

Wohnkonzepte In Japan Housing In Japan Typologien

Housing and Social Transition in Japan Housing in Japan Future Living Housing Markets and Household Behavior in Japan Housing and Social Transition in Japan Economic Analysis of Housing Policy in Japan Wohnkonzepte in Japan Housing in Japan JAPANESE HOMES AND THEIR SURROUNDINGS The Housing Market and Housing Policies in Japan Housing Markets in the United States and Japan Japanese Homes and Their Surroundings Workers' Housing Problem in Japan Housing in Postwar Japan - A Social History A quick look at housing in Japan The Outlook for Housing in Japan to the Year 2000 How to Make a Japanese House A Quick Look at Housing in Japan Housing and Urban Development in Japan Landed Yosuke Hirayama Japan. Kensetsushō. Jūtakyoku Claudia Hildner Miki Seko Yosuke Hirayama Keiko Nosse Hirono Christian Schittich Hannes Rössler EDWARD S. MORSE, PH.D., A.M. Masahiro Kobayashi Yukio Noguchi Edward Sylvester Morse Japan. Kensetsushō. Jūtakyoku Ann Waswo 田中道子 Michihiko Ueda Cathelijne Nuijsink Nihon Kenchiku Sentā United States. Department of Housing and Urban Development. Office of International Affairs Christopher Dillon

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a comprehensive challenging and theoretically developed account of the dynamic role of the housing system during a period of unprecedented social and economic change in japan

single family houses are becoming increasingly outdated they offer no response to demographic change or to the fact that there are fewer and fewer life long relationships they

are often too inflexible for new family models or ways of cohabitation this publication presents projects in recent years in japan which respond to the need for new forms of housing the architects are developing solutions that allow residents to live together but still maintain enough distance and privacy the presented apartment types and their layout allow for a variety of life models particularly interesting here is the use of spaces that provide a gradual transition from public to private space an approach to building that according to experts could revolutionize western residential architecture the publication portrays these new forms of building and living based on prominent japanese examples that include shigeru ban sou fujimoto and akihisa hirata

this book addresses essential questions about housing by building theoretical models based on various real world problems in japan and testing these models using econometric methods almost all related empirical analyses use japanese household longitudinal data accordingly the author analyzes whole aspects of the data based on an understanding of the actual situation theory and empirical analysis to directly derive a vision of a future housing policy why are houses expensive and difficult to obtain in japan why do people have to live in small houses why do people not relocate frequently why is the earthquake insurance subscription rate so low particularly in an earthquake prone country such as japan even after such a catastrophic event as the great east japan earthquake of 2011 how do existing housing finance and tax policies or laws relate to these real world problems to answer these questions the book clarifies the unique criteria that characterize housing problems in japan and presents a vision of future housing policy the short answer is that existing housing finance policy that adopts criteria based on the floor space of houses creates incentives for people to live in even smaller houses furthermore the japan rental act which affects people renting homes reduces residential mobility the incidence of underinsurance against earthquake risk is a result of earthquake insurance market imperfections such as crude and rough geographical risk ratings the book elaborates on these factors in four parts and will be of interest to all readers who are concerned with the housing market and household behavior in japan

bringing together a number of perspectives on the japanese housing system housing and social transition in japan provides a comprehensive challenging and theoretically developed account of the dynamic role of the housing system during a period of unprecedented social and economic change in one of the most enigmatic social political and economic systems of the modern world while japan demonstrates many of the characteristics of some western housing and social systems including mass homeownership and consumption based lifestyles extensive economic growth and rapid urban modernization has been achieved in balance with traditional social values and the maintenance of the family system helpfully divided into three sections housing and social transition in japan explores the dynamics of the development of the housing system in post war japan deals with social issues related to

housing in terms of social aging family relations gender and inequality addresses the japanese housing system and social change in relation to comparative and theoretical frameworks as well as providing challenges and insights for the academic community at large this book also provides a good introduction to the study of japan and its housing economic social and welfare system generally

this book analyzes housing policy in terms of the quality of housing theoretically and empirically the analysis is prompted by the japanese government's success in increasing the volume of housing through interest rate policy as is shown by vector autoregression var analysis in this book consequently the focus of housing policy in japan is now the quality of housing this is the first book to analyze and propose housing monetary policy and housing subsidy policy to improve the quality of housing which increase the number of houses that are barrier free and earthquake resistant this book is also the first to focus on appropriate valuation of housing using hedonic price function and the quality of houses using the method of valuation developed and proposed in this book market clearing prices of houses can be calculated without analytical and theoretical error toward this end the disclosure of information the offer prices and attributes of houses is proposed as a housing policy in addition in this research the author has developed a method to estimate the hedonic price index and rent index using the quality of houses for the first time in japan with hedonic price and rent functions the author shows the extent to which differences in home ownership investment are caused by differences in information about the property this finding shows the need to explore an appropriate method of valuation of houses the propositions of this book can help companies benefit from the use of the hedonic housing valuation and hedonic price and rent indexes

optimising the use of space inspiring living concepts and layout solutions in the densely populated urban areas of japan small houses with unusual spatial □ concepts and surprising layout solutions are emerging on narrow strips of land that would normally be considered unsuitable for home construction yet it's not only this sense of space but also the sensory use of materials and a feel for aesthetics skillfully combined with traditional elements that have fascinated architects outside of japan

housing policies in japan after world war ii were focused on the quantitative supply of houses with a wide range of targeted groups and public rental houses the japan housing corporation now the urban renaissance agency and the government housing loan corporation now the japan housing finance agency have served to address these policy targets accordingly the restoration of housing stock was successful but the collapse of the property bubble in the early 1990s caused negative impact on the real economy and created persistent loss of confidence among the japanese people which is exacerbated by deflation and negative

demographic factors decrease of the population and aging of society enhancement of the quality of houses is an important part of the housing policy in japan but at the same time there needs to be a balance between new construction and the activation of existing housing stocks given the social experiments currently underway there is need to closely monitor the changes of market trends

although japan and the united states are the world s leading economies there are significant differences in the ways their wealth is translated into living standards a careful comparison of housing markets illustrates not only how living standards in the two countries differ but also reveals much about saving patterns and how they affect wealth accumulation in this volume ten essays discuss the evolution of housing prices housing markets and personal savings housing finance commuting and the impact of public policy on housing markets the studies reveal surprising differences in housing investment in the two countries for example because down payments in japan are much higher than in the united states japanese tend to delay home purchases relative to their american counterparts in the united states the advent of home equity credit may have reduced private saving overall this book is the first comparison of housing markets in japan and the united states and its findings illuminate the effects of housing markets on productivity growth business investment and trade

in this book the author writes about the more than 4 years he spent visiting hundreds of japanese homes and learning as much as possible about their construction design furnishings and relative merits it is the only authentic record of the traditional home mats lamps screens gardens from its general plan to the smallest decorative detail 307 illustrations

radical changes in the design of housing in post war japan had numerous effects on the japanese people public policy toward housing provision and the effects of escalating land prices in tokyo and a few other very large cities in the country from the mid to late 1970s onward are examined but it is dwellings themselves and the slow but steady shift from a floor sitting to a chair sitting housing culture in urban and suburban parts of the country that figure most prominently in the discussion central to the book is the author s translation of an account written by kyoko sasaki an observant wife and mother about the housing she and her growing family experienced during the 1960s and subsequent chapters explore some of the issues that flow from her account chief among these are the small size and generally poor quality of the private sector housing that japanese of fairly ordinary means could afford to occupy in the early postwar years the new design initiatives undertaken at about that time by public sector housing providers and the diffusion of at least some of their initiatives to the housing sector as a whole and the adjustments that the occupants of housing had to or chose to make as the dwellings available to them as renters or as owners changed in character attention is also paid to the structural requirements of dwellings and attitudes toward

dwelling of diverse types in a country prone to earthquakes

nowhere in the world have architects built homes as small as in japan and nowhere with such success this title presents the designs of the latest generation of architects and situates them in the historical evolution of japanese housing the extremely small japanese dwelling by western standards can barely be considered a comfortable place this requires knowledge of the traditional japanese home the family culture and the limitations of building in densely populated areas the strength of the japanese dwelling turns out not to lie in a rational quantity of square metres but to be of a spiritual nature using critical research interviews and projects this book presents the state of the art of the individual house in japan in addition it provides insight into the unique design approach of different generations of japanese architects the 21 completed homes in this reference book are richly illustrated with drawings and photographs in this way this book offers inspiration for the construction of unique small dwellings

landed the guide to buying property in japan is a resource for anyone purchasing or thinking of purchasing real estate in japan whether you re looking for a family home a ski chalet or an investment property landed japan will save you time money and effort in landed japan you ll learn how property is bought and sold in japan where to find financing legal advice and other essential services how to recognize and manage japan specific risks where to find property listings even if you can t read japanese how aging and migration are reshaping japan s property market where not to buy how to check a real estate agent s credentials how to get tax breaks and other incentives about the opportunities and risks in recreational and repossessed property how residents and nonresidents have successfully bought property in tokyo and beyond

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