

SUMMARY

During March 2024, the number of new dwellings approved:

- fell by 7.0% in South Australia in seasonally adjusted terms (nationally, new dwelling approvals rose 1.9%); and
- fell by 1.3% in South Australia in trend terms (nationally, new dwelling approvals fell 1.1%).

FURTHER ANALYSIS

SEASONALLY ADJUSTED DATA

The number of private sector houses approved for construction in South Australia rose by 1.1% during March but was 1.5% lower than a year ago — see Chart 2.

Private 'other'* dwelling approvals in South Australia fell by 38% during March to be 19% lower than a year earlier.

Nationally, the number of private sector houses approved for construction rose by 3.8% during March, while the number of private 'other'* dwelling approvals rose by 3.6%.

*'other' dwellings includes all building types other than detached houses, including apartments, units and flats.

Table 1: Dwelling Approvals By State
(Seasonally Adjusted)

	Mar 24 (no.)	Mar 24 vs. Feb 24 (% change)	Mar 24 vs. Mar 23 (% change)
NSW	3,591	-1.2	6.3
VIC	3,980	3.2	0.1
QLD	2,324	-5.2	-26.8
SA	866	-7.0	-3.9
WA	1,516	1.5	25.4
TAS	221	-18.1	9.4
AUS	12,947	1.9	-2.2

CHART 1: TOTAL NUMBER OF DWELLING APPROVALS PER MONTH

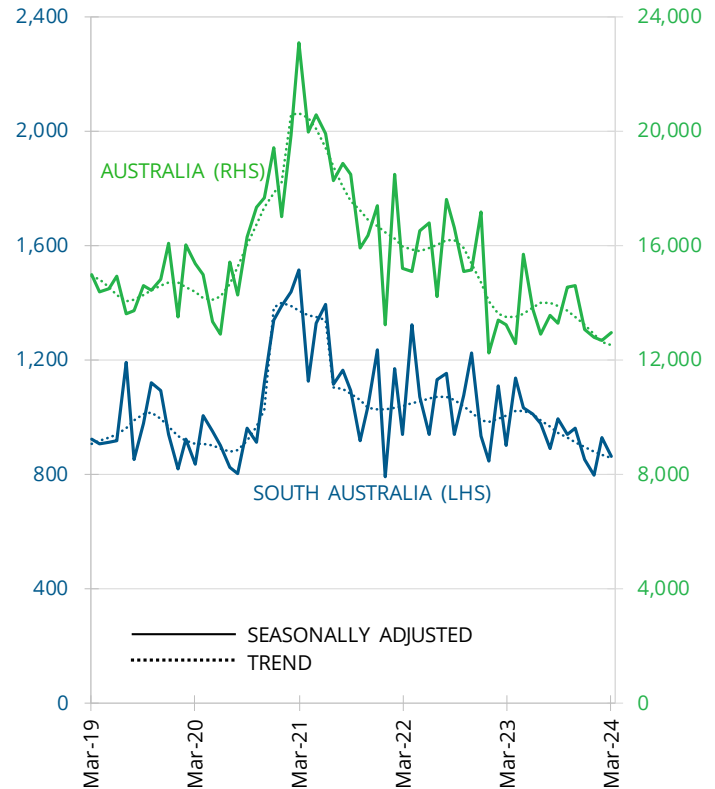
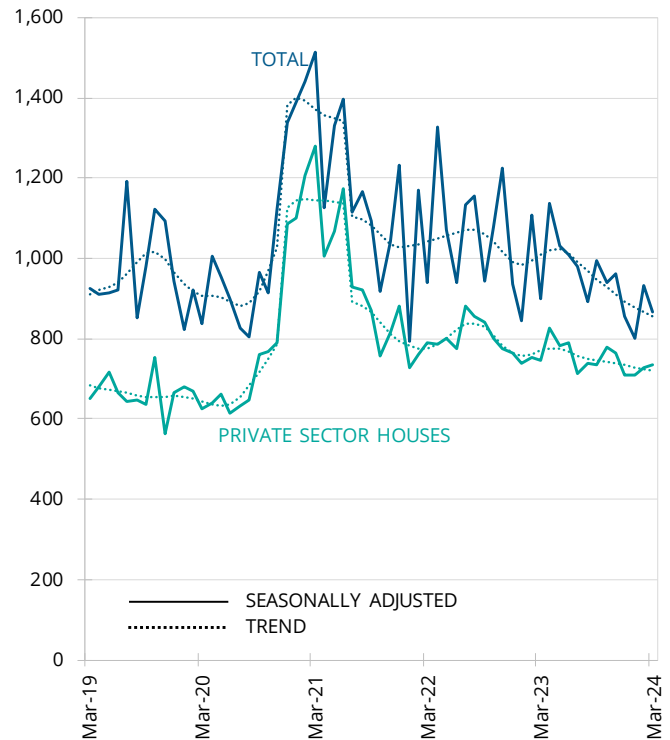


CHART 2: SOUTH AUSTRALIA — NUMBER OF DWELLING APPROVALS PER MONTH



The value of alterations, additions and approvals in South Australia fell by 1.4% during March but was 4.3% higher than a year ago. Nationally, the value of alteration and addition approvals rose 6.1% in March to be 12% higher than a year earlier—see Chart 3.

During March, the value of non-residential building approvals rose by 185% in South Australia but was 41% lower than a year earlier—see Chart 4. Nationally, the value of non-residential building approvals rose by 29% during March, but was 5.7% lower than a year ago.

CHART 3: APPROVALS FOR ALTERATIONS & ADDITIONS—\$M. PER MONTH

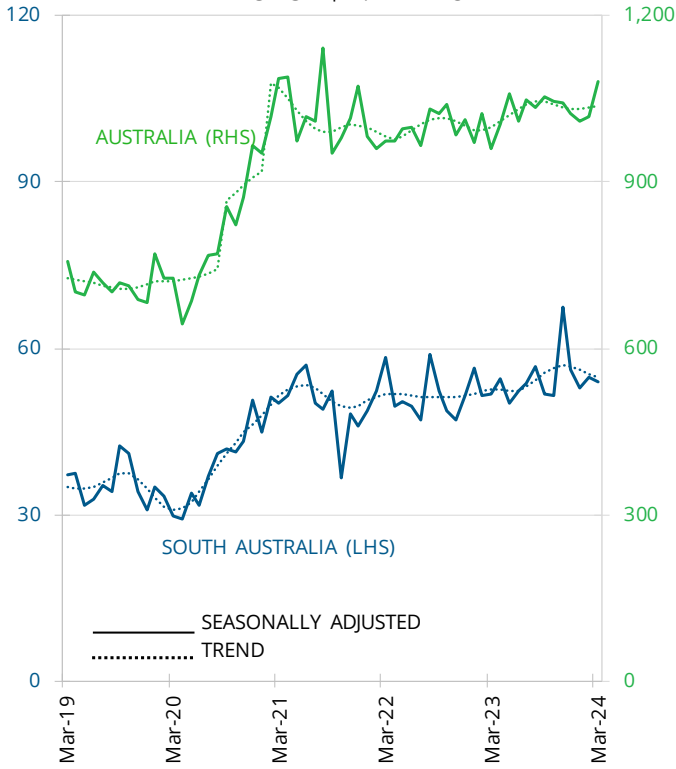
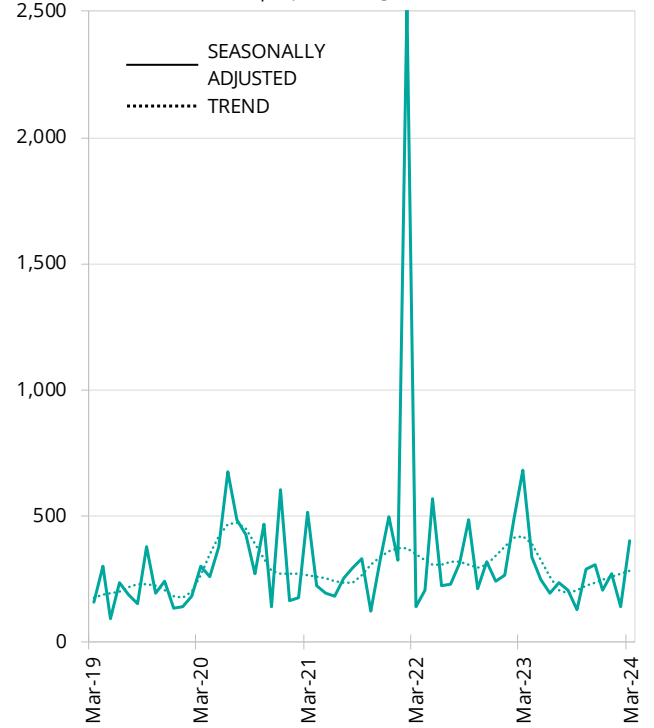


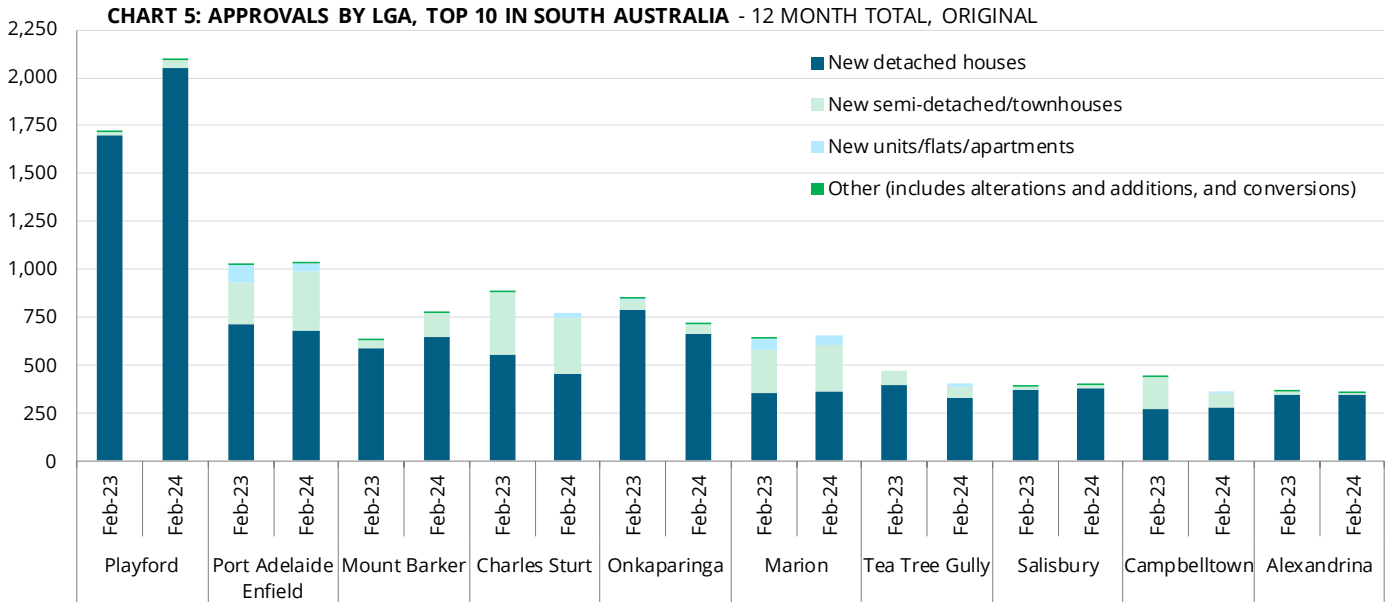
CHART 4: SOUTH AUSTRALIAN NON-RESIDENTIAL BUILDINGS APPROVED - \$M. PER MONTH



APPROVALS BY LOCAL GOVERNMENT AREA

In the 12 months to February 2024, the ten local government areas (LGAs) with the highest number of approvals accounted for 66% of total approvals in South Australia.

The LGAs with the most approvals were Playford, Port Adelaide Enfield, Mount Barker, Charles Sturt and Onkaparinga.



The five LGAs with the largest increase in approvals in the 12 months to February 2024, compared to the previous 12 months were:

- Playford (up 378 approvals);
- Mount Barker (up 142 approvals);
- Burnside (up 133 approvals);
- Port Augusta (up 30 approvals); and
- Marion (up 21 approvals).

The five LGAs with the largest decrease in approvals in the 12 months to February 2024, compared to the previous 12 months were:

- Adelaide (down 699 approvals);
- Holdfast Bay (down 142 approvals);
- Onkaparinga (down 135 approvals);
- Charles Sturt (down 113 approvals); and
- Norwood Payneham and St Peters (down 105 approvals).

Next release of [ABS Building Approvals](#) (previously cat. no. 8731.0) is 30 May 2024, with *Building Approvals by LGA* published a week after the main release.