**The Effect of Proximity to Cellular Sites on Home Prices in Israel**

**Joint with** *David Genesove, Asaf Zussman, and Noam Zussman*

**Abstract:**

Since the start of the 21st century, there has been increasing deployment of cellular antennas in Israel. Such sites may have negative effects on home prices due to concern over radiation damage and visual obstruction. This study for the first time rigorously examines this issue in Israel, using data on residential transactions and detailed information from the Ministry of Environmental Protection on the deployment of cellular antennas. Home prices were estimated through hedonic and repeat transaction approaches that take into account the potential selectiveness of antenna positioning.

Cellular antennas were found to have no statistically significant effect on home prices. The estimates remained insignificant even for proximity to pole antennas, which by nature are visibly prominent.