

The Relationship Between The Two-spatial World And The Decrease In The Area Of Commercial Properties

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Abstract : According to the opinion of some experts, the world's two-spatialization means the establishment of a new virtual space and placing this new space next to the physical space. This dualization of space has left various effects, one of which is reducing the need for buildings and making the area of business premises economical through the use of virtual space instead of a part of physical space. In such a way that before the virtual space was known, a commercial or educational institution had to block a large part of its capital to acquire physical spaces and buildings in order to provide physical space and places needed for daily activities, but today, Thanks to the addition of the virtual space to the physical space, it has been possible to carry out its activities more widely in a limited environment with a minimum of physical space and drastically reduce costs. In order to understand the impact of virtual space on the reduction of physical space, the researcher used the official reports of the countries regarding the average area mentioned in the permits for the construction of commercial and educational units in the period from 2014 to 2023 and compared the average capital required for the absolute physical period with The period of two-spatialization of the world in the mentioned ten-year period, while using the analytical and comparative method, has proven that virtual space has greatly reduced the amount of investment of business owners to provide the required place for their activities by reducing the need for physical space. And economically, it has made commercial activities more profitable.

Keywords : two spatialization, building area, cyberspace, physical space, virtual place

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