

**CURRENCIES &** BONDS & SUMMARY **EQUITIES** COMMODITIES **TRADE MONETARY POLICY** RATES **VOLATILITY &** CONTAINMENT **REITs** COVID-19 **ESG** MACRO RESEARCH MOBILITY MEASURES

#### **NEED TO KNOW**

15 June 2021

**4.6%**Eurozone GDP forecast for 2021

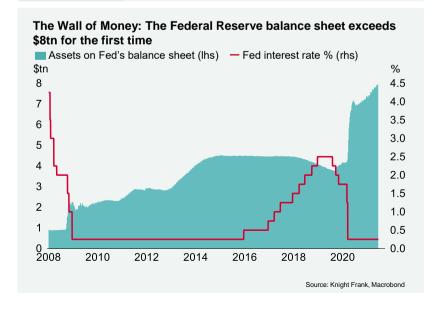
The ECB has improved its Eurozone GDP forecast, with the economy expected to grow by 4.6% in 2021, up from 4.0% last forecast in March. Markets reacted positively, with Europe's STOXX 600 continuing its rally for the forth consecutive week, closing at a record high on Friday.

2.3%
UK monthly increase in GDP in April 2021

The UK economy grew by 2.3% in April 2021, its fastest pace of growth since July 2020, following further easing of government restriction measures. Indeed, the economy was largely supported by the services sector, which increased 3.4% in April 2021. UK GDP is now 3.7% below the February 2020 prepandemic level, the smallest gap since the start of the crisis.

**4.7%**UK unemployment in the three months to April

The UK jobs market showed signs of recovery in the three months to April, with unemployment falling by 0.3% q-q to 4.7% and employment up by 0.2% to 75.2%. This coincides with circa 60% of the UK workforce back at their normal place of work by the  $30^{\text{th}}$  May 2021, up from 56.7% two weeks prior, according to the ONS.



### Inflation

Finalised inflation figures for May are due this week for Germany, France, Italy, the UK, Argentina, Canada, the Eurozone and Japan. US inflation accelerated to 5% in May, its strongest level since 2008 and higher than expectations of a 4.7% annual increase.

# Fed Monetary Policy Decision

The Federal Reserve will publish its latest policy statement on Wednesday. Similar to last week's ECB decision, no major changes are anticipated. However, the recent pick up in US inflation will likely initiate discussions on the tapering of the Fed's \$120bn monthly bond buying programme.

### **Retail Sales**

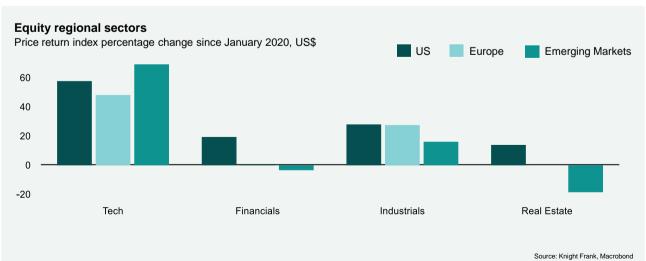
This week, retail sales figures for the US, UK and China are due for May. UK retail sales volumes in April grew sharply, increasing 9.2% over the month. This largely reflected the impact of easing restrictions, following the reopening of all non-essential retail in England and Wales on 12th April. Retail sales volumes were 42.4% higher than in April 2020, when the UK was in its first national lockdown.



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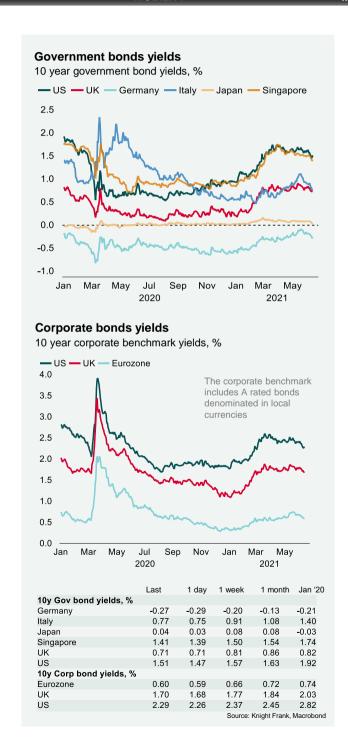


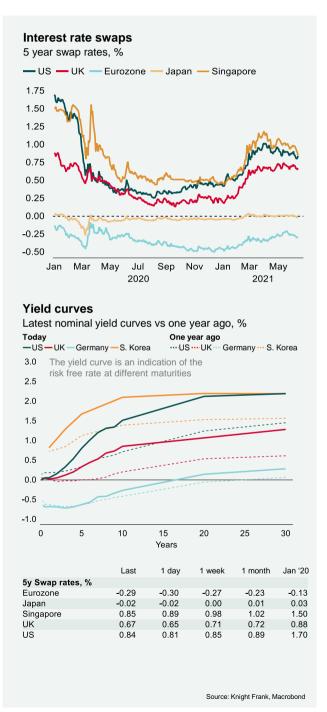






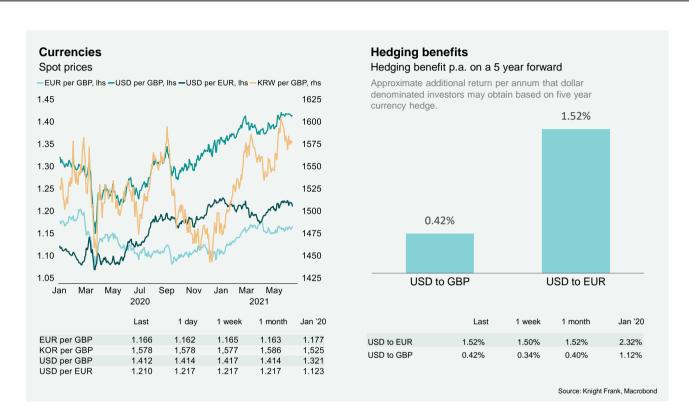
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#### Monetary policy

Central	ban	ks po	licy	rates
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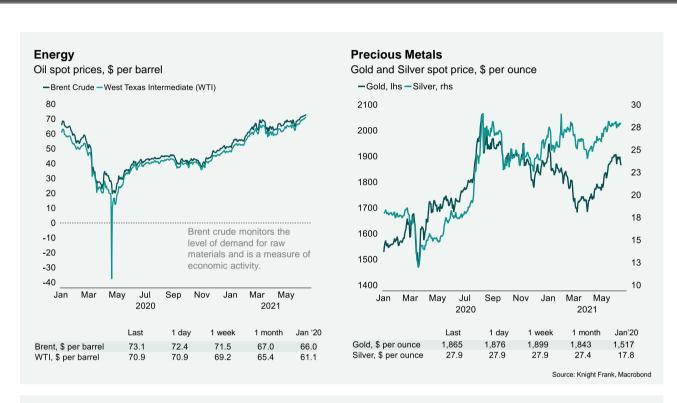
#### Central banks asset purchasing programme

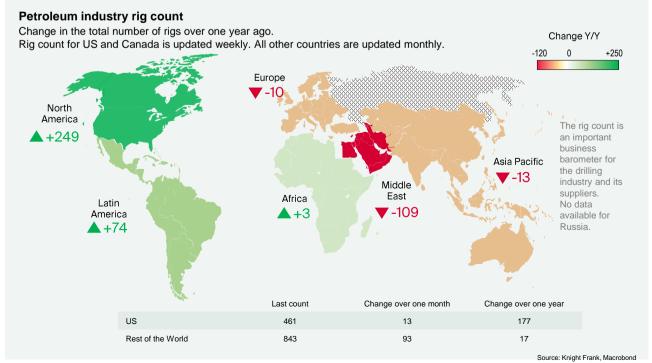
	Last	Value at Jan '21	Value at Jan '20	Lastest (\$)	MoM change	YoY change
Australia	0.10%	0.10%	0.75%	371 bn	11.6%	94.9%
Canada	0.25%	0.25%	1.75%	395 bn	2.5%	15.9%
China, Mainland	4.35%	4.35%	4.35%	5.9 tn	0.9%	15.9%
Euro Area	0.00%	0.00%	0.00%	9.38 tn	2.5%	48.4%
France	0.00%	0.00%	0.00%	2.18 tn	3.2%	46.2%
Germany	0.00%	0.00%	0.00%	3.2 tn	3.9%	45.5%
India	4.00%	4.00%	5.15%	401 bn	0.9%	14.6%
Italy	0.00%	0.00%	0.00%	1.81 tn	2.4%	41.9%
Japan	-0.10%	-0.10%	-0.10%	6.62 tn	0.2%	10.1%
Saudi Arabia	1.00%	1.00%	2.25%	489 bn	-1.1%	5.9%
South Korea	0.50%	0.50%	1.25%	493 bn	-0.1%	13.8%
Spain	0.00%	0.00%	0.00%	487 bn	3.7%	47.4%
Sweden	0.00%	0.00%	-0.25%	164 bn	4.1%	22.3%
UK	0.10%	0.10%	0.75%	1.16 tn	0.8%	52.8%
US	0.25%	0.25%	1.75%	7.95 tn	1.7%	10.9%

Source: Knight Frank, Macrobond



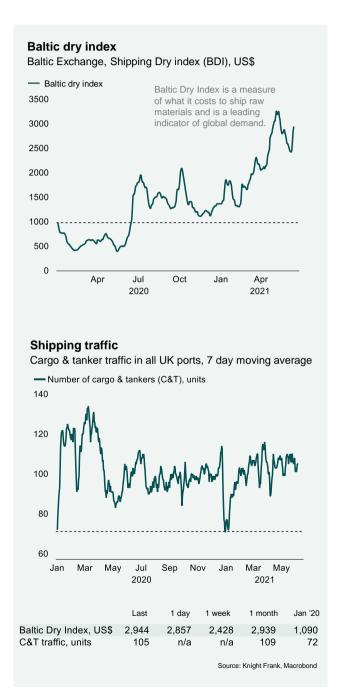
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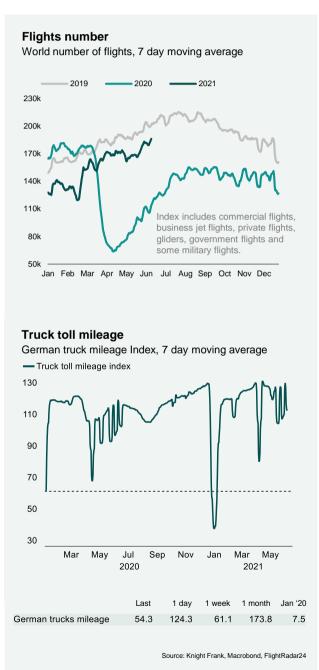






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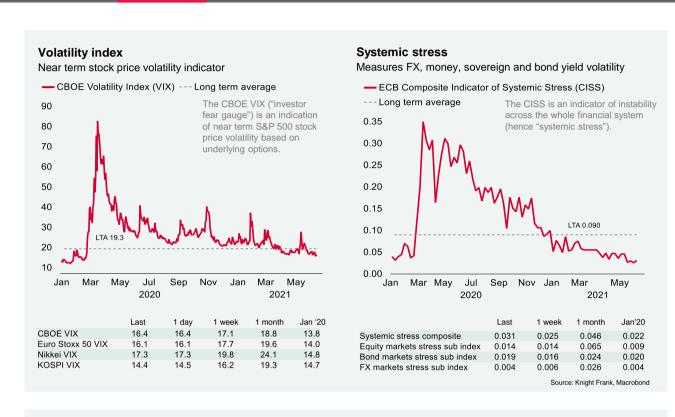
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#### **UK REITs by sector** US REITs by sector UK EPRA gross total return index, Jan 2020 = 100, GBP£ US NAREIT gross total return index, Jan 2020 = 100, US\$ All REITs — Office — Industrial — Retail — All REITs — Office — Industrial — Retail — Healthcare — Residential — S&P500 Healthcare — Residential — FTSE 250 130 140 110 120 90 100 70 80 50 60 30 40 10 Jul Oct Jan Apr Jan Apr Jul Oct Jan Apr Jan Apr 2020 2021 2020 2021 Index, gross total return Percentage change since Index, gross total return Percentage change since Original value and base I ast 1 day 1 week 1 month Jan '20 Original value and base Last 1 day 1 week 1 month Jan'20 All REITs 988 1.0 1.4 6.0 -3.4 All REITs 0.1 23,437 3.4 10.6 16.3 Office -12.3 2,599 -0.1 -0.5 5.1 Office 2.241 0.1 3.7 13.0 -0.1 1,616 Industrial 1.6 3.3 9.3 30.3 Industrial 3 077 0.0 33 104 41 1 Retail 2.5 22.0 -69.9 108 5.4 Retail 1.177 -0.61.7 10.4 3.1 Healthcare 2,400 1.9 2.1 5.4 5.9 Healthcare 4,337 1.4 4.8 9.0 4.6 Residential 1.506 -0.6 0.3 4.1 -1.3 Residential 2,281 0.0 2.9 9.7 17.1 **FTSE 250** 18.220 S&P500 8,851 0.4 3.6 Source: Knight Frank, Macrobono



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#### Workplace mobility

Google Workplace Mobility Index change since March '20, %

7 day moving average of daily office visitors compared to each country's baseline (5 week average between Jan 2020 - Feb 2020).



#### **Public transport mobility**

Citymapper Mobility Index change since March '20, %

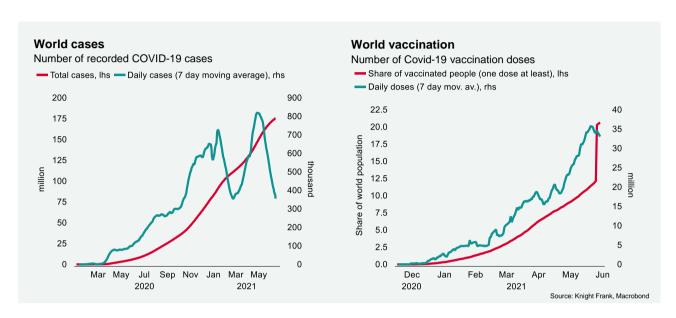
7 day moving average of daily trips planned and taken compared to each city's baseline (4 week average between Jan 2020 - Feb 2020).



Source: Knight Frank, Macrobond



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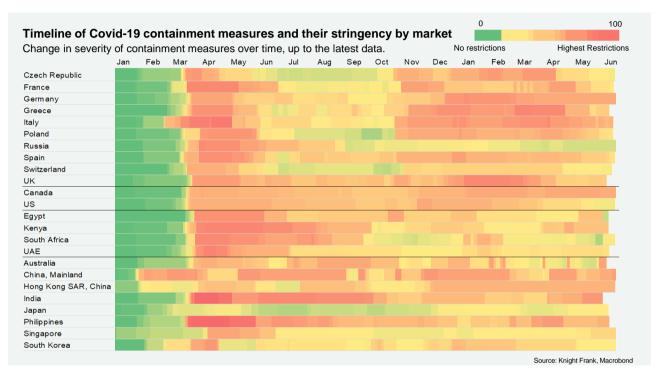
#### Cases and vaccinations breakdown by country Total cases New cases People vaccinated New doses 1 week ago 1 month ago Millions Population (%) Last day Last 7days av. 16,702 Australia 0.0 11 17 5,145 20 76,692 54,490 Brazil 17.4 78,700 66,017 26 131,486 6,198 Canada 1.290 1,666 24.429 65 59.756 1.4 0.1 198 348 35 622,000 43 2,344,714 China 2,692 1,355 46 0.3 315 853 8,574 Denmark France 5.6 2.850 5.070 8.576 30,271 45 81,293 Germany 3.7 549 1,117 11,336 40,004 48 116,581 Greece 0.4 320 579 2 158 4 247 41 13.865 India 29.5 70,421 100,636 343,144 202,573 15 436,518 Ireland 0.3 315 307 437 1,761 36 10,181 Italy 4.2 1,390 2,275 8,082 29,315 48 78,701 Japan 8.0 1,409 2,078 6,918 17,581 14 131,238 Netherlands 1.7 1,066 1,574 6,013 7,760 45 12,513 Norway 0.1 403 0 461 1,930 36 6,343 436 4,496 44 Portugal 0.9 612 12,482 0 9,462 13 Russia 5.2 13,721 9,429 18,515 43,330 Saudi Arabia 0.5 1,017 984 1,116 n/a n/a 17,529 0.1 20 34 2.504 Singapore 13 43 7.029 South Africa 1.7 7,657 5,073 3,221 643 8,775 South Korea 399 0.1 485 11,830 23 101,142 747 2,372 5,852 Spain 3.7 20,964 45 72,040 UK 7,319 4.6 5,223 2,656 41,551 61 68,353 11,678 US 33.1 11,608 35,093 52 156,816 173,840 Change since People vaccinated Share of population **Total cases** Total (mn) 1 week ago 1 month ago Total (mn) Last 1 week ago 1 month ago World 176 1.4% 8.9% 720 20.7% 11.8% 8.9%



Source: Knight Frank, Macrobond

### **Leading Indicators**

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#### Covid-19 containment measures breakdown by market Confirmed Cases Confirmed Deaths Lockdown Index Internal Movement Public Events Public Transport Workplace Schools International Travel Czech Republic 1,665,138 30,229 47 France 5.678.893 109.572 415,401 12,437 Greece 62 Italy Poland 4,245,779 2,877,608 127,038 74,574 54 **37** Russia 5.162.049 124,681 54 48 Switzerland 700.735 10.861 UK Canada 127,907 25,921 33,474,692 599,945 47 Egypt 273,795 175,681 3.421 57,879 1,730 UAE 599,823 Australia China, Mainland 30,273 91,471 910 4,636 Hong Kong SAR, China India 11,878 29,510,410 210 374,305 Japan 776.565 14.083 49 Philippines 1,322,053 Singapore South Korea 62,301 148,647 1,992 Lockdown Index key & Scale Public events Public transport Value No Measure No measure 0 Recommended Recommended 1 Internal movements Workplace International travel No Restrictions Recommended Restrictions 0-25 No measure No measure Recommended Recommended Recommended Screening Quarantine arrivals from 26-50 Enforced Restrictions Restriction Required closure of Highest Restrictions / Ban schooling to close high risk regions Required closure for all Ban on high risk regions but essential work All schools ed to close Total border closure



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#### **ESG FUNDS & SUSTAINABLE FINANCE**

**7**x

The growth of capital inflow into ESG funds in 2020

- Inflows into ESG funds grew sevenfold to \$15bn between 2019 and 2020.
- ESG funds have taken \$84 out of every net \$100 flowing into equity funds over the same period.
  - Three quarters of this new ESG capital (\$11.3bn) flowed into active funds.

48%

The growth of sustainable bonds in Q1 2021 vs Q4 2020

- Global sustainable finance bond issuance increased 48% to \$286.5bn in Q1 2021 compared to the previous quarter. This marks the highest quarterly level on record and more than double the amount seen in the same quarter last year.
  - Green bonds accounted for the largest share (\$131.3bn), followed by social bonds (\$91.8bn) and sustainability bonds (\$42.2bn).
  - Europe accounted for \$177.6bn or 62% of total sustainable finance bonds issued in Q1 2021, followed by the Americas (18%) and APAC (15%).
- Sustainable finance bonds' share of global debt capital markets reached 11.5% in Q1 2021, up from 9.5% in Q4 2020.

26%

The growth of sustainable loans in Q1 2021 vs Q4 2020

- The market for sustainable syndicated loans reached \$113.6bn in Q1 2021, a 26% increase over Q4 2020 and more than 130% higher than the Q1 2020 total.
- Europe accounted for the largest share (53%), followed by the Americas (32%) and APAC (10%).

62%

The growth in sustainable equity in Q1 2021 vs Q4 2020

- Equity issuance from sustainable companies increased 62% over the quarter to \$11.2bn in Q1 2021.
- The Americas accounted for 75% of the sustainable equity market, followed by Europe (24%).

#### **EMISSION TARGETS**

### UK

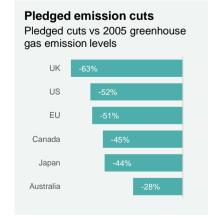
The British government accelerated its climate change target, by announcing a new pledge to reduce carbon emissions by 78% compared to 1990 levels, by 2035. This compares to the previous target of cutting emissions by 68% by 2030.

### EU

Under a new law agreed between member states and the EU Parliament, the bloc pledged to cut carbon emissions by at least 55% by 2030, compared with 1990 levels.

### US

President Biden announced that America would aim to cut its greenhouse gas emissions 50 percent to 52 percent below 2005 levels by 2030.





Current

Account/ GDP % 2.5

2.5

-1.2

-0.72

-1.9

1.9

7.8

-3.1

3.0

0.3

-1.9

6.6

-0.9

-0.44

4.6

4.9

3.6

3.2

7.8

-4.2

3.6 3.6

-4.6

3.9 17.6

2.2

3.5

0.7

5.2

3.8

-5.1

5.9

-3.5

## **Leading Indicators**

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#### MACROECONOMIC INDICATORS

									Cov
Market	Population	GDP	CDD		ı	Interest	Interest Inflation	Interest Inflation Jobless	Gov. Interest Inflation Jobless Budget
	million	Stn	YoY	QoQ		rate			9
ıstralia	26	1,397	1.1%	1.8%		0.10%			
ustria	9	446	-5.5%	-1.1%		0.00%			
elgium	12	530	-0.6%	1.0%		0.00%			
Brazil	212	1,840	1.0%	1.2%		3.50%			
Canada	38	1,736	0.3%	1.4%		0.25%			
china, Mainland	1,444	14,343	18.3%	0.6%		3.85%	3.85% 1.3%	3.85% 1.3% 5.1%	3.85% 1.3% 5.1% -3.7%
enmark	6	348	-1.3%	-1.3%	-0.50	)%	0% 1.7%	0% 1.7% 4.6%	0% 1.7% 4.6% -1.1%
gypt	101	303	2.9%	2.9%	8.25%		4.8%	4.8% 7.4%	4.8% 7.4% -9.0%
uro Area	342	13,336	-1.3%	-0.3%	0.00%		2.0%	2.0% 8.0%	
inland	6	269	-1.0%	-0.1%	0.00%		2.2%	2.2% 9.0%	2.2% 9.0% -5.4%
rance	67	2,716	1.2%	-0.1%	0.00%		1.4%	1.4% 8.0%	1.4% 8.0% -9.2%
Sermany	83	3,846	-3.1%	-1.8%	0.00%		2.5%	2.5% 4.4%	2.5% 4.4% -4.2%
long Kong SAR, China	7	366	7.9%	5.4%	0.86%		0.7%	0.7% 6.4%	0.7% 6.4% -12.0%
ndia	1,347	2,869	1.6%	7.9%	4.00%		6.3%	6.3% 6.5%	6.3% 6.5% -9.5%
ndonesia	270	1,119	-0.7%	-1.0%	3.50%		1.7%	1.7% 6.3%	1.7% 6.3% -6.5%
reland	5	389	11.8%	7.8%	0.00%		1.7%	1.7% 5.8%	1.7% 5.8% -5.0%
srael	9	395	-0.5%	-1.7%	0.10%		0.8%	0.8% 5.4%	0.8% 5.4% -11.7%
aly	60	2,001	-0.8%	0.1%	0.00%		1.3%	1.3% 10.7%	1.3% 10.7% -9.5%
apan	126	5,082	-1.4%	-1.0%	-0.10%		-0.4%	-0.4% 2.8%	-0.4% 2.8% -10.3%
Netherlands	17	909	-2.8%	-0.5%	0.00%		2.1%	2.1% 3.4%	2.1% 3.4% -4.3%
ligeria	206	448	0.5%	-13.9%	11.50%		18.1%	18.1% 33.3%	18.1% 33.3% -3.8%
Norway	5	403	-1.4%	-0.6%	0.00%		2.7%	2.7% 5.0%	2.7% 5.0% 6.4%
Philippines	109	377	-4.2%	0.3%	2.00%		4.5%	4.5% 8.7%	4.5% 8.7% -7.5%
Poland	38	592	-0.9%	1.1%	0.10%		4.8%	4.8% 6.3%	4.8% 6.3% -7.0%
Romania	19	250	-0.2%	2.8%	1.25%		3.8%		
Russia	147	1,700	-1.0%	-0.2%	5.50%		6.0%	6.0% 5.2%	6.0% 5.2% -3.8%
Singapore	6	372	1.3%	3.1%	0.25%		2.1%		
South Africa	59	351	-3.2%	4.6%	3.50%		4.4%	4.4% 32.6%	4.4% 32.6% -12.3%
South Korea	52	1,647	1.9%	1.7%	0.50%		2.6%	2.6% 3.8%	2.6% 3.8% -6.1%
Spain	47	1,394	-4.3%	-0.5%	0.00%		2.7%	2.7% 16.0%	2.7% 16.0% -11.0%
Sweden	10	531	0.0%	0.8%	0.00%		1.8%		
Switzerland	9	703	-0.5%	-0.5%	-0.75%		0.6%		
Turkey	84	754	7.0%	1.7%	19.00%		16.6%		
JAE	10	421	1.6%	2.0%	1.50%		-2.0%		
JK	67	2,829	-6.1%	-1.5%	0.10%		1.5%		
US	329	21,433	0.4%	6.4%	0.25%		5.0%		
		,						0.0,0	0.070

Source: Trading Economics



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M25 Report: The Next

Our analysis and forecasts for the market, exploring the defining themes of climate, connectivity and community. The world of office working has undoubtedly been profoundly altered by the pandemic, but with the accelerated pace of change comes opportunity. So, what will define the next chapter?



The London Report

The London Report 2021 edition, delivers the crucial message that London is uniquely placed to not only drive business growth and attract global capital, but also respond to the new demands of a post-pandemic world greater sustainability, more flexibility over working patterns and a higher regard for workplace wellbeing.

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