

2. 上昇・横ばい・下落の地点数の推移

「R3 調査」欄の地点数は、令和3年都道府県地価調査（令和3年7月1日時点）における、前年の都道府県地価調査（令和2年7月1日時点）からの継続地点を、上昇・横ばい・下落の区分別に集計したもの。他の年も同様。

（単位：地点）

| | | 住宅地 | | | | 商業地 | | | | 全用途 | | | |
|-------|----|---------|---------|---------|--------|---------|---------|---------|-------|---------|---------|---------|--------|
| | | 上昇 | 横ばい | 下落 | 計 | 上昇 | 横ばい | 下落 | 計 | 上昇 | 横ばい | 下落 | 計 |
| 全国 | R3 | 3,187 | 3,319 | 8,069 | 14,575 | 1,120 | 1,221 | 2,846 | 5,187 | 4,665 | 4,865 | 11,216 | 20,746 |
| | 調査 | (21.9%) | (22.8%) | (55.4%) | | (21.6%) | (23.5%) | (54.9%) | | (22.5%) | (23.5%) | (54.1%) | |
| | R2 | 2,749 | 2,667 | 9,210 | 14,626 | 1,419 | 876 | 2,857 | 5,152 | 4,438 | 3,837 | 12,490 | 20,765 |
| | 調査 | (18.8%) | (18.2%) | (63.0%) | | (27.5%) | (17.0%) | (55.5%) | | (21.4%) | (18.5%) | (60.1%) | |
| | R元 | 4,220 | 2,841 | 7,596 | 14,657 | 2,183 | 848 | 2,064 | 5,095 | 6,802 | 3,986 | 9,946 | 20,734 |
| | 調査 | (28.8%) | (19.4%) | (51.8%) | | (42.8%) | (16.6%) | (40.5%) | | (32.8%) | (19.2%) | (48.0%) | |
| 三大都市圏 | R3 | 1,322 | 1,454 | 1,331 | 4,107 | 483 | 512 | 528 | 1,523 | 1,965 | 2,027 | 1,878 | 5,870 |
| | 調査 | (32.2%) | (35.4%) | (32.4%) | | (31.7%) | (33.6%) | (34.7%) | | (33.5%) | (34.5%) | (32.0%) | |
| | R2 | 1,077 | 978 | 2,069 | 4,124 | 763 | 251 | 486 | 1,500 | 1,963 | 1,287 | 2,614 | 5,864 |
| | 調査 | (26.1%) | (23.7%) | (50.2%) | | (50.9%) | (16.7%) | (32.4%) | | (33.5%) | (21.9%) | (44.6%) | |
| | R元 | 2,046 | 1,056 | 1,004 | 4,106 | 1,196 | 172 | 104 | 1,472 | 3,423 | 1,275 | 1,118 | 5,816 |
| | 調査 | (49.8%) | (25.7%) | (24.5%) | | (81.3%) | (11.7%) | (7.1%) | | (58.9%) | (21.9%) | (19.2%) | |
| 東京圏 | R3 | 887 | 831 | 748 | 2,466 | 319 | 280 | 301 | 900 | 1,312 | 1,133 | 1,050 | 3,495 |
| | 調査 | (36.0%) | (33.7%) | (30.3%) | | (35.4%) | (31.1%) | (33.4%) | | (37.5%) | (32.4%) | (30.0%) | |
| | R2 | 782 | 484 | 1,202 | 2,468 | 540 | 112 | 246 | 898 | 1,411 | 619 | 1,463 | 3,493 |
| | 調査 | (31.7%) | (19.6%) | (48.7%) | | (60.1%) | (12.5%) | (27.4%) | | (40.4%) | (17.7%) | (41.9%) | |
| | R元 | 1,319 | 608 | 532 | 2,459 | 734 | 86 | 53 | 873 | 2,166 | 707 | 587 | 3,460 |
| | 調査 | (53.6%) | (24.7%) | (21.6%) | | (84.1%) | (9.9%) | (6.1%) | | (62.6%) | (20.4%) | (17.0%) | |
| 大阪圏 | R3 | 244 | 434 | 424 | 1,102 | 78 | 136 | 146 | 360 | 362 | 596 | 580 | 1,538 |
| | 調査 | (22.1%) | (39.4%) | (38.5%) | | (21.7%) | (37.8%) | (40.6%) | | (23.5%) | (38.8%) | (37.7%) | |
| | R2 | 257 | 346 | 512 | 1,115 | 195 | 102 | 65 | 362 | 484 | 475 | 594 | 1,553 |
| | 調査 | (23.0%) | (31.0%) | (45.9%) | | (53.9%) | (28.2%) | (18.0%) | | (31.2%) | (30.6%) | (38.2%) | |
| | R元 | 403 | 344 | 370 | 1,117 | 283 | 50 | 26 | 359 | 737 | 411 | 401 | 1,549 |
| | 調査 | (36.1%) | (30.8%) | (33.1%) | | (78.8%) | (13.9%) | (7.2%) | | (47.6%) | (26.5%) | (25.9%) | |
| 名古屋圏 | R3 | 191 | 189 | 159 | 539 | 86 | 96 | 81 | 263 | 291 | 298 | 248 | 837 |
| | 調査 | (35.4%) | (35.1%) | (29.5%) | | (32.7%) | (36.5%) | (30.8%) | | (34.8%) | (35.6%) | (29.6%) | |
| | R2 | 38 | 148 | 355 | 541 | 28 | 37 | 175 | 240 | 68 | 193 | 557 | 818 |
| | 調査 | (7.0%) | (27.4%) | (65.6%) | | (11.7%) | (15.4%) | (72.9%) | | (8.3%) | (23.6%) | (68.1%) | |
| | R元 | 324 | 104 | 102 | 530 | 179 | 36 | 25 | 240 | 520 | 157 | 130 | 807 |
| | 調査 | (61.1%) | (19.6%) | (19.2%) | | (74.6%) | (15.0%) | (10.4%) | | (64.4%) | (19.5%) | (16.1%) | |
| 地方圏 | R3 | 1,865 | 1,865 | 6,738 | 10,468 | 637 | 709 | 2,318 | 3,664 | 2,700 | 2,838 | 9,338 | 14,876 |
| | 調査 | (17.8%) | (17.8%) | (64.4%) | | (17.4%) | (19.4%) | (63.3%) | | (18.2%) | (19.1%) | (62.8%) | |
| | R2 | 1,672 | 1,689 | 7,141 | 10,502 | 656 | 625 | 2,371 | 3,652 | 2,475 | 2,550 | 9,876 | 14,901 |
| | 調査 | (15.9%) | (16.1%) | (68.0%) | | (18.0%) | (17.1%) | (64.9%) | | (16.6%) | (17.1%) | (66.3%) | |
| | R元 | 2,174 | 1,785 | 6,592 | 10,551 | 987 | 676 | 1,960 | 3,623 | 3,379 | 2,711 | 8,828 | 14,918 |
| | 調査 | (20.6%) | (16.9%) | (62.5%) | | (27.2%) | (18.7%) | (54.1%) | | (22.7%) | (18.2%) | (59.2%) | |
| 地方四市 | R3 | 298 | 16 | 18 | 332 | 166 | 8 | 8 | 182 | 473 | 24 | 26 | 523 |
| | 調査 | (89.8%) | (4.8%) | (5.4%) | | (91.2%) | (4.4%) | (4.4%) | | (90.4%) | (4.6%) | (5.0%) | |
| | R2 | 287 | 22 | 21 | 330 | 174 | 6 | 3 | 183 | 470 | 28 | 24 | 522 |
| | 調査 | (87.0%) | (6.7%) | (6.4%) | | (95.1%) | (3.3%) | (1.6%) | | (90.0%) | (5.4%) | (4.6%) | |
| | R元 | 290 | 18 | 20 | 328 | 174 | 1 | 2 | 177 | 471 | 20 | 22 | 513 |
| | 調査 | (88.4%) | (5.5%) | (6.1%) | | (98.3%) | (0.6%) | (1.1%) | | (91.8%) | (3.9%) | (4.3%) | |
| その他 | R3 | 1,567 | 1,849 | 6,720 | 10,136 | 471 | 701 | 2,310 | 3,482 | 2,227 | 2,814 | 9,312 | 14,353 |
| | 調査 | (15.5%) | (18.2%) | (66.3%) | | (13.5%) | (20.1%) | (66.3%) | | (15.5%) | (19.6%) | (64.9%) | |
| | R2 | 1,385 | 1,667 | 7,120 | 10,172 | 482 | 619 | 2,368 | 3,469 | 2,005 | 2,522 | 9,852 | 14,379 |
| | 調査 | (13.6%) | (16.4%) | (70.0%) | | (13.9%) | (17.8%) | (68.3%) | | (13.9%) | (17.5%) | (68.5%) | |
| | R元 | 1,884 | 1,767 | 6,572 | 10,223 | 813 | 675 | 1,958 | 3,446 | 2,908 | 2,691 | 8,806 | 14,405 |
| | 調査 | (18.4%) | (17.3%) | (64.3%) | | (23.6%) | (19.6%) | (56.8%) | | (20.2%) | (18.7%) | (61.1%) | |