

# Key metrics to understand outsized rental growth in today's market

New records of market rent growth have been set in 2021. On this page you can find key statistics and main growth drivers. Our latest Prologis Research paper covers these fast changing dynamics in more detail. Link to full report [\[here\]](#).

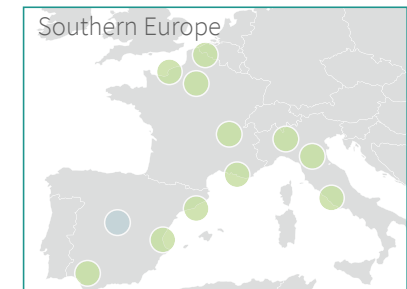
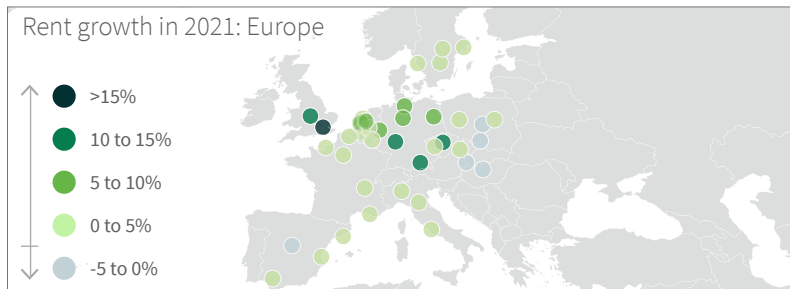
## Rent growth statistics for 2021

### Global

The United States	17.5%
Europe	7.2%
China	2.3%
Japan	0.9%
Brazil	11.0%
Mexico	10.5%

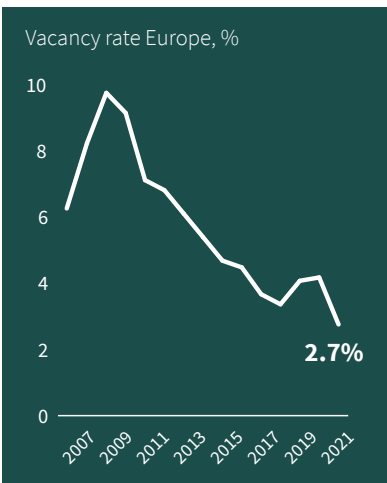
### Top 5: Europe<sup>1</sup>

<b>1.</b> The United Kingdom	13.1%
<b>2.</b> Germany	8.7%
<b>3.</b> The Czech Republic	7.0%
<b>4.</b> The Netherlands	5.1%
<b>5.</b> Sweden	3.9%
<b>(9.) Spain</b>	<b>0.2%</b>



## Four main rent growth drivers

### 1: AVAILABILITY LOWEST LEVEL<sup>2</sup>



### 2: RISING CONSTRUCTION COSTS<sup>3</sup>



### 3: SOARING LAND VALUES<sup>4</sup>



### 4: URGENCY OF DEMAND IN 2021<sup>2</sup>



## Highest growth markets

### Top 5: Europe

<b>1.</b> London
<b>2.</b> Midlands
<b>3.</b> Prague
<b>4.</b> Frankfurt
<b>5.</b> Munich

### Top 3: Spain

<b>1.</b> Barcelona
<b>2.</b> Valencia
<b>3.</b> Sevilla

Note: Regional and global rental growth rates referred to throughout are weighted averages of market-level growth rates, using estimates of market revenue as weightings

1. Out of 12 countries Prologis has exposure.  
 2. Source: CBRE, JLL, C&W, Fraunhofer, Gerald Eve, Colliers, Prologis Research.  
 3. Source: Eurostat, Prologis Research. Price index based on basket of commodities needed to develop a logistics warehouse.  
 4. Source: Prologis local deployment teams and Research. Land value represents finished land.