

Calculation based on the average unit price of new home in accordance with the statistical survey result on building construction starts

[Unit price based on the average unit price of new home]

(Unit: 10,000 yen/m<sup>2</sup>)

Year built	Unit price	Year built	Unit price	Year built	Unit price	Year built	Unit price
2010	16.95	1997	13.33	1984	9.70	1971	6.07
2009	16.67	1996	13.05	1983	9.42	1970	5.79
2008	16.39	1995	12.77	1982	9.14	1969	5.51
2007	16.12	1994	12.49	1981	8.86	1968	5.23
2006	15.84	1993	12.21	1980	8.58	1967	4.95
2005	15.56	1992	11.93	1979	8.30	1966	4.67
2004	15.28	1991	11.65	1978	8.02	1965	4.39
2003	15.00	1990	11.37	1977	7.74	1964	4.12
2002	14.72	1989	11.09	1976	7.46	1963	4.12
2001	14.44	1988	10.81	1975	7.19	1962	4.12
2000	14.16	1987	10.53	1974	6.91	1961 or earlier	4.12
1999	13.88	1986	10.26	1973	6.63		
1998	13.60	1985	9.98	1972	6.35		

#### Setting the unit price

- Set the unit price used to calculate the value of building at the time of the accident following procedure: firstly set the most recent average unit price of new wooden home in Fukushima Prefecture\* stipulated in the statistical survey result on building construction starts as the unit price when the building was new, secondly corrected by straight-line depreciation (life of building: 48 years, lower limit of salvage value: 20%), thirdly the value of outdoor facilities and garden trees (refer to section 3 of Attachment 1) is added onto the result. For buildings that are 48 years old or older (built in 1964 or earlier), the lowest compensation unit price (41,200 yen/m<sup>2</sup>) is applied.

- The buildings subject to this calculation method are confined to those where applicants used as their residence at the time of the accident.

- The floor space multiplied by this unit price is the floor space (m<sup>2</sup>) used for the assessment of fixed assets.

\* The weighted average of cost per square meter of wooden houses and buildings residents only house, residents only semi house, both residents and industry building. in the year of 2011 in accordance with the "statistical survey result on building construction starts" announced by the Ministry of Land, Infrastructure, Transport and Tourism

[http://www.e-stat.go.jp/SG1/estat/GL08020103.do?\\_toGL08020103\\_&listID=000001086086](http://www.e-stat.go.jp/SG1/estat/GL08020103.do?_toGL08020103_&listID=000001086086)