

Lisbon AESOP Annual Congress 2017

International Federation for Housing and Planning – Roundtable, Friday 14th July 2017

“The Impacts of Airbnb in European Cities (Amsterdam, Brussels, Copenhagen, Lisbon)”

Impact of Airbnb on Brussels housing & planning

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(www.ffue.org)

Airbnb Statistics and Facts

Number of Airbnb users:

150 million users

Last updated 3/7/17

Number of Airbnb hosts:

640,000 hosts

Last updated 11/25/14

Total funding Airbnb has raised to date:

\$3.4 billion

Last updated 6/12/17

Airbnb's total valuation:

\$31 billion

Last updated 6/12/17

Projected number of Airbnb users in Europe by 2020:

24 million

Last updated 6/15/17

Number of governments that Airbnb has signed tax agreements with:

275 governments

Last updated 4/12/17

Amount Airbnb has collected in taxes globally:

\$240 million

Last updated 5/1/17

A growing number of investors are seizing investment opportunities to develop the serviced apartment market and Airbnb supply in Europe's cities.

Paris is now the world's largest Airbnb market, according to research from JLL with around 35,000 listings – up 224 percent over the last five years.

The opportunity for investors is very much like that presented by student housing which has now become an established asset class. Their revenue typically equals hotels, and yet they are currently priced below.

Brussels' Situation 2017

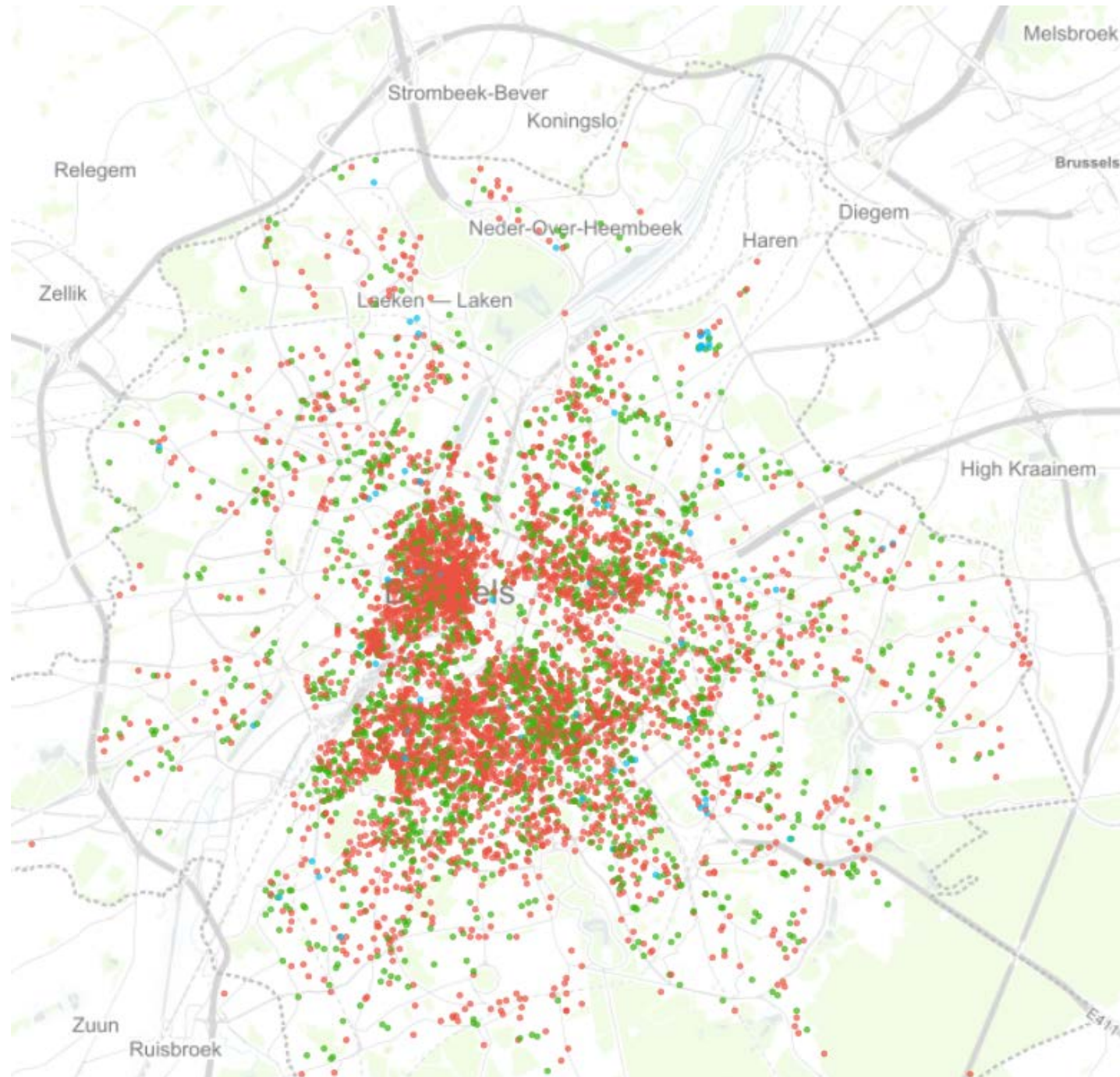
Number of listings: 6,192.

Number of users 2016:
230,000.

Room types 64.6% are entire homes/apartments (red points on the map).

Entire homes or apartments highly available year-round for tourists, probably don't have the owner present, could be illegal, and more importantly, are displacing residents.

Source: <http://insideairbnb.com/brussels/>



Bruxelles - B&B Rodebeek : 439-1

Hébergement calme et confortable situé à l'Est de Bruxelles dans une maison de ville. Votre accueil se fera en français, néerlandais ou anglais. Facilité d'accès, possibilité d'un parking privé extérieur. Séjour de 1 à 30 nuits (sans cuisine)

Chambre double(1er étage)-salle de douche à partager avec une autre chambre - accès au jardin - non fumeur - pas d'animaux (chien dans la maison).

Nouveau : depuis le 1/2/2017 une taxe de séjour de 3 € euros par nuitée et par chambre vous sera réclamée à votre arrivée par le propriétaire.

Situation : Chaussée de Rodebeek 1200 Bruxelles
Accès : Métro Rodebeek Bus : 29-80-27

Code : 439-1

Type : Double

Catégorie (?) : Une étoile +

Thème (?) : Classique Gay friendly-LGTBI

Note des visiteurs (?) : 4.8/5

Réserver maintenant!

1 2 3 4 5



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supply announced on
B&B Brussels

Bed&Breakfast >>>
supply announced only on
personal website
(ex. Diegem place)



Welkom in het B&B van Paula en Harry.



Ontbijt tafel - Table de petit-déjeuner - Frühstückstisch - Breakfast table

Government actions

1. The Brussel regional government has since 24 March 2016 imposed a registration of any host of both individual rooms in the same way as hotels, including insurance attest and written agreement of other owners. Registration number indication is compulsory.
2. Scattered controls are taking place and fines occasionally imposed.
3. On February 2017, a taxation of 3 EUR/night has been established on both hotels and serviced apartments and Airbnb.