

ESG real estate in Barcelona

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Environmental, social and governance (ESG) criteria have become essential in all areas. In real estate development, in particular, it is becoming essential to rethink construction and renovation methods. Furthermore, renovating brings a series of advantages compared to new constructions.

First, it leads to an economy of occupation. Instead of building new housing estates, to the detriment of green space, it is interesting to prioritize on the existing stock of buildings. New constructions have no impact on existing buildings, which mostly are totally obsolete in terms of energy savings. According to certain analysts, it would be necessary to prioritize the energy renovation of all buildings over 2,000 square meters in order to achieve the objectives of reducing CO2 emissions by 50% by 2030.

Secondly, it allows for significant savings on resources and energy. Renovation is less energy-intensive and more restrained in the need for new construction materials, which are often dependent on the oil industry, such as isolation, for example.

Finally, it should be noted that renovation also gives a significant economic advantage. In addition to a visual refresh, upgrading to eco-responsible standards has a real impact on the value of aged and obsolete goods. Logically, investors are following the trend and are now increasingly placing themselves on eco-responsible projects as a priority.

In this context, CaridaB Group decides to go one step further in the implementation of its ESG values, focusing on more profitable purchase and renovation projects, mainly in Barcelona.

Beyond its very international dimension, Barcelona is an important real-estate market with first class buildings allowing qualitative renovation projects from an architectural and ecological point of view.

On the environmental side, the development of green real estate projects will offer us a 20% increase in the occupancy rate and a 25% reduction in energy consumption. In addition, environmental criteria mean that we respect short production cycles and the use of local labor. We also pay particular attention to the working environment, the premises' safety and people's well-being, which promotes the employees' involvement as well as the dedication of companies with which we work. In addition, good governance, based on respect, together with a permanent audit, allow us to avoid possible financial losses and structural defects.

This ESG policy therefore goes much further than simple eco-responsibility. It improves the well-being of all stakeholders and guarantees significant added value to investors, while having a real impact on today's environmental issues.

