

## **Abstract**

This bachelor thesis focuses on the development of the real estate market in the Czech Republic and Hungary after the outbreak of the subprime crisis in the U.S. and residential and mortgage market comparison.

The aim of this thesis is to point out the main differences of both residential markets in terms of the average transaction prices, housing intensity or housing stock. The residential markets comparison is accompanied by return on investment analysis of the rental property purchase in Prague and Budapest for 30 years.