



Banc Ceannais na hÉireann  
Central Bank of Ireland

Eurosystem



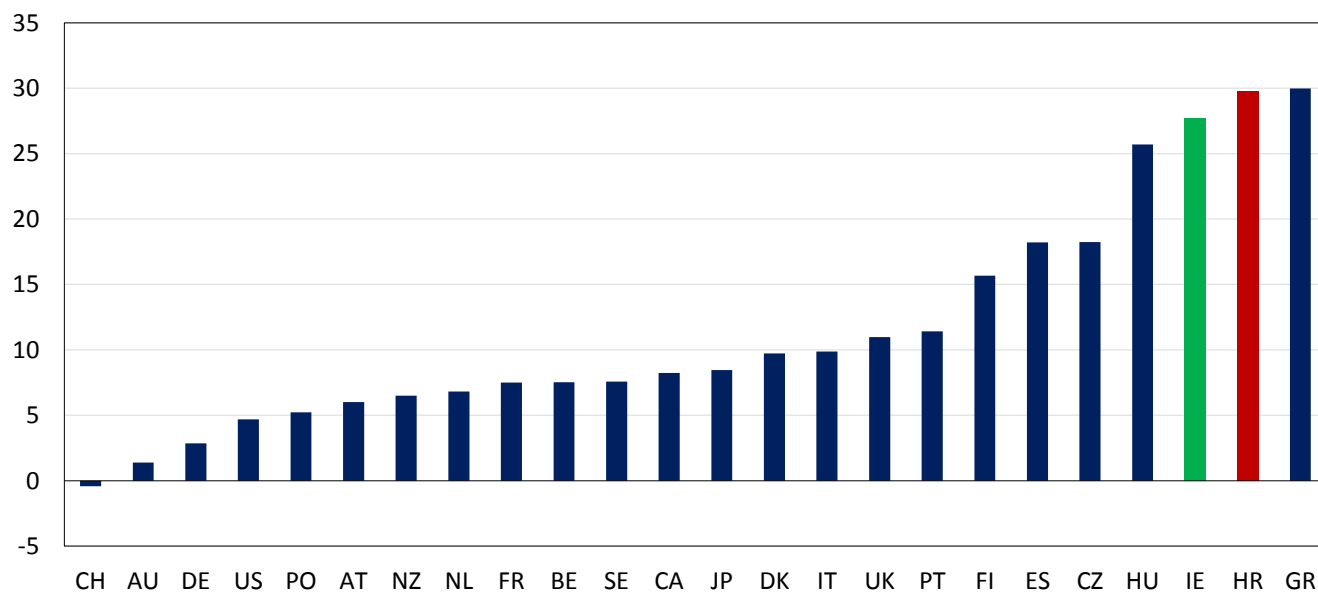
# Making Residential Rental Markets Work for Financial Stability

Stefan Gerlach, Deputy Governor

8 June 2015



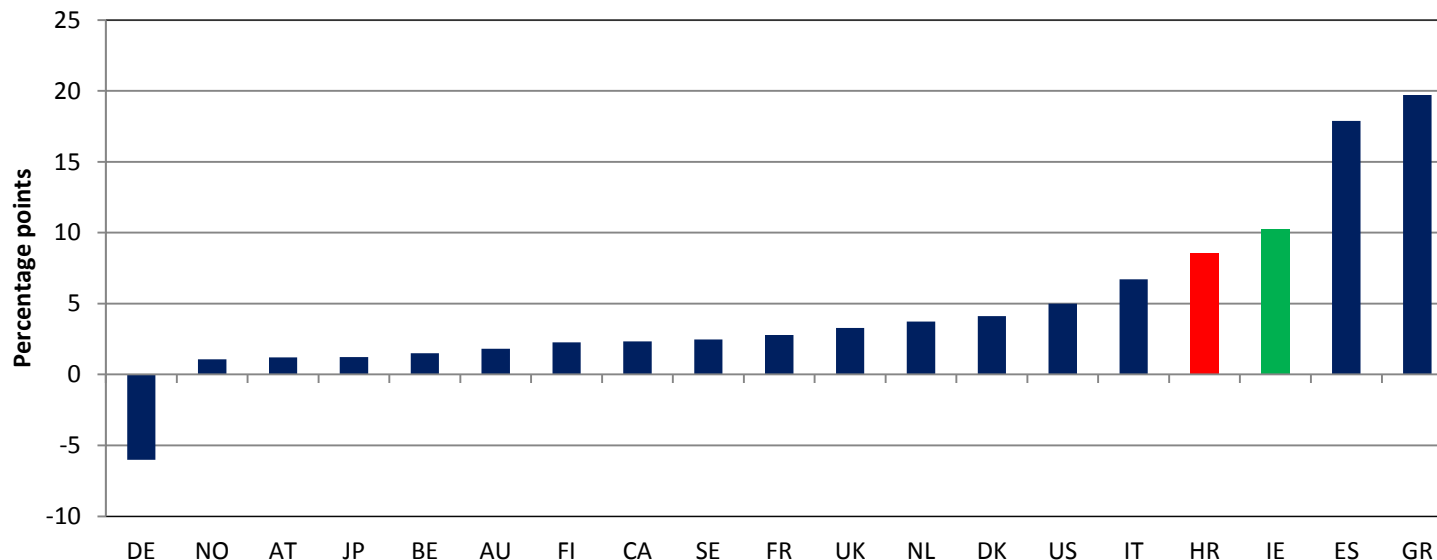
## Chart 1: Loss in potential output, 2013



**Source:** Source: Ball, L. (2014) “Long-term damage from the great recession in OECD countries”; National Bank of Croatia.



## Chart 2: Increase in unemployment rates between 2005 and 2014

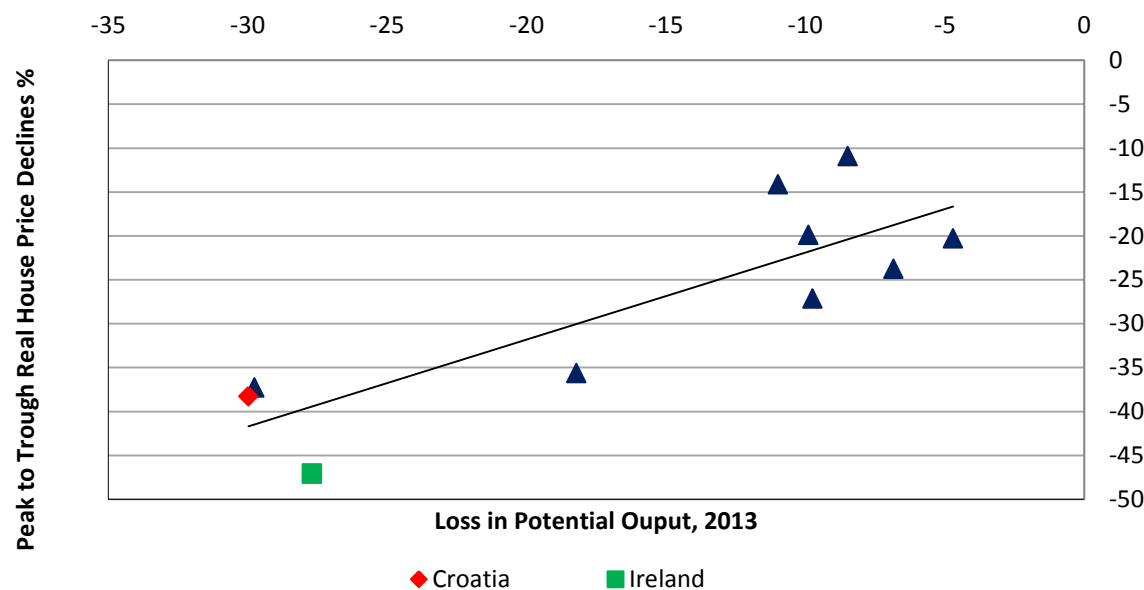


**Source:** IMF World Economic Outlook, April 2015.

**Note:** The increase in the unemployment rate is calculated using annual data. The years in which the unemployment rate was at its lowest and highest level varies for each country.



## Chart 3: Relationship between potential output loss and house prices

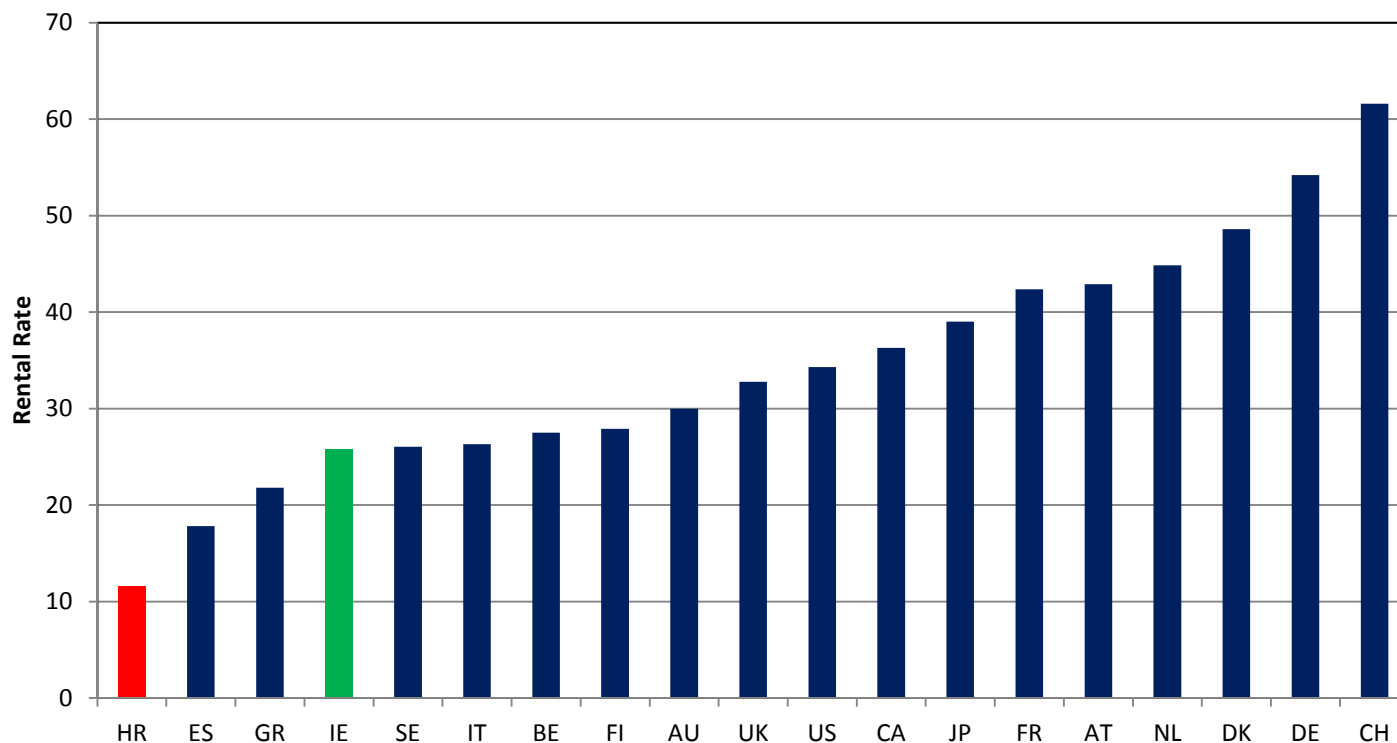


**Source:** Potential output losses taken from Ball (2014) and National Bank of Croatia, house prices taken from OECD data based on national sources, National Bank of Croatia and Croatian Bureau of Statistics.

**Notes:** An average for the year was constructed using quarterly data.



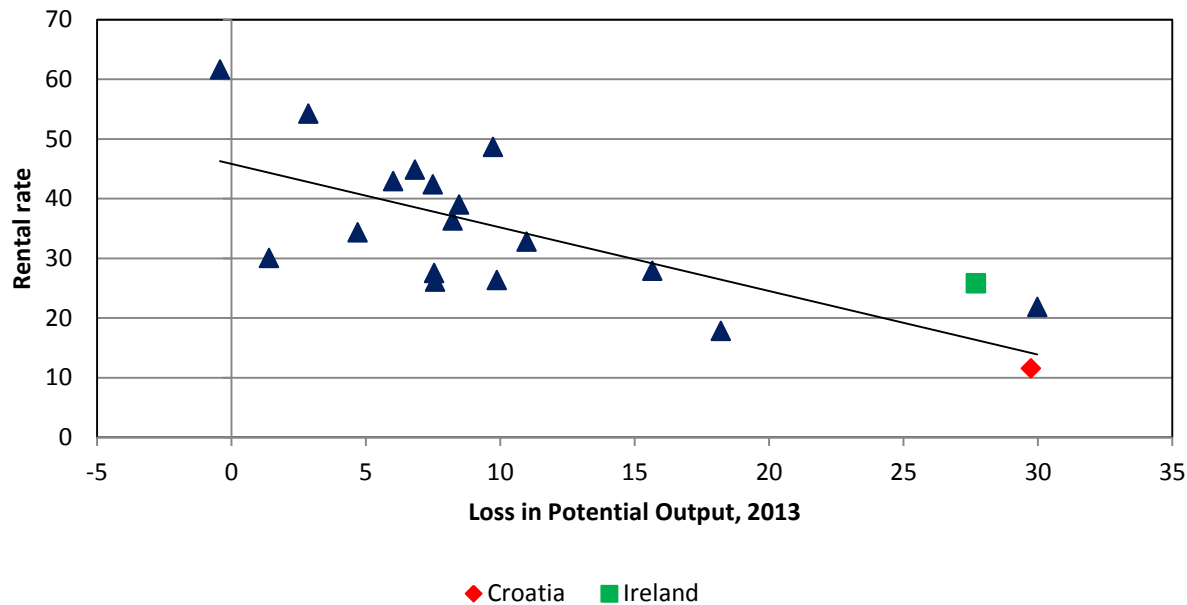
## Chart 4: Rental rates across countries



**Source:** Rental rates calculated using data from European Mortgage Federation and national sources.



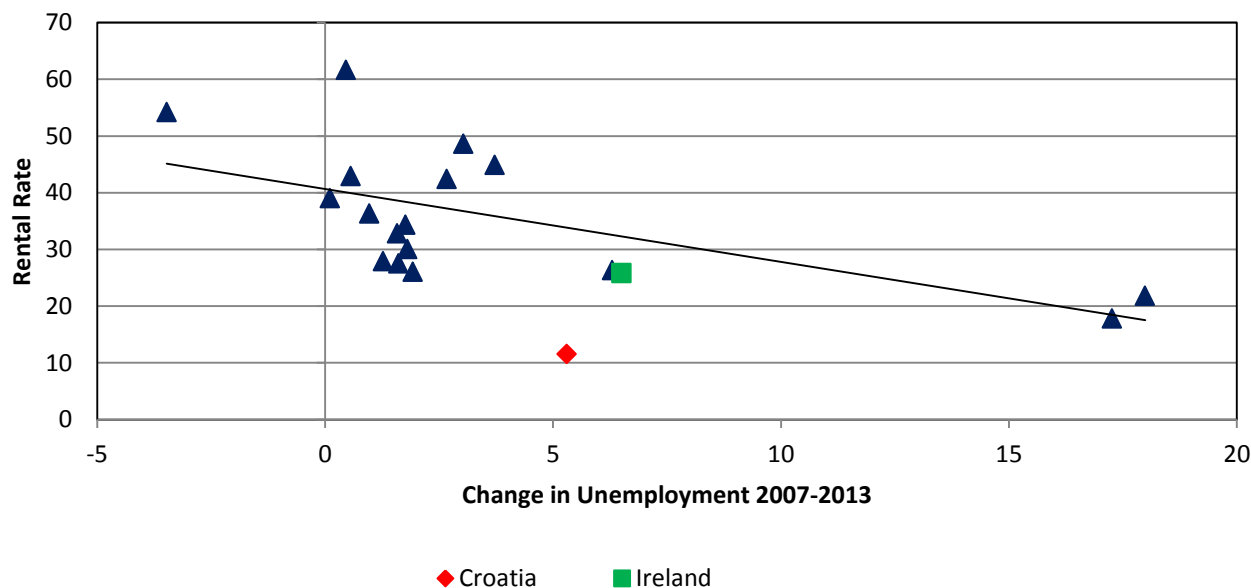
## Chart 5: Relationship between rental rates and potential output loss



**Source:** Potential output losses taken from Ball (2014) and National Bank of Croatia, rental rates calculated using data from European Mortgage Federation and national sources.



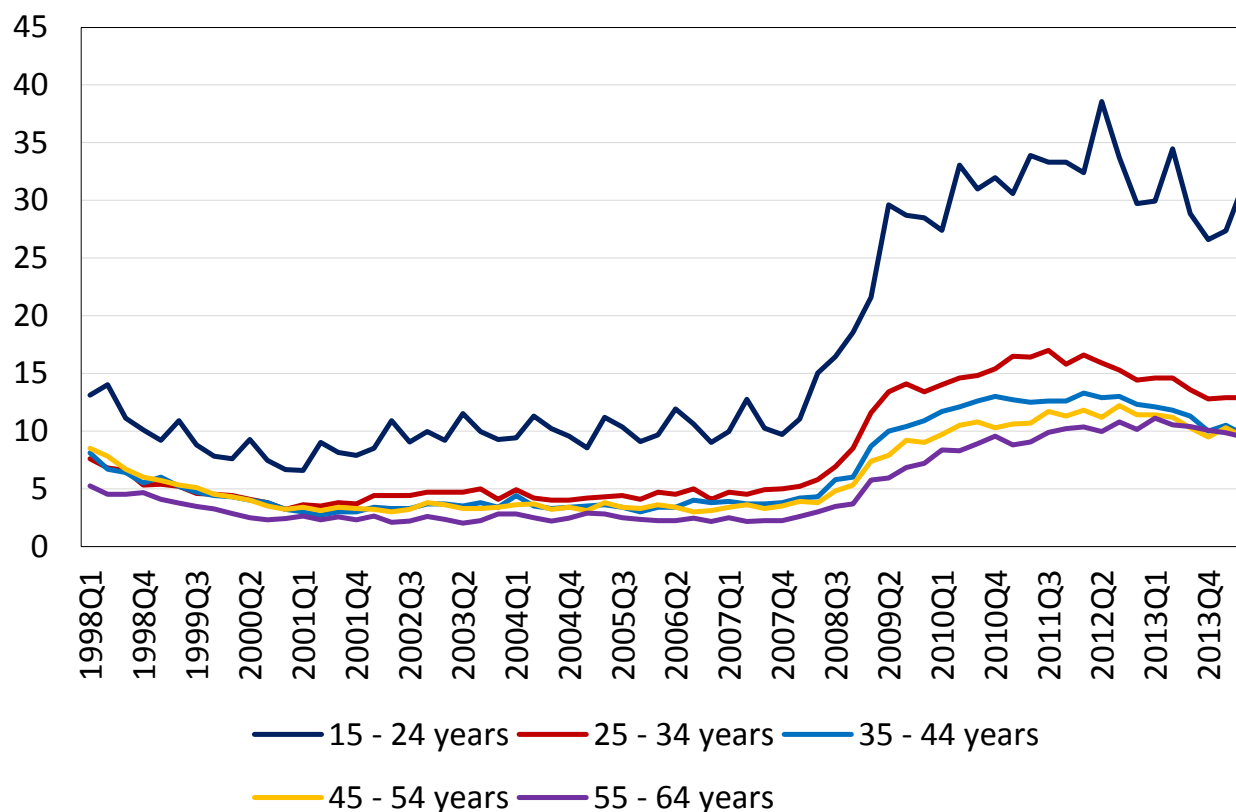
## Chart 6: Relationship between rental rates and unemployment



**Source:** Unemployment data from IMF World Economic Outlook, rental rates calculated using data from European Mortgage Federation and national sources.



## Chart 7: Unemployment rates in Ireland by age group

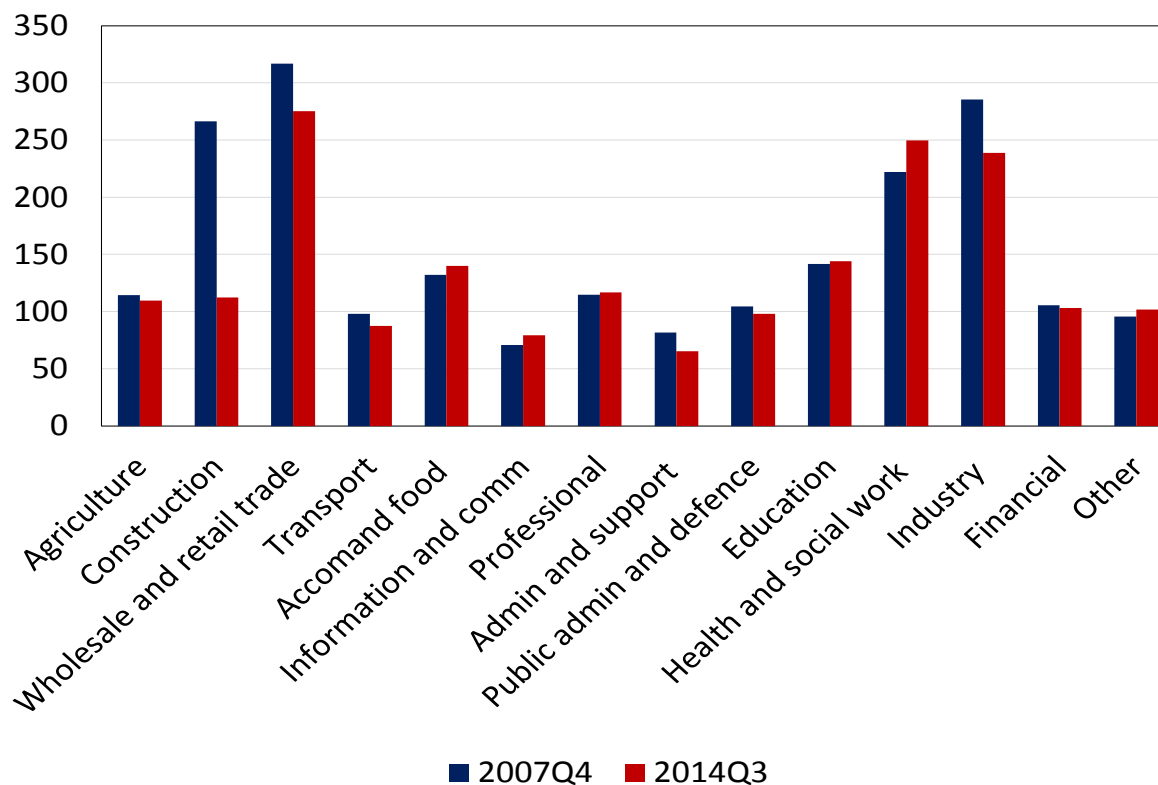


Source: Central Statistics Office.





## Chart 8: Sectoral employment shares in Ireland



Source: Central Statistics Office.