 |
| Electrical installation | 1.5 | 0.2 | 0.0 | 2.2 | 1.1 | 1.3 | -0.7 | 0.5 | 0.4 | 0.6 | 0.9 | 0.0 | 0.1 |
| TRANSPORT | 2.2 | 6.3 | 0.0 | 0.0 | 0.0 | 25.5 | 0.0 | 9.4 | 0.0 | 0.0 | 0.0 | 0.0 | 0.0 |
| Total | 100.0 | 2.6 | 1.0 | 2.6 | 0.9 | 1.1 | 0.2 | 0.4 | 0.8 | -0.1 | -0.5 | -0.1 | -0.3 |

Input Cost Index for the construction of a single storey house

(Base: 1st Quarter 2018 = 100)

Table 1.3: Percentage change from corresponding month of previous year by input category, January to December 2022

| Input Categories | Weight | % change from corresponding month of previous year | | | | | | | | | | | |
|-------------------------|--------------|--|-------------|-------------|-------------|-------------|-------------|-------------|-------------|-------------|-------------|-------------|-------------|
| | | Jan 22 | Feb 22 | Mar 22 | Apr 22 | May 22 | Jun 22 | Jul 22 | Aug 22 | Sep 22 | Oct 22 | Nov 22 | Dec 22 |
| LABOUR | 24.1 | 1.8 | 1.8 | 1.8 | 1.8 | 1.8 | 1.8 | 1.8 | 1.8 | 1.8 | 1.8 | 1.8 | 1.8 |
| HIRE OF PLANT | 5.0 | 4.8 | 4.8 | 6.4 | 6.4 | 8.0 | 8.0 | 9.7 | 9.7 | 10.5 | 6.7 | 6.1 | 6.1 |
| MATERIALS : | 68.6 | 19.2 | 19.9 | 24.0 | 24.9 | 24.4 | 20.4 | 17.6 | 17.6 | 15.2 | 12.5 | 10.9 | 9.9 |
| Hardcore (remplissage) | 2.0 | 3.1 | 3.1 | 3.1 | 3.0 | 3.0 | 4.7 | 5.0 | 5.0 | 5.0 | 10.0 | 7.0 | 7.0 |
| Damp proofing | 0.2 | 15.8 | 15.8 | 18.4 | 19.6 | 21.8 | 15.8 | 19.3 | 15.9 | 9.3 | 9.3 | 9.3 | 9.3 |
| Cement | 4.1 | 7.8 | 18.7 | 18.7 | 18.1 | 17.7 | 15.3 | 15.1 | 15.1 | 10.8 | 10.6 | 10.4 | 10.3 |
| Aggregate | 3.1 | 3.2 | 3.4 | 3.4 | 3.4 | 3.4 | 4.0 | 4.7 | 4.7 | 4.7 | 11.4 | 8.2 | 8.2 |
| Block | 3.2 | 4.1 | 4.1 | 4.1 | 4.1 | 4.1 | 4.1 | 4.1 | 4.1 | 4.1 | 14.6 | 10.1 | 10.1 |
| Premixed concrete | 13.9 | 1.9 | 4.6 | 5.9 | 6.2 | 6.2 | 7.7 | 7.0 | 9.4 | 9.4 | 8.0 | 8.0 | 8.0 |
| Premixed mortar | 5.0 | 6.2 | 6.6 | 8.5 | 8.8 | 11.0 | 10.7 | 6.5 | 6.2 | 7.8 | 7.8 | 7.8 | 7.8 |
| Steel bars (armature) | 6.4 | 45.6 | 36.0 | 49.5 | 51.9 | 44.1 | 37.2 | 28.4 | 22.5 | 14.4 | 12.4 | 9.8 | 4.8 |
| Timber: (a) Carpentry | 1.9 | 43.3 | 43.5 | 53.2 | 53.8 | 55.3 | 54.7 | 36.2 | 24.4 | 22.2 | 19.2 | 13.2 | 14.3 |
| (b) Joinery | 2.1 | 44.8 | 44.9 | 45.9 | 44.6 | 44.2 | 45.3 | 43.7 | 41.1 | 39.8 | 38.5 | 41.8 | 42.0 |
| Aluminium openings | 13.3 | 33.3 | 33.3 | 41.2 | 41.2 | 41.2 | 22.7 | 22.7 | 22.7 | 18.7 | 8.1 | 8.1 | 8.1 |
| Tiles and granite | 3.6 | 32.1 | 34.8 | 36.2 | 37.0 | 34.9 | 34.5 | 26.5 | 29.3 | 27.2 | 16.4 | 9.2 | 7.9 |
| Adhesive | 0.2 | 7.2 | 9.7 | 11.3 | 11.3 | 10.4 | 10.6 | 10.6 | 8.8 | 8.0 | 8.0 | 7.9 | 6.3 |
| Paint | 1.0 | 8.7 | 10.5 | 12.9 | 15.0 | 15.5 | 15.5 | 10.1 | 15.5 | 16.7 | 16.3 | 16.5 | 17.0 |
| Laminated flooring | 2.4 | 24.7 | 25.5 | 35.4 | 35.8 | 33.4 | 33.4 | 24.0 | 36.4 | 35.7 | 32.0 | 26.2 | 21.2 |
| Plumbing | 3.9 | 21.3 | 21.7 | 22.5 | 31.8 | 33.2 | 28.4 | 26.6 | 26.9 | 20.1 | 17.6 | 15.5 | 12.2 |
| Sanitary installation | 0.7 | 17.3 | 20.5 | 21.3 | 21.5 | 20.9 | 20.9 | 17.8 | 17.4 | 16.8 | 12.0 | 9.6 | 8.4 |
| Electrical installation | 1.5 | 23.7 | 21.8 | 24.6 | 26.0 | 27.5 | 25.7 | 18.5 | 17.3 | 14.2 | 10.9 | 9.3 | 6.8 |
| TRANSPORT | 2.2 | 12.4 | 12.4 | 12.4 | 12.4 | 41.0 | 41.0 | 45.9 | 45.9 | 45.9 | 45.9 | 45.9 | 45.9 |
| Total | 100.0 | 14.3 | 14.7 | 17.7 | 18.4 | 18.8 | 16.1 | 14.4 | 14.5 | 12.7 | 10.7 | 9.5 | 8.8 |

Input Cost Index for the construction of a single storey house

(Base: 1st Quarter 2018 = 100)

Table 1.4: Net monthly contributions of input categories to the index, January to December 2022

| Input Categories | Weight | 2022 | | | | | | | | | | | |
|-------------------------|--------------|-------------|-------------|-------------|-------------|-------------|-------------|-------------|-------------|--------------|--------------|--------------|--------------|
| | | Jan | Feb | Mar | Apr | May | Jun | Jul | Aug | Sep | Oct | Nov | Dec |
| LABOUR | 24.1 | 0.46 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| HIRE OF PLANT | 5.0 | 0.03 | 0.00 | 0.08 | 0.00 | 0.08 | 0.00 | 0.09 | 0.00 | 0.04 | 0.00 | 0.00 | 0.00 |
| MATERIALS : | 68.6 | 2.40 | 1.24 | 3.09 | 1.10 | 0.69 | 0.27 | 0.07 | 0.96 | -0.14 | -0.55 | -0.14 | -0.41 |
| Hardcore (remplissage) | 2.0 | 0.01 | 0.00 | 0.00 | 0.00 | 0.00 | 0.04 | 0.01 | 0.00 | 0.00 | 0.11 | 0.00 | 0.00 |
| Damp proofing | 0.2 | 0.01 | 0.00 | 0.01 | 0.00 | 0.00 | -0.01 | 0.01 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| Cement | 4.1 | -0.02 | 0.54 | 0.00 | 0.01 | 0.00 | 0.00 | 0.01 | 0.01 | 0.00 | -0.01 | 0.00 | 0.00 |
| Aggregate | 3.1 | 0.01 | 0.01 | 0.00 | 0.00 | 0.00 | 0.02 | 0.02 | 0.00 | 0.00 | 0.22 | 0.00 | 0.00 |
| Block | 3.2 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.45 | 0.00 | 0.00 |
| Premixed concrete | 13.9 | 0.00 | 0.42 | 0.21 | 0.04 | 0.00 | 0.24 | 0.00 | 0.37 | 0.00 | 0.00 | 0.00 | 0.00 |
| Premixed mortar | 5.0 | 0.02 | 0.03 | 0.10 | 0.02 | 0.15 | 0.03 | -0.01 | 0.01 | 0.11 | 0.00 | 0.00 | 0.00 |
| Steel bars (armature) | 6.4 | 0.12 | 0.06 | 1.05 | 0.66 | 0.14 | -0.05 | -0.12 | -0.20 | -0.26 | -0.24 | -0.23 | -0.42 |
| Timber: (a) Carpentry | 1.9 | 0.00 | 0.00 | 0.20 | -0.03 | 0.22 | 0.00 | 0.00 | 0.04 | -0.04 | -0.01 | -0.01 | 0.04 |
| (b) Joinery | 2.1 | 0.84 | 0.01 | 0.02 | -0.03 | 0.01 | 0.04 | 0.02 | 0.03 | 0.01 | 0.00 | 0.09 | 0.06 |
| Aluminium openings | 13.3 | 1.40 | 0.00 | 1.05 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | -1.13 | 0.00 | 0.00 |
| Tiles and granite | 3.6 | 0.00 | 0.10 | 0.05 | 0.03 | 0.03 | -0.01 | 0.00 | 0.16 | 0.01 | 0.02 | 0.00 | 0.00 |
| Adhesive | 0.2 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| Paint | 1.0 | 0.02 | 0.02 | 0.03 | 0.03 | 0.01 | 0.00 | 0.00 | 0.07 | 0.02 | 0.00 | 0.00 | 0.01 |
| Laminated flooring | 2.4 | 0.00 | 0.02 | 0.25 | 0.01 | -0.01 | 0.00 | 0.00 | 0.40 | 0.00 | 0.00 | 0.00 | 0.00 |
| Plumbing | 3.9 | 0.02 | 0.02 | 0.03 | 0.37 | 0.06 | 0.03 | 0.09 | 0.04 | 0.01 | 0.02 | 0.00 | -0.10 |
| Sanitary installation | 0.7 | 0.00 | 0.03 | 0.01 | 0.00 | 0.01 | 0.00 | 0.00 | 0.01 | 0.01 | 0.00 | 0.00 | 0.00 |
| Electrical installation | 1.5 | 0.00 | 0.00 | 0.04 | 0.02 | 0.02 | -0.01 | 0.01 | 0.01 | 0.01 | 0.02 | 0.00 | 0.00 |
| TRANSPORT | 2.2 | 0.16 | 0.00 | 0.00 | 0.00 | 0.70 | 0.00 | 0.33 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| Total | 100.0 | 3.10 | 1.20 | 3.20 | 1.10 | 1.40 | 0.30 | 0.50 | 1.00 | -0.10 | -0.60 | -0.10 | -0.40 |

Input Cost Index for the construction of a single storey house

(Base: 1st Quarter 2018 = 100)

Table 1.5: Quarterly average of monthly indices and percentage changes by input category, 1st Quarter 2022 to 4th Quarter 2022

| Input Categories | Weight | 2022 | | | | % change from previous quarter | | | |
|-------------------------|--------------|--------------|--------------|--------------|--------------|--------------------------------|----------------|----------------|----------------|
| | | 1st Qr | 2nd Qr | 3rd Qr | 4th Qr | 1st Qr 2022 | 2nd Qr 2022 | 3rd Qr 2022 | 4th Qr 2022 |
| LABOUR | 24.1 | 107.0 | 107.0 | 107.0 | 107.0 | 1.8 | 0.0 | 0.0 | 0.0 |
| HIRE OF PLANT | 5.0 | 109.2 | 111.4 | 114.1 | 114.6 | 1.3 | 2.0 | 2.4 | 0.5 |
| MATERIALS : | 68.6 | 132.7 | 138.7 | 140.3 | 139.5 | 5.7 | 4.5 | 1.1 | -0.6 |
| Hardcore (replissage) | 2.0 | 110.7 | 111.2 | 112.8 | 118.1 | 1.2 | 0.5 | 1.4 | 4.7 |
| Damp proofing | 0.2 | 116.5 | 118.9 | 122.9 | 123.5 | 3.1 | 2.1 | 3.4 | 0.5 |
| Cement | 4.1 | 138.6 | 143.2 | 143.7 | 143.6 | 6.6 | 3.3 | 0.3 | -0.1 |
| Aggregate | 3.1 | 111.7 | 112.0 | 113.2 | 120.4 | 1.4 | 0.2 | 1.1 | 6.4 |
| Block | 3.2 | 140.8 | 140.8 | 140.8 | 155.0 | 1.3 | 0.0 | 0.0 | 10.1 |
| Premixed concrete | 13.9 | 118.2 | 121.1 | 124.0 | 124.9 | 2.2 | 2.4 | 2.4 | 0.7 |
| Premixed mortar | 5.0 | 114.9 | 119.0 | 121.0 | 122.4 | 1.2 | 3.5 | 1.7 | 1.2 |
| Steel bars (armature) | 6.4 | 168.8 | 191.4 | 186.4 | 174.4 | 5.6 | 13.4 | -2.6 | -6.4 |
| Timber: (a) Carpentry | 1.9 | 155.8 | 168.9 | 173.4 | 172.8 | 4.2 | 8.4 | 2.7 | -0.4 |
| (b) Joinery | 2.1 | 164.4 | 164.9 | 168.4 | 173.0 | 33.8 | 0.3 | 2.1 | 2.7 |
| Aluminium openings | 13.3 | 135.9 | 141.2 | 141.2 | 132.7 | 10.7 | 3.9 | 0.0 | -6.0 |
| Tiles and granite | 3.6 | 138.0 | 141.1 | 144.1 | 146.4 | 4.7 | 2.2 | 2.1 | 1.6 |
| Adhesive | 0.2 | 114.3 | 116.4 | 116.8 | 116.7 | 5.2 | 1.8 | 0.3 | -0.1 |
| Paint | 1.0 | 118.2 | 123.8 | 129.2 | 132.7 | 3.8 | 4.8 | 4.3 | 2.8 |
| Laminated flooring | 2.4 | 137.3 | 144.7 | 155.8 | 161.4 | 7.4 | 5.4 | 7.6 | 3.6 |
| Plumbing | 3.9 | 123.1 | 134.5 | 138.4 | 138.6 | 2.2 | 9.2 | 2.9 | 0.1 |
| Sanitary installation | 0.7 | 125.6 | 128.6 | 130.9 | 133.0 | 3.9 | 2.4 | 1.8 | 1.6 |
| Electrical installation | 1.5 | 131.5 | 135.7 | 136.9 | 139.0 | 3.1 | 3.2 | 0.9 | 1.5 |
| TRANSPORT | 2.2 | 124.1 | 145.2 | 170.4 | 170.4 | 6.2 | 17.0 | 17.4 | 0.0 |
| Total | 100.0 | 125.2 | 129.8 | 131.6 | 131.1 | 4.7 | 3.7 | 1.4 | -0.4 |

Input Cost Index for the construction of a single storey house

(Base: 1st Quarter 2018 = 100)

Table 2.1: Monthly sub-indices by work category, January to December 2022

| Work Categories | Weight | 2022 | | | | | | | | | | | |
|--|--------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|
| | | Jan | Feb | Mar | Apr | May | Jun | Jul | Aug | Sep | Oct | Nov | Dec |
| 1. Grey building | 58.3 | 121.7 | 123.5 | 126.2 | 127.5 | 129.4 | 129.8 | 130.3 | 130.7 | 130.3 | 131.3 | 130.8 | 130.2 |
| 1.1. Earthworks | 4.5 | 109.9 | 109.9 | 111.0 | 110.9 | 113.2 | 114.0 | 115.9 | 115.9 | 116.4 | 118.7 | 118.7 | 118.7 |
| 1.2. Concrete works | 19.3 | 116.5 | 120.2 | 121.3 | 121.6 | 122.1 | 123.3 | 123.7 | 125.7 | 125.7 | 126.4 | 126.4 | 126.4 |
| 1.3. Reinforcement | 7.9 | 152.4 | 153.1 | 166.3 | 174.5 | 176.4 | 175.8 | 174.3 | 171.8 | 168.5 | 165.5 | 162.6 | 157.4 |
| 1.4. Formwork (coffrage) | 6.5 | 121.4 | 121.4 | 124.5 | 124.0 | 129.6 | 129.7 | 130.7 | 131.3 | 130.6 | 130.6 | 130.3 | 131.0 |
| 1.5. Blockwork | 6.8 | 125.6 | 126.4 | 126.4 | 126.4 | 128.6 | 128.6 | 129.7 | 129.7 | 129.7 | 136.9 | 136.9 | 136.9 |
| 1.6. Plastering to ceilings and walls | 9.3 | 111.0 | 111.3 | 112.4 | 112.6 | 114.7 | 115.0 | 115.2 | 115.3 | 116.4 | 116.4 | 116.4 | 116.4 |
| 1.7. Screeding to floors and roofs | 4.0 | 117.4 | 122.5 | 122.6 | 122.7 | 124.5 | 124.6 | 125.6 | 125.7 | 125.7 | 126.8 | 126.8 | 126.7 |
| 2. External openings | 12.2 | 133.4 | 133.4 | 142.8 | 142.8 | 142.8 | 142.8 | 142.8 | 142.8 | 142.8 | 134.1 | 134.1 | 134.1 |
| 3. Internal openings and joinery works | 2.7 | 136.7 | 137.2 | 137.9 | 136.7 | 137.2 | 138.8 | 139.4 | 139.8 | 140.1 | 140.2 | 143.1 | 143.3 |
| 4. Tiling | 3.8 | 133.7 | 136.0 | 136.7 | 137.4 | 138.1 | 137.7 | 137.7 | 141.8 | 142.1 | 142.5 | 142.5 | 142.5 |
| 5. Painting | 1.9 | 111.9 | 113.1 | 114.5 | 116.0 | 116.4 | 116.4 | 116.4 | 120.2 | 121.0 | 121.0 | 121.0 | 121.4 |
| 6. Parquet | 2.5 | 131.7 | 132.5 | 142.5 | 142.8 | 142.5 | 142.5 | 142.5 | 158.3 | 158.3 | 158.3 | 158.3 | 158.3 |
| 7. Kitchen fit-out | 2.2 | 128.6 | 129.3 | 131.1 | 131.3 | 131.3 | 131.3 | 131.6 | 132.4 | 132.7 | 133.1 | 133.7 | 136.1 |
| 8. Bathroom fit-out | 1.7 | 128.7 | 130.6 | 125.0 | 125.1 | 125.6 | 125.6 | 125.7 | 126.5 | 126.7 | 122.8 | 122.8 | 122.8 |
| 9. Electrical works | 2.2 | 122.7 | 122.7 | 124.6 | 125.6 | 126.7 | 126.1 | 126.5 | 126.9 | 127.4 | 128.3 | 128.3 | 128.4 |
| 10. Plumbing and Drainage | 6.7 | 116.9 | 117.1 | 118.1 | 123.6 | 125.5 | 125.9 | 127.9 | 128.5 | 128.9 | 129.2 | 129.3 | 127.8 |
| 11. Site overhead costs | 5.8 | 108.5 | 108.6 | 108.6 | 108.6 | 110.5 | 110.5 | 111.4 | 111.5 | 111.5 | 111.6 | 111.6 | 111.6 |
| Total | 100.0 | 123.3 | 124.5 | 127.7 | 128.8 | 130.2 | 130.5 | 131.0 | 132.0 | 131.9 | 131.3 | 131.2 | 130.8 |

Input Cost Index for the construction of a single storey house

(Base: 1st Quarter 2018 = 100)

Table 2.2: Percentage change from previous month by work category, January to December 2022

| Work Categories | Weight | % change from previous month | | | | | | | | | | | |
|--|--------------|------------------------------|------------|------------|------------|------------|------------|------------|------------|-------------|-------------|-------------|-------------|
| | | Jan 22 | Feb 22 | Mar 22 | Apr 22 | May 22 | Jun 22 | Jul 22 | Aug 22 | Sep 22 | Oct 22 | Nov 22 | Dec 22 |
| 1. Grey building | 58.3 | 0.8 | 1.5 | 2.2 | 1.0 | 1.5 | 0.3 | 0.4 | 0.3 | -0.3 | 0.8 | -0.4 | -0.5 |
| 1.1. Earthworks | 4.5 | 0.8 | 0.0 | 1.0 | -0.1 | 2.1 | 0.7 | 1.7 | 0.0 | 0.4 | 2.0 | 0.0 | 0.0 |
| 1.2. Concrete works | 19.3 | 0.1 | 3.2 | 0.9 | 0.2 | 0.4 | 1.0 | 0.3 | 1.6 | 0.0 | 0.6 | 0.0 | 0.0 |
| 1.3. Reinforcement | 7.9 | 1.3 | 0.5 | 8.6 | 4.9 | 1.1 | -0.3 | -0.9 | -1.4 | -1.9 | -1.8 | -1.8 | -3.2 |
| 1.4. Formwork (coffrage) | 6.5 | 1.5 | 0.0 | 2.6 | -0.4 | 4.5 | 0.1 | 0.8 | 0.5 | -0.5 | 0.0 | -0.2 | 0.5 |
| 1.5. Blockwork | 6.8 | 0.9 | 0.6 | 0.0 | 0.0 | 1.7 | 0.0 | 0.9 | 0.0 | 0.0 | 5.6 | 0.0 | 0.0 |
| 1.6. Plastering to ceilings and walls | 9.3 | 1.1 | 0.3 | 1.0 | 0.2 | 1.9 | 0.3 | 0.2 | 0.1 | 1.0 | 0.0 | 0.0 | 0.0 |
| 1.7. Screeding to floors and roofs | 4.0 | 0.9 | 4.3 | 0.1 | 0.1 | 1.5 | 0.1 | 0.8 | 0.1 | 0.0 | 0.9 | 0.0 | -0.1 |
| 2. External openings | 12.2 | 8.5 | 0.0 | 7.0 | 0.0 | 0.0 | 0.0 | 0.0 | 0.0 | 0.0 | -6.1 | 0.0 | 0.0 |
| 3. Internal openings and joinery works | 2.7 | 16.2 | 0.4 | 0.5 | -0.9 | 0.4 | 1.2 | 0.4 | 0.3 | 0.2 | 0.1 | 2.1 | 0.1 |
| 4. Tiling | 3.8 | 0.5 | 1.7 | 0.5 | 0.5 | 0.5 | -0.3 | 0.0 | 3.0 | 0.2 | 0.3 | 0.0 | 0.0 |
| 5. Painting | 1.9 | 1.8 | 1.1 | 1.2 | 1.3 | 0.3 | 0.0 | 0.0 | 3.3 | 0.7 | 0.0 | 0.0 | 0.3 |
| 6. Parquet | 2.5 | 0.1 | 0.6 | 7.5 | 0.2 | -0.2 | 0.0 | 0.0 | 11.1 | 0.0 | 0.0 | 0.0 | 0.0 |
| 7. Kitchen fit-out | 2.2 | 14.8 | 0.5 | 1.4 | 0.2 | 0.0 | 0.0 | 0.2 | 0.6 | 0.2 | 0.3 | 0.5 | 1.8 |
| 8. Bathroom fit-out | 1.7 | 5.9 | 1.5 | -4.3 | 0.1 | 0.4 | 0.0 | 0.1 | 0.6 | 0.2 | -3.1 | 0.0 | 0.0 |
| 9. Electrical works | 2.2 | 0.7 | 0.0 | 1.5 | 0.8 | 0.9 | -0.5 | 0.3 | 0.3 | 0.4 | 0.7 | 0.0 | 0.1 |
| 10. Plumbing and Drainage | 6.7 | 0.9 | 0.2 | 0.9 | 4.7 | 1.5 | 0.3 | 1.6 | 0.5 | 0.3 | 0.2 | 0.1 | -1.2 |
| 11. Site overhead costs | 5.8 | 1.5 | 0.1 | 0.0 | 0.0 | 1.7 | 0.0 | 0.8 | 0.1 | 0.0 | 0.1 | 0.0 | 0.0 |
| Total | 100.0 | 2.6 | 1.0 | 2.6 | 0.9 | 1.1 | 0.2 | 0.4 | 0.8 | -0.1 | -0.5 | -0.1 | -0.3 |

Input Cost Index for the construction of a single storey house

(Base: 1st Quarter 2018 = 100)

Table 2.3: Percentage change from corresponding month of previous year by work category, January to December 2022

| Work Categories | Weight | % change from corresponding month of previous year | | | | | | | | | | | |
|--|--------------|--|-------------|-------------|-------------|-------------|-------------|-------------|-------------|-------------|-------------|------------|------------|
| | | Jan 22 | Feb 22 | Mar 22 | Apr 22 | May 22 | Jun 22 | Jul 22 | Aug 22 | Sep 22 | Oct 22 | Nov 22 | Dec 22 |
| 1. Grey building | 58.3 | 9.5 | 10.2 | 12.6 | 13.1 | 13.6 | 13.1 | 11.5 | 10.8 | 9.3 | 9.8 | 8.5 | 7.9 |
| 1.1. Earthworks | 4.5 | 3.4 | 3.4 | 4.4 | 4.3 | 6.5 | 7.2 | 8.7 | 8.7 | 9.2 | 10.7 | 8.9 | 8.9 |
| 1.2. Concrete works | 19.3 | 3.0 | 6.3 | 7.3 | 7.4 | 7.9 | 8.6 | 8.3 | 10.0 | 9.4 | 9.0 | 8.6 | 8.6 |
| 1.3. Reinforcement | 7.9 | 37.9 | 30.3 | 41.5 | 43.7 | 37.6 | 32.1 | 24.7 | 19.7 | 12.9 | 11.1 | 8.8 | 4.6 |
| 1.4. Formwork (coffrage) | 6.5 | 14.6 | 14.6 | 17.6 | 17.5 | 20.7 | 20.7 | 16.4 | 12.9 | 12.1 | 11.1 | 9.0 | 9.5 |
| 1.5. Blockwork | 6.8 | 4.1 | 4.7 | 4.7 | 4.7 | 6.5 | 6.4 | 6.8 | 6.8 | 6.6 | 12.5 | 10.0 | 10.0 |
| 1.6. Plastering to ceilings and walls | 9.3 | 4.3 | 4.6 | 5.6 | 5.7 | 7.5 | 7.4 | 5.2 | 5.1 | 6.0 | 6.0 | 6.0 | 6.0 |
| 1.7. Screeding to floors and roofs | 4.0 | 5.1 | 9.6 | 9.7 | 9.5 | 10.9 | 10.1 | 10.3 | 10.3 | 8.5 | 9.5 | 8.9 | 8.8 |
| 2. External openings | 12.2 | 33.4 | 33.4 | 42.8 | 42.8 | 42.8 | 24.0 | 24.0 | 24.0 | 20.2 | 9.0 | 9.0 | 9.0 |
| 3. Internal openings and joinery works | 2.7 | 23.9 | 24.3 | 24.9 | 23.8 | 23.6 | 24.7 | 23.5 | 22.5 | 21.6 | 20.8 | 23.1 | 21.9 |
| 4. Tiling | 3.8 | 27.1 | 29.3 | 29.9 | 30.6 | 28.7 | 28.3 | 21.5 | 24.5 | 22.6 | 14.9 | 8.4 | 7.1 |
| 5. Painting | 1.9 | 5.6 | 6.6 | 7.9 | 9.1 | 9.4 | 9.4 | 6.5 | 9.7 | 10.2 | 10.0 | 10.1 | 10.5 |
| 6. Parquet | 2.5 | 23.4 | 24.2 | 33.6 | 33.8 | 31.6 | 31.6 | 22.8 | 34.6 | 34.0 | 30.5 | 25.0 | 20.3 |
| 7. Kitchen fit-out | 2.2 | 25.5 | 25.7 | 27.4 | 27.6 | 27.2 | 27.0 | 26.9 | 24.6 | 24.8 | 19.9 | 19.4 | 21.5 |
| 8. Bathroom fit-out | 1.7 | 26.7 | 28.5 | 23.0 | 23.1 | 23.4 | 12.6 | 11.3 | 11.4 | 7.3 | 2.4 | 1.6 | 1.1 |
| 9. Electrical works | 2.2 | 16.4 | 15.2 | 17.0 | 17.9 | 19.0 | 17.9 | 13.2 | 12.5 | 10.4 | 8.2 | 7.1 | 5.4 |
| 10. Plumbing and Drainage | 6.7 | 13.6 | 13.8 | 14.8 | 20.1 | 21.8 | 19.3 | 19.0 | 19.3 | 15.6 | 13.7 | 12.2 | 10.3 |
| 11. Site overhead costs | 5.8 | 4.4 | 4.5 | 4.5 | 4.5 | 6.4 | 6.3 | 6.6 | 6.6 | 6.6 | 4.5 | 4.4 | 4.4 |
| Total | 100.0 | 14.3 | 14.7 | 17.7 | 18.4 | 18.8 | 16.1 | 14.4 | 14.5 | 12.7 | 10.7 | 9.5 | 8.8 |

Input Cost Index for the construction of a single storey house

(Base: 1st Quarter 2018 = 100)

Table 2.4: Net monthly contributions of work categories to the index, January to December 2022

| Work Categories | Weight | 2022 | | | | | | | | | | | |
|--|--------------|-------------|-------------|-------------|-------------|-------------|-------------|-------------|-------------|--------------|--------------|--------------|--------------|
| | | Jan | Feb | Mar | Apr | May | Jun | Jul | Aug | Sep | Oct | Nov | Dec |
| 1. Grey building | 58.3 | 0.58 | 1.05 | 1.57 | 0.76 | 1.11 | 0.23 | 0.29 | 0.23 | -0.23 | 0.58 | -0.29 | -0.35 |
| 1.1. Earthworks | 4.5 | 0.04 | 0.00 | 0.05 | 0.00 | 0.10 | 0.04 | 0.09 | 0.00 | 0.02 | 0.10 | 0.00 | 0.00 |
| 1.2. Concrete works | 19.3 | 0.02 | 0.71 | 0.21 | 0.06 | 0.10 | 0.23 | 0.08 | 0.39 | 0.00 | 0.13 | 0.00 | 0.00 |
| 1.3. Reinforcement | 7.9 | 0.15 | 0.06 | 1.05 | 0.65 | 0.15 | -0.05 | -0.12 | -0.20 | -0.26 | -0.24 | -0.23 | -0.41 |
| 1.4. Formwork (coffrage) | 6.5 | 0.12 | 0.00 | 0.20 | -0.03 | 0.36 | 0.01 | 0.07 | 0.04 | -0.05 | 0.00 | -0.02 | 0.05 |
| 1.5. Blockwork | 6.8 | 0.07 | 0.05 | 0.00 | 0.00 | 0.15 | 0.00 | 0.07 | 0.00 | 0.00 | 0.49 | 0.00 | 0.00 |
| 1.6. Plastering to ceilings and walls | 9.3 | 0.11 | 0.03 | 0.10 | 0.02 | 0.19 | 0.03 | 0.02 | 0.01 | 0.10 | 0.00 | 0.00 | 0.00 |
| 1.7. Screeding to floors and roofs | 4.0 | 0.04 | 0.20 | 0.00 | 0.00 | 0.07 | 0.00 | 0.04 | 0.00 | 0.00 | 0.04 | 0.00 | 0.00 |
| 2. External openings | 12.2 | 1.27 | 0.00 | 1.15 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | -1.06 | 0.00 | 0.00 |
| 3. Internal openings and joinery works | 2.7 | 0.51 | 0.01 | 0.02 | -0.03 | 0.01 | 0.04 | 0.02 | 0.01 | 0.01 | 0.00 | 0.08 | 0.01 |
| 4. Tiling | 3.8 | 0.03 | 0.09 | 0.03 | 0.03 | 0.03 | -0.02 | 0.00 | 0.16 | 0.01 | 0.02 | 0.00 | 0.00 |
| 5. Painting | 1.9 | 0.04 | 0.02 | 0.03 | 0.03 | 0.01 | 0.00 | 0.00 | 0.07 | 0.02 | 0.00 | 0.00 | 0.01 |
| 6. Parquet | 2.5 | 0.00 | 0.02 | 0.25 | 0.01 | -0.01 | 0.00 | 0.00 | 0.40 | 0.00 | 0.00 | 0.00 | 0.00 |
| 7. Kitchen fit-out | 2.2 | 0.36 | 0.02 | 0.04 | 0.00 | 0.00 | 0.00 | 0.01 | 0.02 | 0.01 | 0.01 | 0.01 | 0.05 |
| 8. Bathroom fit-out | 1.7 | 0.12 | 0.03 | -0.09 | 0.00 | 0.01 | 0.00 | 0.00 | 0.01 | 0.00 | -0.06 | 0.00 | 0.00 |
| 9. Electrical works | 2.2 | 0.02 | 0.00 | 0.04 | 0.02 | 0.02 | -0.01 | 0.01 | 0.01 | 0.01 | 0.02 | 0.00 | 0.00 |
| 10. Plumbing and Drainage | 6.7 | 0.07 | 0.01 | 0.07 | 0.37 | 0.13 | 0.03 | 0.13 | 0.04 | 0.03 | 0.02 | 0.01 | -0.10 |
| 11. Site overhead costs | 5.8 | 0.09 | 0.01 | 0.00 | 0.00 | 0.11 | 0.00 | 0.05 | 0.01 | 0.00 | 0.01 | 0.00 | 0.00 |
| Total | 100.0 | 3.10 | 1.20 | 3.20 | 1.10 | 1.40 | 0.30 | 0.50 | 1.00 | -0.10 | -0.60 | -0.10 | -0.40 |

Input Cost Index for the construction of a single storey house

(Base: 1st Quarter 2018 = 100)

Table 2.5: Quarterly average of monthly indices and percentage changes by work category, 1st Quarter 2022 to 4th Quarter 2022

| Work Categories | Weight | 2022 | | | | % change from previous quarter | | | |
|--|--------------|--------------|--------------|--------------|--------------|--------------------------------|----------------|----------------|----------------|
| | | 1st Qr | 2nd Qr | 3rd Qr | 4th Qr | 1st Qr 2022 | 2nd Qr 2022 | 3rd Qr 2022 | 4th Qr 2022 |
| 1. Grey building | 58.3 | 123.8 | 128.9 | 130.4 | 130.8 | 2.9 | 4.1 | 1.2 | 0.3 |
| 1.1. Earthworks | 4.5 | 110.3 | 112.7 | 116.1 | 118.7 | 1.7 | 2.2 | 3.0 | 2.3 |
| 1.2. Concrete works | 19.3 | 119.3 | 122.3 | 125.0 | 126.4 | 2.6 | 2.5 | 2.2 | 1.1 |
| 1.3. Reinforcement | 7.9 | 157.3 | 175.6 | 171.5 | 161.8 | 5.1 | 11.6 | -2.3 | -5.7 |
| 1.4. Formwork (coffrage) | 6.5 | 122.4 | 127.8 | 130.9 | 130.6 | 3.0 | 4.4 | 2.4 | -0.2 |
| 1.5. Blockwork | 6.8 | 126.1 | 127.9 | 129.7 | 136.9 | 2.1 | 1.4 | 1.4 | 5.6 |
| 1.6. Plastering to ceilings and walls | 9.3 | 111.6 | 114.1 | 115.6 | 116.4 | 1.6 | 2.3 | 1.3 | 0.7 |
| 1.7. Screeding to floors and roofs | 4.0 | 120.8 | 123.9 | 125.7 | 126.8 | 4.0 | 2.6 | 1.4 | 0.9 |
| 2. External openings | 12.2 | 136.5 | 142.8 | 142.8 | 134.1 | 11.0 | 4.6 | 0.0 | -6.1 |
| 3. Internal openings and joinery works | 2.7 | 137.3 | 137.6 | 139.8 | 142.2 | 17.7 | 0.2 | 1.6 | 1.7 |
| 4. Tiling | 3.8 | 135.5 | 137.7 | 140.5 | 142.5 | 4.6 | 1.7 | 2.0 | 1.4 |
| 5. Painting | 1.9 | 113.2 | 116.3 | 119.2 | 121.1 | 2.9 | 2.7 | 2.5 | 1.6 |
| 6. Parquet | 2.5 | 135.6 | 142.6 | 153.0 | 158.3 | 7.2 | 5.2 | 7.3 | 3.4 |
| 7. Kitchen fit-out | 2.2 | 129.7 | 131.3 | 132.2 | 134.3 | 16.1 | 1.3 | 0.7 | 1.6 |
| 8. Bathroom fit-out | 1.7 | 128.1 | 125.4 | 126.3 | 122.8 | 6.1 | -2.1 | 0.7 | -2.8 |
| 9. Electrical works | 2.2 | 123.3 | 126.1 | 126.9 | 128.3 | 2.7 | 2.3 | 0.6 | 1.1 |
| 10. Plumbing and Drainage | 6.7 | 117.4 | 125.0 | 128.4 | 128.8 | 2.1 | 6.5 | 2.7 | 0.3 |
| 11. Site overhead costs | 5.8 | 108.6 | 109.9 | 111.5 | 111.6 | 1.6 | 1.2 | 1.5 | 0.1 |
| Total | 100.0 | 125.2 | 129.8 | 131.6 | 131.1 | 4.7 | 3.7 | 1.4 | -0.4 |

Table 3.1: Construction Price Index - April 2009 to December 2022

| Month | <i>(Base: 2nd Quarter 2009 = 100)</i> | | | | | | | | | | <i>(Base: 1st Quarter 2018 = 100)</i> | | | | |
|---------------------------------------|---------------------------------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|--------------|---------------------------------------|--------------|--------------|--------------|--------------|
| | 2009 | 2010 | 2011 | 2012 | 2013 | 2014 | 2015 | 2016 | 2017 | 2018 | 2018 | 2019 | 2020 | 2021 | 2022 |
| January | | 100.3 | 102.8 | 106.7 | 109.8 | 112.6 | 113.8 | 114.2 | 114.6 | 117.2 | 99.8 | 101.0 | 103.1 | 107.9 | 123.3 |
| February | | 100.3 | 104.1 | 106.8 | 110.5 | 112.6 | 113.7 | 113.9 | 114.6 | 118.4 | 100.1 | 101.0 | 104.4 | 108.5 | 124.5 |
| March | | 98.8 | 104.5 | 106.8 | 110.4 | 112.6 | 113.9 | 113.8 | 114.6 | 118.5 | 100.1 | 101.3 | 105.2 | 108.5 | 127.7 |
| <i>1st Quarter</i> | | 99.8 | 103.8 | 106.8 | 110.2 | 112.6 | 113.8 | 114.0 | 114.6 | 118.1 | 100.0 | 101.1 | 104.2 | 108.3 | 125.2 |
| April | 100.2 | 98.8 | 104.5 | 108.6 | 110.9 | 112.6 | 114.0 | 113.8 | 114.7 | 118.6 | 100.2 | 101.7 | 105.2 | 108.8 | 128.8 |
| May | 100.0 | 100.2 | 104.4 | 108.6 | 110.9 | 112.5 | 114.0 | 113.9 | 114.7 | 118.7 | 100.3 | 101.6 | 105.3 | 109.6 | 130.2 |
| June | 99.8 | 100.4 | 104.4 | 108.6 | 111.0 | 112.5 | 114.1 | 113.9 | 114.7 | 118.8 | 100.4 | 101.6 | 105.6 | 112.4 | 130.5 |
| <i>2nd Quarter</i> | 100.0 | 99.8 | 104.4 | 108.6 | 110.9 | 112.5 | 114.0 | 113.9 | 114.7 | 118.7 | 100.3 | 101.6 | 105.4 | 110.3 | 129.8 |
| July | 100.6 | 100.9 | 104.3 | 108.7 | 111.0 | 112.4 | <i>114.1</i> | 114.1 | 114.8 | 119.0 | 100.5 | 102.6 | 106.1 | 114.5 | 131.0 |
| August | 100.2 | 100.8 | 105.0 | 108.7 | 111.0 | 112.3 | <i>114.2</i> | 114.1 | 114.8 | 119.0 | 100.5 | 102.7 | 106.2 | 115.3 | 132.0 |
| September | 100.2 | 100.8 | 105.2 | 108.8 | 111.1 | 112.3 | <i>114.3</i> | 114.1 | 114.9 | 118.9 | 100.5 | 102.7 | 106.5 | 117.0 | 131.9 |
| <i>3rd Quarter</i> | 100.3 | 100.9 | 104.8 | 108.7 | 111.0 | 112.4 | 114.2 | 114.1 | 114.8 | 119.0 | 100.5 | 102.6 | 106.3 | 115.6 | 131.6 |
| October | 100.3 | 101.4 | 105.4 | 108.8 | 111.2 | 112.4 | 114.2 | 114.1 | 114.9 | 118.9 | 100.5 | 102.6 | 106.8 | 118.6 | 131.3 |
| November | 100.3 | 101.6 | 105.4 | 108.8 | 111.2 | 112.3 | 114.0 | 114.1 | 116.3 | 118.9 | 100.5 | 102.6 | 106.9 | 119.8 | 131.2 |
| December | 100.3 | 101.7 | 105.5 | 108.9 | 111.5 | 112.3 | 113.8 | 114.1 | 116.3 | 118.9 | 100.5 | 102.5 | 106.9 | 120.2 | 130.8 |
| <i>4th Quarter</i> | 100.3 | 101.6 | 105.4 | 108.8 | 111.3 | 112.3 | 114.0 | 114.1 | 115.8 | 118.9 | 100.5 | 102.6 | 106.9 | 119.5 | 131.1 |
| Yearly average | | 100.5 | 104.6 | 108.2 | 110.9 | 112.5 | 114.0 | 114.0 | 115.0 | 118.7 | 100.3 | 102.0 | 105.7 | 113.4 | 129.4 |
| % change in the yearly average | | -0.1 | 4.1 | 3.5 | 2.4 | 1.4 | 1.4 | 0.0 | 0.8 | 3.2 | | 1.7 | 3.6 | 7.3 | 14.1 |

Table 3.2: Construction Price Index - January 2009 to December 2022 (Base period 1st Qtr 2018 = 100)

| Month | 2009 | 2010 | 2011 | 2012 | 2013 | 2014 | 2015 | 2016 | 2017 | 2018 | 2019 | 2020 | 2021 | 2022 |
|---------------------------------------|-------------|-------------|-------------|-------------|-------------|-------------|-------------|-------------|-------------|--------------|--------------|--------------|--------------|--------------|
| January | 86.5 | 84.9 | 87.0 | 90.4 | 93.0 | 95.4 | 96.4 | 96.7 | 97.0 | 99.8 | 101.0 | 103.1 | 107.9 | 123.3 |
| February | 86.5 | 84.9 | 88.2 | 90.5 | 93.6 | 95.4 | 96.3 | 96.5 | 97.0 | 100.1 | 101.0 | 104.4 | 108.5 | 124.5 |
| March | 85.2 | 83.7 | 88.6 | 90.5 | 93.5 | 95.4 | 96.5 | 96.4 | 97.1 | 100.1 | 101.3 | 105.2 | 108.5 | 127.7 |
| <i>1st Quarter</i> | 86.0 | 84.5 | 87.9 | 90.5 | 93.4 | 95.4 | 96.4 | 96.5 | 97.0 | 100.0 | 101.1 | 104.2 | 108.3 | 125.2 |
| April | 84.9 | 83.7 | 88.5 | 92.0 | 93.9 | 95.4 | 96.6 | 96.4 | 97.1 | 100.2 | 101.7 | 105.2 | 108.8 | 128.8 |
| May | 84.7 | 84.8 | 88.5 | 92.0 | 93.9 | 95.3 | 96.6 | 96.5 | 97.2 | 100.3 | 101.6 | 105.3 | 109.6 | 130.2 |
| June | 84.5 | 85.0 | 88.5 | 92.0 | 94.0 | 95.3 | 96.7 | 96.5 | 97.2 | 100.4 | 101.6 | 105.6 | 112.4 | 130.5 |
| <i>2nd Quarter</i> | 84.7 | 84.5 | 88.5 | 92.0 | 94.0 | 95.3 | 96.6 | 96.5 | 97.2 | 100.3 | 101.6 | 105.4 | 110.3 | 129.8 |
| July | 85.2 | 85.5 | 88.4 | 92.1 | 94.0 | 95.2 | 96.7 | 96.6 | 97.2 | 100.5 | 102.6 | 106.1 | 114.5 | 131.0 |
| August | 84.9 | 85.4 | 88.9 | 92.1 | 94.1 | 95.2 | 96.8 | 96.6 | 97.2 | 100.5 | 102.7 | 106.2 | 115.3 | 132.0 |
| September | 84.9 | 85.4 | 89.1 | 92.2 | 94.1 | 95.1 | 96.8 | 96.6 | 97.3 | 100.5 | 102.7 | 106.5 | 117.0 | 131.9 |
| <i>3rd Quarter</i> | 85.0 | 85.4 | 88.8 | 92.1 | 94.0 | 95.2 | 96.7 | 96.6 | 97.2 | 100.5 | 102.6 | 106.3 | 115.6 | 131.6 |
| October | 85.0 | 85.9 | 89.3 | 92.1 | 94.2 | 95.2 | 96.7 | 96.7 | 97.3 | 100.5 | 102.6 | 106.8 | 118.6 | 131.3 |
| November | 85.0 | 86.1 | 89.3 | 92.2 | 94.2 | 95.1 | 96.6 | 96.7 | 98.5 | 100.5 | 102.6 | 106.9 | 119.8 | 131.2 |
| December | 85.0 | 86.2 | 89.3 | 92.2 | 94.4 | 95.1 | 96.4 | 96.7 | 98.5 | 100.5 | 102.5 | 106.9 | 120.2 | 130.8 |
| <i>4th Quarter</i> | 85.0 | 86.1 | 89.3 | 92.2 | 94.3 | 95.2 | 96.6 | 96.7 | 98.1 | 100.5 | 102.6 | 106.9 | 119.5 | 131.1 |
| Yearly average | 85.2 | 85.1 | 88.6 | 91.7 | 93.9 | 95.3 | 96.6 | 96.6 | 97.4 | 100.3 | 102.0 | 105.7 | 113.4 | 129.4 |
| % change in the yearly average | | -0.1 | 4.1 | 3.5 | 2.4 | 1.4 | 1.4 | 0.0 | 0.8 | 3.0 | 1.7 | 3.6 | 7.3 | 14.1 |

Technical Note

Methodology for the compilation of the Construction Price Index

(i) Introduction

A Construction Price Index measures the change in the level of construction prices. The construction industry is very broad and highly diversified with considerable variations from one type of construction to another. This makes it difficult to derive generalized indices that would be applicable to the industry as a whole. Hence, separate indices for the different types of construction need to be compiled. At present, Statistics Mauritius publishes an index that covers residential buildings only.

(ii) Types of Construction Price Indices

Different approaches to index number compilation are used depending on the purpose for which the index is required. There are two main types of construction price indices:

The Output Price Index

In this approach, specific projects representative of the various categories of construction works are selected as models and construction firms are surveyed and asked to provide estimates of the prevailing market prices for each of the projects. As such, the output price indices respond to the changes in prices of materials used and cost of labour, as well as changes in overhead costs and profits.

The Input Price Index

The index is based on prices of a representative selection of basic inputs (labour, plant, materials and transport) that go into the construction work. Hence, the input price index measures the change in the cost of resources to the contractor, and not the change in the price that the client pays.

The office opted for the input price index which, though more limiting than the output price index, is simpler and less expensive to construct and maintain.

(iii) Selection of representative dwelling

Since it would have been too time-consuming and costly to include all major types of residential dwellings, it was decided to restrict the index to a model dwelling, representing the most common type of dwelling in 2017. This model dwelling was determined on the basis of the 2011 Housing Census data and developments assumed to have taken place during the period 2011 to 2017. The drawings of the prototype model dwelling were provided by the Mauritius Housing Company Ltd. A description of the model is given at paragraph (viii) below.

(iv) Weighting scheme

The quantity survey work to determine the weighting pattern for the index was entrusted to a private Quantity Surveyor following established procedures.

Any given construction consists of an assembly of a certain number of stages or work categories. Seventeen stages or broad work categories were identified and detailed costs of inputs in terms of labour, plant, materials and transport that go into the construction of the selected model were calculated under each of the work categories. The weights have been worked out in such a way that they can be presented in terms of inputs as well as work categories. For publication purposes, weights and sub-indices are also shown for broad input categories of labour, plant, materials and transport, and also for “grey building”.

(v) Data collection

The data needed for the computation of the index are collected every month from a sample of around 70 outlets in 8 regions of the island. Prices are collected in respect of some 91 items, representative of all items that go into the computation of the index.

(vi) Calculation of the Construction Price Index

The Construction Price Index is a weighted average of price relatives of individual items, based on the modified Laspeyres formula:

$$I_t = \frac{\sum W_i (P_{it} / P_{io})}{\sum W_i} \times 100$$

where I_t = index for current period t
 P_{io} = price of item i at base period 0
 P_{it} = price of item i at current period t
 W_i = weight of item i

The base period is the 1st quarter of 2018.

At the level of individual items, the Jevons formula is used to calculate price relatives, that is, the geometric mean is used to compute the lowest level indices.

(vii) Uses

- a) Construction price indices give an indication of the change in the level of prices of construction works. As such, they are used as deflators for the measurement of real growth in the construction sector.
- b) They are also useful for evaluating cost fluctuations in contracts regarding construction works and for renegotiating owner-tenant agreements.

(viii) Description of model dwelling

The model used is a single storey (ground floor) detached house of 137 square meters (1,475 square feet) in floor area measured at plinth level to the external face of the external walls. The overall area is inclusive of 17 square metres (183 square feet) in respect of a garage.

It comprises three bedrooms, a living-dining room, a kitchen, a toilet, a bathroom, a porch and an attached garage. The building has concrete block walls, reinforced concrete flat roof, internal flush plywood doors, aluminium openings for windows and entrance door, screeded floor and roof, tiling to floors, walls of w.c. and bathroom and kitchen worktop, laminated flooring in bedrooms; the ceilings and walls are rendered and painted both internally and externally. Plumbing, sanitary installation and electrical installation are included as well as drainage which is to be connected to the sewerage system. The dwelling is also equipped with solar water heater and water tank.

Provision has been made, in the form of more substantial foundations and of stub columns on the roof, for converting the single into a two-storey house eventually. Site works are restricted to spreading and leveling surplus excavated material around the site.

The index excludes the cost of the building permit and the draughtman's fee.

It is assumed that although the house is not constructed by a contractor, the client has recourse to the services of a foreman.

Statistics Mauritius
LIC Centre,
John Kennedy Street,
Port Louis, MAURITIUS
T: +230 208 1800
F: +230 211 4150
W: <https://statsmauritius.govmu.org>
E: statsmauritius@govmu.org