

# **HOUSING MOTIVATIONS AND INTENTIONS, WESTERN AUSTRALIA**

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## **I N Q U I R I E S**

For further information  
about these and related  
statistics, contact the  
National Information and  
Referral Service on  
1300 135 070 or  
Carolann Hoad on Perth  
(08) 9360 5947.

## NOTES

### ABOUT THIS PUBLICATION

This publication contains results from the State Supplementary Survey conducted in Western Australia (WA) in October 2005. It presents information on the motivators that affect Western Australians in the choice of their current dwelling (and location of that dwelling) and their intentions regarding their future choice of housing. Some characteristics regarding their previous dwelling were also collected.

Data items collected on behalf of the household include current dwelling structure and tenure, number of bedrooms, total household income, whether the dwelling was part of a retirement village or group housing complex, whether modifications had been carried out for the elderly or people with a disability, and type of modification. Data items regarding previous dwellings, housing motivations and housing intentions were answered on behalf of only one person who was randomly selected from the household.

### ABOUT THE SURVEY

The survey was conducted as a supplement to the ABS Monthly Population Survey. Please refer to the Explanatory Notes at the back of this publication for further details about this survey.

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### ABBREVIATIONS

ABS	Australian Bureau of Statistics
ASGC	Australian Standard Geographical Classification
MPS	Monthly Population Survey
RSE	relative standard error
RSP	randomly selected person
SE	standard error
SR	statistical region
WA	Western Australia

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## SUMMARY OF FINDINGS

### OVERVIEW

#### *Dwelling type and dwelling tenure*

In October 2005, 85% (1,235,700 persons) of all persons aged 18 years and over in Western Australia (1,459,800 persons) were living in a separate house. A further 9% were living in a semi-detached row, terrace house or townhouse and 6% were in a flat, unit or apartment. Persons living in separate houses most commonly either owned or were purchasing their home (82%). In comparison, persons living in other types of dwellings were most commonly renting (57%).

#### *Current region of residence*

Around a third of persons living in each of the statistical regions that comprise the Perth Metropolitan area lived in a home that was fully owned. A smaller proportion of those living in the Central Metropolitan statistical region were purchasing their homes (30%) compared with those living in the other regions (between 40% and 43%). The Central Metropolitan statistical region had the highest proportion of private renters (30%) compared with the other regions, South West Metropolitan having the lowest proportion (17%).

By tenure type, similar proportions of those living in the two regions which comprise the Balance of WA (Lower Western WA and Remainder WA) owned (40% and 38%), were purchasing (36% and 37%), were privately renting (18% and 17%) and were publicly renting (4% and 5%) their homes. Maps showing the statistical regions are included in Appendices 2 and 3.

#### *Length of time in current dwelling*

Just over a third (35%) of persons had lived in their current dwelling for ten years or more. Of these, the majority (64%) owned their home and a further 31% were purchasing their home. Of the 29% of persons who had lived in their current dwelling for less than two years, almost half (49%) were privately renting their homes, a further 33% were purchasing and 14% owned their home. A fifth of persons had lived in their current dwelling for between two and less than five years with the majority purchasing their homes (55%).

#### *Household composition*

The proportions of persons living in separate houses ranged from 96% of those in couple with children households to 59% of those persons living alone. Over a third of persons living alone fully owned their homes (37%), a further 31% were privately renting and a fifth (22%) were purchasing their home. The majority of persons living in couple only households lived in a dwelling that was fully owned (51%), followed by almost a third in a dwelling that was being purchased (30%). Persons living in couple with children households were most likely to be living in a dwelling which was being purchased (58%), with a further 27% living in dwellings which were fully owned. Around a third of persons living in lone parent with children households were living in dwellings that were fully owned (27%), being purchased (33%) and privately rented (30%).

#### *Seniors household*

Just over one-quarter (27%) of persons in WA were living in a seniors household (where at least one usual resident was aged 60 years or over). The majority of these were living in a dwelling that was fully owned (68%) compared with only 23% of persons living in fully owned dwellings in non-seniors households.

#### *Housing for persons aged 55 years and over*

Households where at least one usual resident was aged 55 years or over may live in a retirement village or group housing complex. At the time of the survey, 36,100 persons were living in this type of housing (7% of all persons aged 55 years and over) in WA.

## SUMMARY OF FINDINGS *continued*

### *Dwelling modifications*

Some 97,600 persons in WA (7%) lived in a dwelling that had modifications carried out for the elderly or people with a disability. Of those, 80% had installed hand-grab rails, almost a third had made changes to the layout of the toilet, bathroom or laundry (31%) and almost a quarter had installed access ramps or step free entrances (23%).

### *Annual household income*

Some 38% of persons in WA were living in a household where the total annual income was between \$40,000 to less than \$90,000 (551,300 persons), 30% where it was \$90,000 or more (436,400 persons) and 28% where it was less than \$40,000 (412,700 persons). Persons in households earning less than \$40,000, and in households earning between \$40,000 to less than \$90,000 had higher levels of home ownership (fully owned) compared with those earning \$90,000 or more (45% and 32% respectively compared with 29%).

Across all annual household income ranges, the majority of persons in WA were living in three or four bedroom dwellings (82%). The proportion of persons with a household annual income of less than \$40,000 declined with each additional bedroom, from 77% of those in bedsit or one bedroom dwellings, to 14% of those in five or more bedroom dwellings. Just over half of persons living in five or more bedroom dwellings (51%) were members of households earning \$90,000 or more per year.

### *Dwelling status at time of purchase*

Almost two thirds of persons living in dwellings which were being purchased or fully owned moved into an established home at time of purchase (63%). This compares with 31% who built their current dwelling and only 6% who purchased a newly-built dwelling. The highest proportion of newly-built dwelling purchasers were couple only households (41%).

## RECENT MOVERS

### *Selected characteristics*

Approximately two-thirds (944,600 persons) of all persons in WA (aged 18 years and over) had moved into their current dwelling less than ten years ago. Of these, most had moved from within WA (846,800 persons).

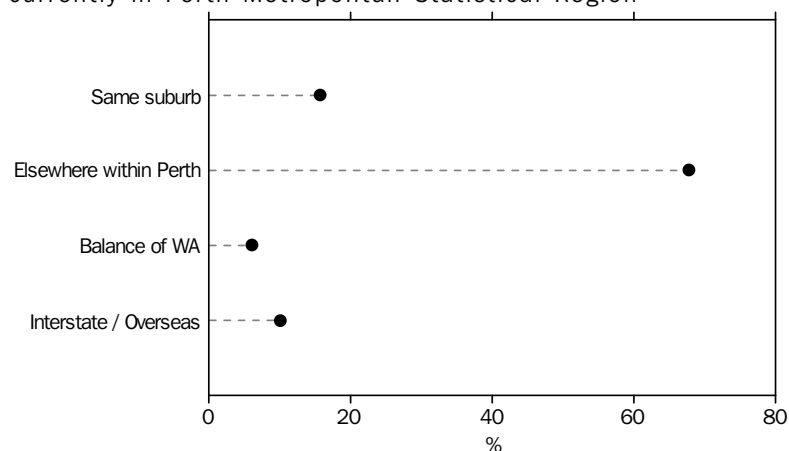
Most recent movers living in the Perth Metropolitan area had previously lived in Perth (16% in the same suburb and 68% elsewhere in Perth), 10% had lived interstate or overseas and 6% had lived elsewhere in WA. These proportions were similar for each of the metropolitan statistical regions.

Of those recent movers currently living in the balance of WA, 77% had previously lived in the Balance of WA (42% in the same town or locality and 36% elsewhere in the Balance of WA), 17% had lived in Perth and 6% had lived interstate or overseas. These proportions were similar for the Lower Western WA and Remainder WA regions.

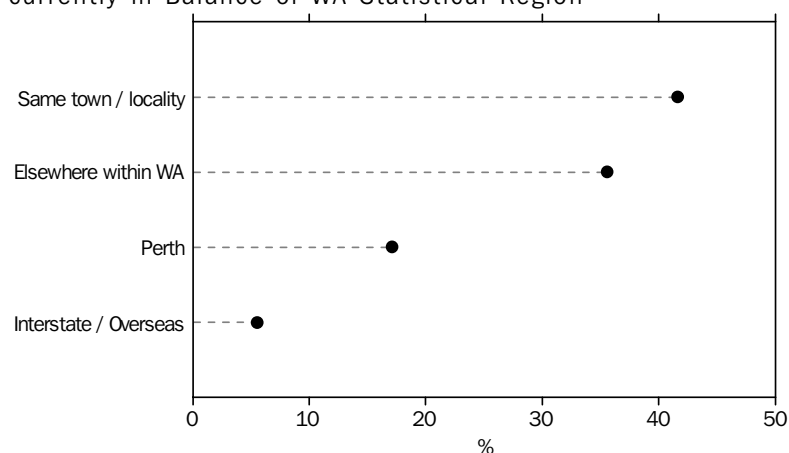
## SUMMARY OF FINDINGS *continued*

### *Selected characteristics continued*

RECENT MOVERS, LOCATION OF PREVIOUS DWELLING, for persons currently in Perth Metropolitan Statistical Region



RECENT MOVERS, LOCATION OF PREVIOUS DWELLING, for persons currently in Balance of WA Statistical Region



For those recent movers who had moved within WA only, additional information was collected regarding their previous dwelling. The majority of recent movers' current dwelling tenure type was being purchased (392,200 persons). Of these, a similar proportion had moved from a previous dwelling which was also being purchased (43%) or from a dwelling which was privately rented (38%).

The next largest group of recent movers were privately renting their current dwelling (238,100 persons). The majority of these had moved from another privately rented dwelling (64%) although more than one quarter had been living in a dwelling that was fully owned or being purchased (29%).

Some 166,400 recent movers fully owned their current dwelling. Of these, more than half had moved from a previous dwelling that was also fully owned (56%), close to one quarter had moved from a privately rented dwelling (23%) and almost one fifth had moved from a dwelling that was being purchased (18%).

Three quarters of the 30,700 recent movers who were publicly renting their current dwelling, previously lived in a dwelling that was rented (39% privately and 37% publicly).

## SUMMARY OF FINDINGS *continued*

### *Selected characteristics continued*

More than a third of persons (34% or 291,500 persons) cited a change in family or personal circumstances as a reason for moving. The most common change was getting married or moving in with a partner (24%) with similar proportions quoting an increase in household size (15%), the breakdown of a marriage or relationship (15%) and to be independent (14%).

### *Choice of current location*

Recent movers were asked the reasons why they chose to live in their current location (935,000 persons). They could provide more than one reason. The most common reasons given were a 'quiet location' (43%), 'close to family or friends' (42%) and 'familiarity with area' (41%). Other common reasons given were 'access to facilities and services such as schools or shops' (41%) and 'safe neighbourhood' (40%). More than one-third (35%) of persons in WA stated 'suitable price range' as a financial reason for the choice of their current dwelling location.

### *Choice of current dwelling*

Recent movers were also asked why they chose their current dwelling (935,200 persons). They could provide more than one reason. The most common reasons given for choosing the current dwelling were 'appearance and layout' (57%) and 'larger residence' (57%). Almost half (45%) of persons in WA stated 'suitable price range' as a financial reason for the choice of their current dwelling.

## FUTURE MOVERS

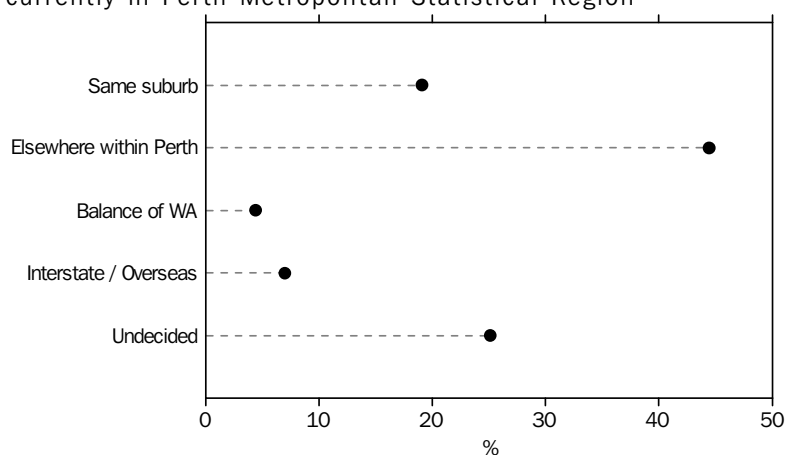
### *Selected characteristics*

One quarter of all persons in WA (aged 18 years and over) plan to move within the next three years (360,800 persons). Most future movers intended to remain in WA (255,700 persons) with only 6% intending to move interstate or overseas. Almost one quarter (23%) did not know the location of their future dwelling.

Most future movers currently living in the Perth Metropolitan area intended to stay in Perth (19% in the same suburb and 44% elsewhere in Perth), 7% intended to move interstate or overseas and 4% intended to move elsewhere in WA.

Of those future movers currently living in the balance of WA, 71% intended to stay in the Balance of WA (43% in the same town or locality and 28% elsewhere in the Balance of WA). These proportions were similar for the Lower Western WA and Remainder WA regions.

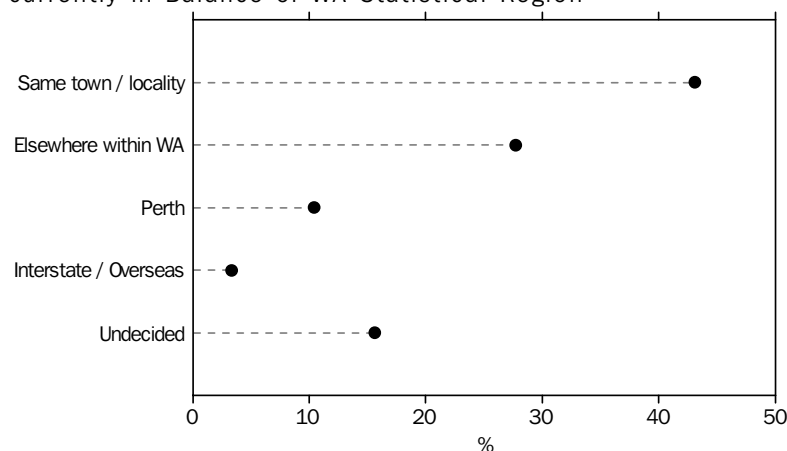
FUTURE MOVERS, LOCATION OF FUTURE DWELLING, for persons currently in Perth Metropolitan Statistical Region



## SUMMARY OF FINDINGS *continued*

### *Selected characteristics continued*

#### FUTURE MOVERS, LOCATION OF FUTURE DWELLING, for persons currently in Balance of WA Statistical Region



Almost half of future movers had lived in their current dwelling for less than two years (48%), around one fifth for two to less than five years and another fifth for ten years or more (21% and 20% respectively). The remaining 10% had lived in their current dwelling for five to less than ten years. More than half (54%) of those intending to move expected to do so within the next twelve months, 22% within the next two years and 17% within the next three years.

Most future movers were currently living in a separate house (289,000 persons or 80% of all movers). Some 44% of future movers were currently living in a dwelling that was privately rented, a further 30% in a dwelling that was being purchased and 21% in a dwelling that was fully owned.

Of those future movers intending to stay in WA (including some who were undecided of the location of their future dwelling) (338,500 persons), almost two-thirds were intending to purchase their future dwelling (64%). A further 23% of these intended to rent their future dwelling and 9% were undecided on their future dwelling tenure.

There were 92,300 future movers who were currently renting and intended to purchase their future home. Of these, 88% stated that home ownership was their main reason for intending to move.

Almost three quarters of future movers intended their future dwelling to be a separate house (72%). A further 11% were undecided as to which type of dwelling they will live in.

Most future movers would prefer their future dwelling to have either three bedrooms (39%) or four bedrooms (38%).

Households where at least one usual resident was aged 55 years or over may live in a retirement village or group housing complex (where residency is restricted to people aged 55 and over). Of these, 85% did not intend to move to this type of housing (67,700 persons).

## SUMMARY OF FINDINGS *continued*

### *Choice of future location*

Future movers were asked the reasons why they intend to live in their preferred future location (255,700 persons). They could provide more than one reason. The most common reasons given for choosing the preferred future location were 'familiarity with area' (55%), 'central location' (49%), 'better lifestyle' (48%) and 'access to facilities and services' (48%).

Some 42% of future movers stated 'suitable price range' as a financial reason for the choice of their preferred future dwelling location.

### *Choice of future dwelling*

Future movers were also asked the reasons why they intend to choose their preferred future dwelling (255,700 persons). They could provide more than one reason. The most common reasons given for choosing the preferred future dwelling were 'appearance and layout' (70%) and 'it was a separate house' (68%). Other common reasons given were 'better quality residence' (53%) and 'low maintenance' (51%).

Half of future movers (49%) stated 'suitable price range' as a financial reason for the choice of their preferred future dwelling.



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## ALL PERSONS, Selected characteristics—By current dwelling tenure

	FULLY OWNED		BEING PURCHASED		RENTING (PRIVATELY)		RENTING (PUBLICLY)		TOTAL(a)	
	'000	%	'000	%	'000	%	'000	%	'000	%
<b>Current dwelling type</b>										
Separate house	468.2	90.6	540.0	93.1	191.2	65.0	19.3	44.2	1 235.7	84.6
Semi-detached, row or terrace house, townhouse, etc	29.2	5.7	27.7	4.8	51.1	17.4	14.8	33.9	130.1	8.9
Flat / unit / apartment(b)	19.4	3.8	12.0	2.1	52.0	17.7	9.6	21.9	94.1	6.4
<b>All persons</b>	<b>516.9</b>	<b>100.0</b>	<b>579.7</b>	<b>100.0</b>	<b>294.3</b>	<b>100.0</b>	<b>43.6</b>	<b>100.0</b>	<b>1 459.8</b>	<b>100.0</b>
<b>Current region of residence</b>										
Central Metropolitan Statistical Region	35.4	6.9	28.6	4.9	28.6	9.7	np	np	94.1	6.4
East Metropolitan Statistical Region	57.6	11.2	74.3	12.8	38.2	13.0	*7.7	*17.7	179.4	12.3
North Metropolitan Statistical Region	102.3	19.8	139.3	24.0	73.6	25.0	*8.0	*18.4	330.3	22.6
South West Metropolitan Statistical Region	96.3	18.6	111.6	19.3	43.3	14.7	np	np	259.6	17.8
South East Metropolitan Statistical Region	90.4	17.5	101.9	17.6	50.2	17.0	8.9	20.4	252.6	17.3
<i>Perth Total</i>	<i>382.1</i>	<i>73.9</i>	<i>455.8</i>	<i>78.6</i>	<i>233.9</i>	<i>79.5</i>	<i>29.6</i>	<i>67.8</i>	<i>1 116.0</i>	<i>76.4</i>
Lower Western WA Statistical Region	83.5	16.1	73.7	12.7	37.5	12.7	*7.6	*17.4	207.6	14.2
Remainder-Balance WA Statistical Region	51.4	9.9	50.2	8.7	22.9	7.8	*6.5	*14.8	136.2	9.3
<i>Balance of WA Total</i>	<i>134.8</i>	<i>26.1</i>	<i>124.0</i>	<i>21.4</i>	<i>60.4</i>	<i>20.5</i>	<i>14.0</i>	<i>32.2</i>	<i>343.8</i>	<i>23.6</i>
<b>All persons</b>	<b>516.9</b>	<b>100.0</b>	<b>579.7</b>	<b>100.0</b>	<b>294.3</b>	<b>100.0</b>	<b>43.6</b>	<b>100.0</b>	<b>1 459.8</b>	<b>100.0</b>
<b>Number of bedrooms in current dwelling</b>										
None / 1 bedroom	*4.2	*0.8	*2.0	*0.3	12.5	4.3	np	np	27.3	1.9
2 bedrooms	39.7	7.7	28.3	4.9	60.8	20.7	11.1	25.5	143.3	9.8
3 bedrooms	218.7	42.3	179.7	31.0	149.1	50.7	19.2	44.1	580.4	39.8
4 bedrooms	214.6	41.5	320.5	55.3	64.0	21.8	*4.2	*9.7	611.2	41.9
5 or more bedrooms	39.8	7.7	49.2	8.5	*7.8	*2.6	np	np	97.6	6.7
<b>All persons</b>	<b>516.9</b>	<b>100.0</b>	<b>579.7</b>	<b>100.0</b>	<b>294.3</b>	<b>100.0</b>	<b>43.6</b>	<b>100.0</b>	<b>1 459.8</b>	<b>100.0</b>
<b>Whether modifications have been made to current dwelling</b>										
Yes	59.3	11.5	20.2	3.5	*8.6	*2.9	*6.9	*15.8	97.6	6.7
No	456.7	88.4	559.6	96.5	285.8	97.1	36.7	84.2	1 361.3	93.3
<b>All persons(c)</b>	<b>516.9</b>	<b>100.0</b>	<b>579.7</b>	<b>100.0</b>	<b>294.3</b>	<b>100.0</b>	<b>43.6</b>	<b>100.0</b>	<b>1 459.8</b>	<b>100.0</b>
<b>Length of time in current dwelling</b>										
Less than 2 years	58.9	11.4	137.5	23.7	205.2	69.7	10.0	22.9	420.9	28.8
2 years to less than 5 years	57.1	11.1	158.3	27.3	56.6	19.2	12.8	29.3	289.8	19.9
5 years to less than 10 years	73.9	14.3	123.2	21.2	19.6	6.6	9.9	22.7	233.9	16.0
10 years or more	326.2	63.1	158.2	27.3	12.8	4.3	10.1	23.1	510.8	35.0
<b>All persons(d)</b>	<b>516.9</b>	<b>100.0</b>	<b>579.7</b>	<b>100.0</b>	<b>294.3</b>	<b>100.0</b>	<b>43.6</b>	<b>100.0</b>	<b>1 459.8</b>	<b>100.0</b>
<b>Seniors household</b>										
Seniors household	269.1	52.1	62.2	10.7	32.7	11.1	19.7	45.1	394.9	27.1
Non-seniors household	247.7	47.9	517.5	89.3	261.6	88.9	23.9	54.9	1 064.9	72.9
<b>All persons</b>	<b>516.9</b>	<b>100.0</b>	<b>579.7</b>	<b>100.0</b>	<b>294.3</b>	<b>100.0</b>	<b>43.6</b>	<b>100.0</b>	<b>1 459.8</b>	<b>100.0</b>
<b>Housing for persons aged 55 years and over</b>										
Retirement village / housing complex for persons aged 55 and over	12.5	2.4	*2.8	*0.5	*4.0	*1.4	9.4	21.5	36.1	2.5
Other housing	337.7	65.3	116.4	20.1	40.1	13.6	14.7	33.6	514.9	35.3
No usual residents aged 55 years and over	163.5	31.6	460.6	79.4	250.0	85.0	19.1	43.8	905.0	62.0
<b>All persons(e)</b>	<b>516.9</b>	<b>100.0</b>	<b>579.7</b>	<b>100.0</b>	<b>294.3</b>	<b>100.0</b>	<b>43.6</b>	<b>100.0</b>	<b>1 459.8</b>	<b>100.0</b>

\* estimate has a relative standard error of 25% to 50% and should be used with caution

np not available for publication but included in totals where applicable, unless otherwise indicated

(a) Includes other tenure types.

(b) Includes other dwelling types.

(c) Includes those who did not know whether modifications had been made to the current dwelling.

(d) Includes those who did not know the length of time the RSP had been living in their current dwelling.

(e) Includes those who lived in a dwelling where one usual resident was aged 55 years and over, who did not know whether their dwelling was part of a retirement village or group housing complex for persons aged 55 years and over.

	LESS THAN \$40,000		\$40,000 TO LESS THAN \$90,000		\$90,000 OR MORE		TOTAL(a)	
	'000	%	'000	%	'000	%	'000	%
<b>Current region of residence</b>								
Central Metropolitan Statistical Region	17.2	4.2	25.6	4.6	45.9	10.5	94.1	6.4
East Metropolitan Statistical Region	58.3	14.1	67.2	12.2	49.0	11.2	179.4	12.3
North Metropolitan Statistical Region	87.8	21.3	128.2	23.3	102.7	23.5	330.3	22.6
South West Metropolitan Statistical Region	71.9	17.4	102.1	18.5	70.8	16.2	259.6	17.8
South East Metropolitan Statistical Region	71.5	17.3	94.3	17.1	74.0	17.0	252.6	17.3
<i>Perth Total</i>	306.7	74.3	417.4	75.7	342.4	78.4	1 116.0	76.4
Lower Western WA Statistical Region	68.9	16.7	88.1	16.0	45.9	10.5	207.6	14.2
Remainder-Balance WA Statistical Region	37.1	9.0	45.7	8.3	48.1	11.0	136.2	9.3
<i>Balance of WA Total</i>	106.0	25.7	133.8	24.3	94.1	21.6	343.8	23.6
<b>All persons</b>	<b>412.7</b>	<b>100.0</b>	<b>551.3</b>	<b>100.0</b>	<b>436.4</b>	<b>100.0</b>	<b>1 459.8</b>	<b>100.0</b>
<b>Current dwelling type</b>								
Separate house	304.3	73.7	483.0	87.6	396.9	91.0	1 235.7	84.6
Semi-detached, row or terrace house, townhouse, etc	57.6	14.0	40.2	7.3	27.8	6.4	130.1	8.9
Flat / unit / apartment(b)	50.9	12.3	28.1	5.1	11.7	2.7	94.1	6.4
<b>All persons</b>	<b>412.7</b>	<b>100.0</b>	<b>551.3</b>	<b>100.0</b>	<b>436.4</b>	<b>100.0</b>	<b>1 459.8</b>	<b>100.0</b>
<b>Current dwelling tenure</b>								
Fully owned	185.9	45.0	176.5	32.0	125.1	28.7	516.9	35.4
Being purchased	71.8	17.4	248.9	45.1	243.7	55.8	579.7	39.7
Renting (privately)	106.7	25.8	112.6	20.4	62.1	14.2	294.3	20.2
Renting (publicly)	35.6	8.6	*5.7	*1.0	*2.1	*0.5	43.6	3.0
<b>All persons(c)</b>	<b>412.7</b>	<b>100.0</b>	<b>551.3</b>	<b>100.0</b>	<b>436.4</b>	<b>100.0</b>	<b>1 459.8</b>	<b>100.0</b>
<b>Number of bedrooms in current dwelling</b>								
None / 1 bedroom	20.9	5.1	*5.0	*0.9	np	np	27.3	1.9
2 bedrooms	71.2	17.2	44.0	8.0	np	np	143.3	9.8
3 bedrooms	210.5	51.0	226.4	41.1	117.8	27.0	580.4	39.8
4 bedrooms	96.9	23.5	244.7	44.4	246.3	56.4	611.2	41.9
5 or more bedrooms	13.2	3.2	31.2	5.7	49.5	11.3	97.6	6.7
<b>All persons</b>	<b>412.7</b>	<b>100.0</b>	<b>551.3</b>	<b>100.0</b>	<b>436.4</b>	<b>100.0</b>	<b>1 459.8</b>	<b>100.0</b>
<b>Length of time in current dwelling</b>								
Less than 2 years	108.7	26.3	165.7	30.1	126.2	28.9	420.9	28.8
2 years to less than 5 years	79.1	19.2	121.8	22.1	80.6	18.5	289.8	19.9
5 years to less than 10 years	62.5	15.1	87.2	15.8	76.5	17.5	233.9	16.0
10 years or more	161.3	39.1	176.1	31.9	151.4	34.7	510.8	35.0
<b>All persons(d)</b>	<b>412.7</b>	<b>100.0</b>	<b>551.3</b>	<b>100.0</b>	<b>436.4</b>	<b>100.0</b>	<b>1 459.8</b>	<b>100.0</b>

\* estimate has a relative standard error of 25% to 50% and should be used with caution

np not available for publication but included in totals where applicable, unless otherwise indicated

(a) Includes those who did not know the annual household income or refused to answer.

(b) Includes other dwelling types.

(c) Includes other tenure types.

(d) Includes those who did not know the length of time the RSP had been living in their current dwelling.

	PERSON LIVING ALONE		COUPLE ONLY		COUPLE WITH CHILDREN	
	'000	%	'000	%	'000	%
<b>Current region of residence</b>						
Central Metropolitan Statistical Region	14.0	7.2	25.2	6.0	36.3	6.3
East Metropolitan Statistical Region	23.6	12.2	51.5	12.2	66.1	11.5
North Metropolitan Statistical Region	44.9	23.2	92.2	21.8	129.8	22.5
South West Metropolitan Statistical Region	30.2	15.6	74.2	17.6	111.2	19.3
South East Metropolitan Statistical Region	39.3	20.3	63.8	15.1	95.2	16.5
<i>Perth Total</i>	<i>152.0</i>	<i>78.6</i>	<i>307.0</i>	<i>72.6</i>	<i>438.6</i>	<i>76.2</i>
Lower Western WA Statistical Region	26.1	13.5	73.3	17.3	80.8	14.0
Remainder-Balance WA Statistical Region	15.3	7.9	42.5	10.1	56.2	9.8
<i>Balance of WA Total</i>	<i>41.4</i>	<i>21.4</i>	<i>115.8</i>	<i>27.4</i>	<i>137.0</i>	<i>23.8</i>
<b>All persons</b>	<b>193.4</b>	<b>100.0</b>	<b>422.8</b>	<b>100.0</b>	<b>575.6</b>	<b>100.0</b>
<b>Annual household income</b>						
Less than \$40,000	118.9	61.4	137.6	32.5	56.4	9.8
\$40,000 to less than \$90,000	55.4	28.6	162.3	38.4	235.4	40.9
\$90,000 or more	12.4	6.4	103.3	24.4	263.5	45.8
<b>All persons(a)</b>	<b>193.4</b>	<b>100.0</b>	<b>422.8</b>	<b>100.0</b>	<b>575.6</b>	<b>100.0</b>
<b>Length of time in current dwelling</b>						
Less than 2 years	59.3	30.7	106.4	25.2	143.1	24.9
2 years to less than 5 years	42.6	22.0	76.8	18.2	116.4	20.2
5 years to less than 10 years	28.0	14.5	60.9	14.4	112.0	19.5
10 years or more	63.1	32.6	178.3	42.2	202.6	35.2
<b>All persons(b)</b>	<b>193.4</b>	<b>100.0</b>	<b>422.8</b>	<b>100.0</b>	<b>575.6</b>	<b>100.0</b>
<b>Number of bedrooms in current dwelling</b>						
None / 1 bedroom	20.4	10.6	*5.0	*1.2	np	np
2 bedrooms	57.1	29.5	50.3	11.9	14.9	2.6
3 bedrooms	86.7	44.8	209.8	49.6	157.0	27.3
4 bedrooms	26.6	13.8	143.2	33.9	344.1	59.8
5 or more bedrooms	*2.5	*1.3	14.5	3.4	59.1	10.3
<b>All persons</b>	<b>193.4</b>	<b>100.0</b>	<b>422.8</b>	<b>100.0</b>	<b>575.6</b>	<b>100.0</b>
<b>Whether modifications have been made to current dwelling</b>						
Yes	22.9	11.8	39.0	9.2	10.5	1.8
No	170.6	88.2	383.5	90.7	565.1	98.2
<b>All persons(c)</b>	<b>193.4</b>	<b>100.0</b>	<b>422.8</b>	<b>100.0</b>	<b>575.6</b>	<b>100.0</b>
<b>Current dwelling type</b>						
Separate house	113.7	58.8	352.3	83.3	553.4	96.1
Semi-detached, row or terrace house, townhouse, etc	36.7	19.0	47.6	11.2	14.4	2.5
Flat / unit / apartment(d)	43.0	22.3	23.0	5.4	*7.8	*1.3
<b>All persons</b>	<b>193.4</b>	<b>100.0</b>	<b>422.8</b>	<b>100.0</b>	<b>575.6</b>	<b>100.0</b>
<b>Current dwelling tenure</b>						
Fully owned	72.5	37.5	213.8	50.6	157.5	27.4
Being purchased	42.8	22.1	128.6	30.4	331.2	57.5
Renting (privately)	59.1	30.5	63.9	15.1	72.7	12.6
Renting (publicly)	13.5	7.0	*8.6	*2.0	*6.2	*1.1
<b>All persons(e)</b>	<b>193.4</b>	<b>100.0</b>	<b>422.8</b>	<b>100.0</b>	<b>575.6</b>	<b>100.0</b>

\* estimate has a relative standard error of 25% to 50% and should be used with caution

np not available for publication but included in totals where applicable, unless otherwise indicated

(a) Includes those who did not know the annual household income or refused to answer.

(b) Includes those who did not know the length of time the RSP had been living in their current dwelling.

(c) Includes those who did not know whether modifications had been made to the current dwelling.

(d) Includes other dwelling types.

(e) Includes other tenure types.

	LONE PARENT WITH CHILDREN.....		ALL OTHER HOUSEHOLDS.....		TOTAL.....	
	'000	%	'000	%	'000	%
<b>Current region of residence</b>						
Central Metropolitan Statistical Region	*5.2	*5.1	13.3	8.0	94.1	6.4
East Metropolitan Statistical Region	16.0	15.8	22.2	13.4	179.4	12.3
North Metropolitan Statistical Region	24.0	23.7	39.3	23.6	330.3	22.6
South West Metropolitan Statistical Region	20.2	19.9	23.8	14.3	259.6	17.8
South East Metropolitan Statistical Region	19.2	18.9	35.0	21.1	252.6	17.3
<i>Perth Total</i>	84.7	83.3	133.7	80.4	1 116.0	76.4
Lower Western WA Statistical Region	11.4	11.2	16.0	9.6	207.6	14.2
Remainder-Balance WA Statistical Region	*5.5	*5.4	16.6	10.0	136.2	9.3
<i>Balance of WA Total</i>	16.9	16.7	32.7	19.6	343.8	23.6
<b>All persons</b>	<b>101.6</b>	<b>100.0</b>	<b>166.4</b>	<b>100.0</b>	<b>1 459.8</b>	<b>100.0</b>
<b>Annual household income</b>						
Less than \$40,000	57.2	56.3	42.6	25.6	412.7	28.3
\$40,000 to less than \$90,000	34.9	34.3	63.3	38.1	551.3	37.8
\$90,000 or more	*6.5	*6.4	50.7	30.5	436.4	29.9
<b>All persons(a)</b>	<b>101.6</b>	<b>100.0</b>	<b>166.4</b>	<b>100.0</b>	<b>1 459.8</b>	<b>100.0</b>
<b>Length of time in current dwelling</b>						
Less than 2 years	29.7	29.2	82.3	49.5	420.9	28.8
2 years to less than 5 years	24.2	23.8	29.9	17.9	289.8	19.9
5 years to less than 10 years	17.8	17.6	15.2	9.1	233.9	16.0
10 years or more	29.4	28.9	37.4	22.5	510.8	35.0
<b>All persons(b)</b>	<b>101.6</b>	<b>100.0</b>	<b>166.4</b>	<b>100.0</b>	<b>1 459.8</b>	<b>100.0</b>
<b>Number of bedrooms in current dwelling</b>						
None / 1 bedroom	np	np	np	np	27.3	1.9
2 bedrooms	9.8	9.6	11.3	6.8	143.3	9.8
3 bedrooms	48.9	48.1	78.0	46.9	580.4	39.8
4 bedrooms	37.9	37.3	59.3	35.7	611.2	41.9
5 or more bedrooms	*4.5	*4.5	16.9	10.1	97.6	6.7
<b>All persons</b>	<b>101.6</b>	<b>100.0</b>	<b>166.4</b>	<b>100.0</b>	<b>1 459.8</b>	<b>100.0</b>
<b>Whether modifications have been made to current dwelling</b>						
Yes	*6.0	*5.9	19.2	11.5	97.6	6.7
No	95.1	93.6	147.2	88.5	1 361.3	93.3
<b>All persons(c)</b>	<b>101.6</b>	<b>100.0</b>	<b>166.4</b>	<b>100.0</b>	<b>1 459.8</b>	<b>100.0</b>
<b>Current dwelling type</b>						
Separate house	79.8	78.6	136.5	82.0	1 235.7	84.6
Semi-detached, row or terrace house, townhouse, etc	14.5	14.3	16.8	10.1	130.1	8.9
Flat / unit / apartment(d)	*7.2	*7.1	13.1	7.9	94.1	6.4
<b>All persons</b>	<b>101.6</b>	<b>100.0</b>	<b>166.4</b>	<b>100.0</b>	<b>1 459.8</b>	<b>100.0</b>
<b>Current dwelling tenure</b>						
Fully owned	27.1	26.6	46.0	27.7	516.9	35.4
Being purchased	33.8	33.3	43.4	26.1	579.7	39.7
Renting (privately)	30.1	29.6	68.5	41.2	294.3	20.2
Renting (publicly)	10.0	9.8	*5.4	*3.3	43.6	3.0
<b>All persons(e)</b>	<b>101.6</b>	<b>100.0</b>	<b>166.4</b>	<b>100.0</b>	<b>1 459.8</b>	<b>100.0</b>

\* estimate has a relative standard error of 25% to 50% and should be used with caution

np not available for publication but included in totals where applicable, unless otherwise indicated

(a) Includes those who did not know the annual household income or refused to answer.

(b) Includes those who did not know the length of time the RSP had been living in their current dwelling.

(c) Includes those who did not know whether modifications had been made to the current dwelling.

(d) Includes other dwelling types.

(e) Includes other tenure types.

# PERSONS LIVING IN A DWELLING THAT HAS HAD MODIFICATIONS MADE(a), Type of modification

	TOTAL PERSONS .....	
	'000	%
.....		
<b>Type of modification</b>		
Hand grab rail	77.9	79.8
Change to layout of toilet/bathroom/laundry	29.8	30.5
Access ramp / step free entrance	22.3	22.9
Door / passage widened	*6.8	*7.0
Change to layout of kitchen	*4.3	*4.4
Other home modifications	*3.8	*3.9
<b>Total persons living in a dwelling that has had modifications made(b)</b>	<b>97.6</b>	<b>100.0</b>

\* estimate has a relative standard error of 25% to 50% and should be used with caution

(a) Modifications for the elderly or people with a disability.

(b) Figures in these columns do not sum to the total, as a person could nominate more than one type of modification.

## HOME OWNERS(a), Selected characteristics—By dwelling status at time of purchase

	PURCHASED AN ESTABLISHED DWELLING		PURCHASED A NEWLY-BUILT DWELLING		BUILT A NEW DWELLING		TOTAL(b)	
	'000	%	'000	%	'000	%	'000	%
<b>Current dwelling tenure</b>								
Fully owned	303.5	44.2	41.3	65.4	167.3	49.4	516.9	47.1
Being purchased	383.3	55.8	21.9	34.6	171.4	50.6	579.7	52.9
<b>Total home owners</b>	<b>686.7</b>	<b>100.0</b>	<b>63.3</b>	<b>100.0</b>	<b>338.7</b>	<b>100.0</b>	<b>1 096.6</b>	<b>100.0</b>
<b>Annual household income</b>								
Less than \$40,000	165.1	24.0	24.7	39.0	64.3	19.0	257.7	23.5
\$40,000 to less than \$90,000	270.2	39.3	19.8	31.3	132.8	39.2	425.4	38.8
\$90,000 or more	220.9	32.2	17.2	27.2	128.9	38.1	368.8	33.6
<b>Total home owners(c)</b>	<b>686.7</b>	<b>100.0</b>	<b>63.3</b>	<b>100.0</b>	<b>338.7</b>	<b>100.0</b>	<b>1 096.6</b>	<b>100.0</b>
<b>Current region of residence</b>								
Central Metropolitan Statistical Region	48.2	7.0	*2.5	*3.9	12.6	3.7	64.1	5.8
East Metropolitan Statistical Region	83.0	12.1	*3.9	*6.2	43.9	13.0	131.9	12.0
North Metropolitan Statistical Region	143.4	20.9	18.8	29.8	79.2	23.4	241.6	22.0
South West Metropolitan Statistical Region	124.6	18.1	14.9	23.5	67.8	20.0	207.9	19.0
South East Metropolitan Statistical Region	130.6	19.0	10.5	16.7	49.8	14.7	192.3	17.5
<i>Perth Total</i>	<i>529.7</i>	<i>77.1</i>	<i>50.7</i>	<i>80.1</i>	<i>253.3</i>	<i>74.8</i>	<i>837.8</i>	<i>76.4</i>
Lower Western WA Statistical Region	92.7	13.5	*7.0	*11.0	54.6	16.1	157.2	14.3
Remainder-Balance WA Statistical Region	64.3	9.4	*5.6	*8.9	30.9	9.1	101.6	9.3
<i>Balance of WA Total</i>	<i>157.0</i>	<i>22.9</i>	<i>12.6</i>	<i>19.9</i>	<i>85.4</i>	<i>25.2</i>	<i>258.8</i>	<i>23.6</i>
<b>Total home owners</b>	<b>686.7</b>	<b>100.0</b>	<b>63.3</b>	<b>100.0</b>	<b>338.7</b>	<b>100.0</b>	<b>1 096.6</b>	<b>100.0</b>
<b>Current dwelling type</b>								
Separate house	621.1	90.4	46.1	72.9	333.5	98.5	1 008.3	91.9
Semi-detached, row or terrace house, townhouse, etc	42.8	6.2	10.8	17.2	*3.3	*1.0	57.0	5.2
Flat / unit / apartment(d)	22.8	3.3	*6.3	*10.0	**1.8	**0.5	31.4	2.9
<b>Total home owners</b>	<b>686.7</b>	<b>100.0</b>	<b>63.3</b>	<b>100.0</b>	<b>338.7</b>	<b>100.0</b>	<b>1 096.6</b>	<b>100.0</b>
<b>Household composition</b>								
Person living alone	84.1	12.2	11.8	18.6	18.0	5.3	115.3	10.5
Couple only	208.0	30.3	25.9	41.0	107.9	31.9	342.4	31.2
Couple with children	292.4	42.6	17.4	27.5	174.0	51.4	488.7	44.6
Lone parent with children	43.7	6.4	*3.9	*6.2	12.1	3.6	60.9	5.6
All other households	58.5	8.5	*4.2	*6.6	26.7	7.9	89.4	8.2
<b>Total home owners</b>	<b>686.7</b>	<b>100.0</b>	<b>63.3</b>	<b>100.0</b>	<b>338.7</b>	<b>100.0</b>	<b>1 096.6</b>	<b>100.0</b>
<b>Seniors household</b>								
Yes	192.7	28.1	32.3	51.0	104.2	30.8	331.3	30.2
No	494.1	71.9	31.0	49.0	234.4	69.2	765.3	69.8
<b>Total home owners</b>	<b>686.7</b>	<b>100.0</b>	<b>63.3</b>	<b>100.0</b>	<b>338.7</b>	<b>100.0</b>	<b>1 096.6</b>	<b>100.0</b>

\* estimate has a relative standard error of 25% to 50% and should be used with caution

\*\* estimate has a relative standard error greater than 50% and is considered too unreliable for general use

(a) Persons who owned their current home (either with or without a mortgage).

(b) Includes other home ownership origins.

(c) Includes persons who did not know their household income or refused to answer.

(d) Includes other dwelling types.

# RECENT MOVERS(a), Length of time in current dwelling—By location of previous dwelling

<i>Length of time in current dwelling</i>	MOVERS FROM WITHIN WA		MOVERS FROM INTERSTATE / OVERSEAS		TOTAL(b)	
	'000	%	'000	%	'000	%
Less than 2 years	366.0	43.2	46.6	55.8	414.2	44.4
2 years to less than 5 years	264.0	31.2	21.2	25.4	285.9	30.7
5 years to less than 10 years	216.8	25.6	15.7	18.7	232.4	24.9
<b>Total recent movers</b>	<b>846.8</b>	<b>100.0</b>	<b>83.5</b>	<b>100.0</b>	<b>932.5</b>	<b>100.0</b>

(a) Persons who have lived in their current dwelling for less than ten years.

(b) Excludes those who said they could not answer any questions on the RSP's previous dwelling. Includes a small number who did not know where the RSP's previous dwelling was located.

# RECENT MOVERS(a), Current region of residence—By previous dwelling location

<i>Current region of residence</i>	SAME SUBURB / TOWN / LOCALITY		PERTH SD		BALANCE OF WA		WA TOTAL		INTER- STATE / OVERSEAS		TOTAL(b)	
	'000	%	'000	%	'000	%	'000	%	'000	%	'000	%
Central Metropolitan Statistical Region	9.4	14.3	44.9	67.9	*3.1	*4.7	57.4	86.8	8.7	13.2	66.1	100.0
East Metropolitan Statistical Region	19.7	18.7	66.5	63.1	9.8	9.3	96.1	91.1	8.7	8.2	105.4	100.0
North Metropolitan Statistical Region	31.3	15.1	144.7	70.0	9.7	4.7	185.8	89.8	21.1	10.2	206.8	100.0
South West Metropolitan Statistical Region	28.1	17.3	102.5	63.3	13.8	8.5	144.4	89.2	16.6	10.2	162.0	100.0
South East Metropolitan Statistical Region	21.7	13.7	115.1	72.6	*6.2	*3.9	143.1	90.2	15.6	9.8	158.6	100.0
<i>Perth Total</i>	<i>110.3</i>	<i>15.8</i>	<i>473.8</i>	<i>67.8</i>	<i>42.7</i>	<i>6.1</i>	<i>626.8</i>	<i>89.7</i>	<i>70.6</i>	<i>10.1</i>	<i>699.0</i>	<i>100.0</i>
Lower Western WA Statistical Region	56.6	42.1	21.4	15.9	50.0	37.2	128.0	95.3	*5.8	*4.3	134.3	100.0
Remainder-Balance WA Statistical Region	40.5	40.8	18.4	18.6	33.1	33.4	92.0	92.8	*7.2	*7.2	99.2	100.0
<i>Balance of WA Total</i>	<i>97.1</i>	<i>41.6</i>	<i>39.9</i>	<i>17.1</i>	<i>83.1</i>	<i>35.6</i>	<i>220.1</i>	<i>94.2</i>	<i>12.9</i>	<i>5.5</i>	<i>233.6</i>	<i>100.0</i>
<b>Total recent movers</b>	<b>207.3</b>	<b>22.2</b>	<b>513.6</b>	<b>55.1</b>	<b>125.8</b>	<b>13.5</b>	<b>846.8</b>	<b>90.8</b>	<b>83.5</b>	<b>9.0</b>	<b>932.5</b>	<b>100.0</b>

\* estimate has a relative standard error of 25% to 50% and should be used with caution

(a) Persons who have lived in their current dwelling for less than ten years.

(b) Excludes those who said they could not answer any questions on the RSP's previous dwelling. Includes a small number who did not know where the RSP's previous dwelling was located.



## 8

## RECENT MOVERS WITHIN WESTERN AUSTRALIA(a), Previous dwelling tenure—By current dwelling tenure

## CURRENT DWELLING TENURE

Previous dwelling tenure	Fully owned		Being purchased		Renting (privately)		Renting (publicly)		Total(b)	
	'000	%	'000	%	'000	%	'000	%	'000	%
Fully owned	93.4	56.1	52.8	13.5	30.4	12.8	*2.7	*8.7	189.5	22.4
Being purchased	29.9	18.0	169.0	43.1	38.0	16.0	**1.7	**5.6	239.5	28.3
Renting (privately)	38.8	23.3	147.9	37.7	152.6	64.1	11.9	38.7	356.9	42.2
Renting (publicly)	np	np	9.3	2.4	*6.1	*2.6	11.3	37.0	28.3	3.3
<b>Total recent movers within WA(c)</b>	<b>166.4</b>	<b>100.0</b>	<b>392.2</b>	<b>100.0</b>	<b>238.1</b>	<b>100.0</b>	<b>30.7</b>	<b>100.0</b>	<b>846.8</b>	<b>100.0</b>

\* estimate has a relative standard error of 25% to 50% and should be used with caution

\*\* estimate has a relative standard error greater than 50% and is considered too unreliable for general use

np not available for publication but included in totals where applicable, unless otherwise indicated

(a) Persons who have lived in their current dwelling for less than ten years and their previous dwelling location was in WA.

(b) Includes other tenure types.

(c) Excludes those who said they could not answer any questions on the RSP's previous dwelling. Includes other dwelling tenures and a small number who did not know the RSP's previous dwelling tenure.

## 9

## RECENT MOVERS WITHIN WESTERN AUSTRALIA(a), Previous dwelling type—By current dwelling type

## CURRENT DWELLING TYPE

Previous dwelling type	Separate house		Semi-detached, row or terrace house, townhouse, etc		Flat / unit / apartment(b)		Total	
	'000	%	'000	%	'000	%	'000	%
Separate house	572.2	83.5	59.7	63.6	39.0	58.0	670.9	79.2
Semi-detached, row or terrace house, townhouse, etc	55.6	8.1	19.2	20.4	*6.0	*9.0	80.8	9.5
Flat / unit / apartment(b)	57.9	8.4	15.0	16.0	22.2	33.0	95.1	11.2
<b>Total recent movers within WA(c)</b>	<b>685.7</b>	<b>100.0</b>	<b>94.0</b>	<b>100.0</b>	<b>67.2</b>	<b>100.0</b>	<b>846.8</b>	<b>100.0</b>

\* estimate has a relative standard error of 25% to 50% and should be used with caution

(a) Persons who have lived in their current dwelling for less than ten years and their previous dwelling location was in WA.

(b) Includes other dwelling types.

(c) Excludes those who said they could not answer any questions on the RSP's previous dwelling.

	FULLY OWNED		BEING PURCHASED		RENTING (PRIVATELY)		RENTING (PUBLICLY)		TOTAL(b)	
	'000	%	'000	%	'000	%	'000	%	'000	%
<b>Previous dwelling type</b>										
Separate house	170.9	90.2	216.2	90.3	243.1	68.1	12.9	45.6	670.9	79.2
Semi-detached, row or terrace house, townhouse, etc	10.0	5.3	14.6	6.1	48.6	13.6	*6.2	*22.0	80.8	9.5
Flat / unit / apartment(c)	*8.5	*4.5	8.7	3.6	65.2	18.3	9.2	32.4	95.1	11.2
<b>Total recent movers within WA</b>	<b>189.5</b>	<b>100.0</b>	<b>239.5</b>	<b>100.0</b>	<b>356.9</b>	<b>100.0</b>	<b>28.3</b>	<b>100.0</b>	<b>846.8</b>	<b>100.0</b>
<b>Number of bedrooms in previous dwelling</b>										
None / 1 bedroom	*5.3	*2.8	np	np	17.5	4.9	*3.1	*11.1	27.9	3.3
2 bedrooms	15.5	8.2	18.1	7.6	77.3	21.6	*8.4	*29.6	121.8	14.4
3 bedrooms	81.4	43.0	95.5	39.9	170.5	47.8	14.0	49.5	375.3	44.3
4 bedrooms	70.9	37.4	106.7	44.5	79.9	22.4	*2.8	*9.8	272.1	32.1
5 or more bedrooms	16.3	8.6	18.8	7.8	11.7	3.3	np	np	49.2	5.8
<b>Total recent movers within WA(d)</b>	<b>189.5</b>	<b>100.0</b>	<b>239.5</b>	<b>100.0</b>	<b>356.9</b>	<b>100.0</b>	<b>28.3</b>	<b>100.0</b>	<b>846.8</b>	<b>100.0</b>
<b>Whether move due to change in family/personal circumstances</b>										
Yes	77.0	40.7	96.2	40.2	89.2	25.0	10.2	35.9	291.5	34.4
No	112.4	59.3	142.9	59.7	266.4	74.6	18.2	64.1	553.1	65.3
<b>Total recent movers within WA(e)</b>	<b>189.5</b>	<b>100.0</b>	<b>239.5</b>	<b>100.0</b>	<b>356.9</b>	<b>100.0</b>	<b>28.3</b>	<b>100.0</b>	<b>846.8</b>	<b>100.0</b>

\* estimate has a relative standard error of 25% to 50% and should be used with caution

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(a) Persons who have lived in their current dwelling for less than ten years and their previous dwelling location was in WA.

(b) Excludes those who said they could not answer any questions on the RSP's previous dwelling. Includes other tenure types and a small number who did not know the RSP's previous dwelling tenure.

(c) Includes other dwelling types.

(d) Includes those that did not know how many bedrooms were in the previous dwelling.

(e) Includes those that did not know whether the move was due to a change in family/personal circumstances.

	TOTAL PERSONS .....	
<i>Change in personal or family circumstances</i>	'000	%
.....		
To get married / live with partner	69.8	24.0
Increase in household size (eg. new baby)	44.1	15.1
Breakdown of marriage / relationship	43.2	14.8
To be independent	41.3	14.2
Health related / illness / disability	18.1	6.2
Child(ren) left family home	15.9	5.5
Death of a family / household member	14.2	4.9
Employment related	14.2	4.9
Getting older / retirement	12.8	4.4
To live alone	12.3	4.2
Other change	9.4	3.2
Problems with neighbours / family members not in household	*8.2	*2.8
<b>Total recent movers within WA who moved due to change in personal or family circumstances(b)(c)</b>	<b>291.5</b>	<b>100.0</b>

- .....
- \* estimate has a relative standard error of 25% to 50% and should be used with caution
- (a) Persons who had lived in their current dwelling for less than ten years and who had moved from their previous dwelling due to a change in their personal or family circumstances.
- (b) Excludes those who said they could not answer any questions on the RSP's previous dwelling.
- (c) Figures in these columns do not sum to the total, as a person could nominate more than one reason.

	TOTAL PERSONS	
	'000	%
<b>Reasons for choice of current dwelling location</b>		
Quiet location	397.4	42.5
Close to family or friends	392.3	42.0
Familiarity with area	388.0	41.5
Access to facilities and services (eg. shops, schools)	379.9	40.6
Safe neighbourhood	377.5	40.4
Central location	363.2	38.8
Better lifestyle	352.4	37.7
Geographical features (eg. beach, hills, river)	305.1	32.6
Closer to place of work	291.3	31.2
Close-knit community	177.7	19.0
Moved in with family/friends who already lived there	39.5	4.2
Limited availability of dwellings	13.9	1.5
Other general reason	38.8	4.1
No reason	76.4	8.2
<b>Total recent movers(b)(c)</b>	<b>935.0</b>	<b>100.0</b>
<b>Financial reasons for choice of current dwelling location</b>		
Suitable price range	330.6	35.4
Capital gain opportunity	146.5	15.7
Cheaper travel to work costs	138.9	14.9
Cheaper or rent free	95.2	10.2
Home-based business opportunity	35.5	3.8
To reduce mortgage	19.0	2.0
Other financial reason	12.4	1.3
No reason	400.0	42.8
<b>Total recent movers(b)(c)</b>	<b>935.0</b>	<b>100.0</b>

(a) Persons who had lived in their current dwelling for less than ten years.

(b) Excludes those who said they could not answer any questions on the RSP's current dwelling location.

(c) Figures in these columns do not sum to the total, as a person could nominate more than one reason.

	TOTAL PERSONS	
	.....	
	'000	%
.....		
<b>Reasons for choice of current dwelling</b>		
Appearance and layout	537.2	57.4
Larger residence	536.8	57.4
Smaller residence	416.4	44.5
Better quality residence	393.5	42.1
Smaller block	313.6	33.5
Low maintenance	302.2	32.3
Suitable for children	289.6	31.0
Home safety features	211.9	22.7
Energy efficiency or reduced heating or cooling costs	103.9	11.1
Larger block	101.9	10.9
Moved in with family/friends who already lived there	39.9	4.3
Separate house	34.5	3.7
Facilities for the elderly or people with a disability	34.3	3.7
Limited availability of dwellings	13.9	1.5
Other general reason	118.5	12.7
No reason	107.8	11.5
<b>Total recent movers(b)(c)</b>	<b>935.2</b>	<b>100.0</b>
<b>Financial reasons for choice of current dwelling</b>		
Suitable price range	422.3	45.2
Capital gain opportunity	164.3	17.6
Less maintenance costs	147.7	15.8
Home-based business opportunity	32.6	3.5
No reason	458.4	49.0
<b>Total recent movers(b)(c)</b>	<b>935.2</b>	<b>100.0</b>

- (a) Persons who had lived in their current dwelling for less than ten years.
- (b) Excludes those who said they could not answer any questions on the RSP's current dwelling.
- (c) Figures in these columns do not sum to the total, as a person could nominate more than one reason.

	TOTAL PERSONS(b) .....	
<i>Length of time in current dwelling</i>	<i>'000</i>	<i>%</i>
.....		
Less than 2 years	173.0	47.9
2 years to less than 5 years	76.5	21.2
5 years to less than 10 years	37.8	10.5
10 years or more	73.4	20.3
<b>Total future movers(c)</b>	<b>360.8</b>	<b>100.0</b>

- .....
- (a) Persons who intend to move from their current dwelling in the next three years.
- (b) Excludes those who said they could not answer any questions on the RSP's future dwelling.
- (c) Includes those who did not know the length of time the RSP had been living in the current dwelling.

Current region of residence	SAME SUBURB / TOWN / LOCALITY		PERTH SD		BALANCE OF WA		WA TOTAL		INTERSTATE / OVERSEAS		UNDECIDED		TOTAL(b)	
	'000	%	'000	%	'000	%	'000	%	'000	%	'000	%	'000	%
Central Metropolitan Statistical Region	*7.3	*23.8	11.8	38.8	np	np	19.1	62.6	*3.9	*12.7	*7.6	*24.7	30.6	100.0
East Metropolitan Statistical Region	*8.4	*20.4	16.9	41.2	*1.9	*4.7	27.2	66.3	**1.4	**3.5	12.4	30.2	41.0	100.0
North Metropolitan Statistical Region	11.0	13.5	35.9	43.9	*5.4	*6.6	52.3	63.9	*6.3	*7.7	23.2	28.4	81.9	100.0
South West Metropolitan Statistical Region	15.0	25.3	25.6	43.4	*3.0	*5.1	43.6	73.8	*3.3	*5.7	12.1	20.5	59.0	100.0
South East Metropolitan Statistical Region	11.7	17.5	33.5	50.5	**1.8	**2.8	47.0	70.8	*4.7	*7.0	14.7	22.2	66.4	100.0
<i>Perth Total</i>	53.3	19.1	123.8	44.4	12.2	4.4	189.2	67.9	19.6	7.0	70.0	25.1	278.9	100.0
Lower Western WA Statistical Region	21.6	52.9	*4.0	*9.7	10.8	26.5	36.3	89.1	np	np	*4.5	*10.9	40.8	100.0
Remainder-Balance WA Statistical Region	13.7	33.3	*4.5	*11.0	11.9	28.8	30.1	73.2	*2.7	*6.6	*8.3	*20.2	41.1	100.0
<i>Balance of WA Total</i>	35.3	43.1	*8.5	*10.4	22.7	27.7	66.5	81.1	*2.7	*3.3	12.8	15.6	81.9	100.0
<b>Total future movers</b>	<b>88.6</b>	<b>24.5</b>	<b>132.3</b>	<b>36.7</b>	<b>34.8</b>	<b>9.7</b>	<b>255.7</b>	<b>70.9</b>	<b>22.4</b>	<b>6.2</b>	<b>82.8</b>	<b>22.9</b>	<b>360.8</b>	<b>100.0</b>

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(a) Persons who intend to move from their current dwelling in the next three years.

(b) Excludes those who said they could not answer any questions on the RSP's future dwelling.

	MOVERS WITHIN WA		MOVERS TO INTERSTATE / OVERSEAS		MOVERS UNSURE OF THEIR FUTURE LOCATION		TOTAL(b)	
	'000	%	'000	%	'000	%	'000	%
<b>Expected time before moving</b>								
Within 12 months	152.8	42.3	13.0	58.1	29.9	36.1	195.6	54.2
Within 2 years	49.7	13.8	*5.2	*23.1	24.6	29.7	79.5	22.0
Within 3 years	38.4	10.6	*3.0	*13.6	20.6	24.9	62.1	17.2
<b>Total future movers(c)</b>	<b>255.7</b>	<b>70.9</b>	<b>22.4</b>	<b>100.0</b>	<b>82.8</b>	<b>100.0</b>	<b>360.8</b>	<b>100.0</b>

\* estimate has a relative standard error of 25% to 50% and should be used with caution

(a) Persons who intend to move from their current dwelling in the next three years.

(b) Excludes those who said they could not answer any questions on the RSP's future dwelling.

(c) Includes those who did not know when the future move would occur.



	WITHIN 12 MONTHS		WITHIN 2 YEARS		WITHIN 3 YEARS		TOTAL(b)	
	'000	%	'000	%	'000	%	'000(b)	%(b)
<b>Current dwelling tenure</b>								
Fully owned	34.9	45.2	19.3	25.0	15.8	20.4	77.3	100.0
Being purchased	50.2	46.0	25.9	23.8	27.4	25.1	109.2	100.0
Renting (privately)	104.4	65.1	31.7	19.8	16.4	10.2	160.4	100.0
Renting (publicly)	*2.8	*40.5	np	np	**0.8	**11.8	*7.0	*100.0
<b>Total future movers(c)</b>	<b>195.6</b>	<b>54.2</b>	<b>79.5</b>	<b>22.0</b>	<b>62.1</b>	<b>17.2</b>	<b>360.8</b>	<b>100.0</b>
<b>Current dwelling type</b>								
Separated house	151.1	52.3	66.6	23.0	52.6	18.2	289.0	100.0
Semi-detached, row or terrace house, townhouse, etc	20.6	57.1	*6.2	*17.1	*7.0	*19.4	36.0	100.0
Flat / unit / apartment(d)	24.0	66.9	*6.7	*18.7	*2.5	*7.0	35.8	100.0
<b>Total future movers</b>	<b>195.6</b>	<b>54.2</b>	<b>79.5</b>	<b>22.0</b>	<b>62.1</b>	<b>17.2</b>	<b>360.8</b>	<b>100.0</b>
<b>Annual household income</b>								
Less than \$40,000	43.8	58.5	11.6	15.5	13.5	18.1	75.0	100.0
\$40,000 to less than \$90,000	74.6	55.4	29.2	21.7	21.6	16.0	134.6	100.0
\$90,000 or more	71.0	51.8	35.6	26.0	24.7	18.1	137.0	100.0
<b>Total future movers(e)</b>	<b>195.6</b>	<b>54.2</b>	<b>79.5</b>	<b>22.0</b>	<b>62.1</b>	<b>17.2</b>	<b>360.8</b>	<b>100.0</b>

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(a) Persons who intend to move from their current dwelling in the next three years.

(b) Excludes those who said they could not answer any questions on the RSP's future dwelling. Includes those that did not know when the future move would occur.

(c) Includes other tenure types.

(d) Includes other dwelling types.

(e) Includes those who did not know the household income or refused to answer.

	FULLY OWNED		BEING PURCHASED		RENTING / OTHER		TOTAL	
	'000	%	'000	%	'000	%	'000	%
<b>Preferred future dwelling tenure</b>								
Purchased	52.5	72.8	71.9	69.3	93.5	57.5	218.0	64.4
Rented	*8.5	*11.7	23.9	23.0	45.7	28.1	78.0	23.1
Other	*3.5	*4.9	*2.6	*2.5	*5.9	*3.6	12.0	3.5
Undecided	*7.6	*10.6	*5.3	*5.1	17.5	10.8	30.5	9.0
<b>Total future movers(b)</b>	<b>72.1</b>	<b>100.0</b>	<b>103.7</b>	<b>100.0</b>	<b>162.6</b>	<b>100.0</b>	<b>338.5</b>	<b>100.0</b>
<b>Preferred future dwelling type</b>								
Separate house	47.4	65.7	76.2	73.5	121.0	74.4	244.6	72.3
Semi-detached, row or terrace house, townhouse, etc	9.1	12.6	10.2	9.8	*8.4	*5.2	27.6	8.2
Flat / unit / apartment(c)	*6.9	*9.5	9.2	8.8	13.7	8.4	29.7	8.8
Undecided	8.8	12.2	*8.1	*7.9	19.5	12.0	36.5	10.8
<b>Total future movers(b)</b>	<b>72.1</b>	<b>100.0</b>	<b>103.7</b>	<b>100.0</b>	<b>162.6</b>	<b>100.0</b>	<b>338.5</b>	<b>100.0</b>
<b>Preferred number of bedrooms in future dwelling</b>								
None / 1 bedroom	*2.7	*3.7	**1.4	**1.4	*3.4	*2.1	*7.5	*2.2
2 bedrooms	15.6	21.6	9.5	9.1	22.1	13.6	47.1	13.9
3 bedrooms	29.8	41.3	38.6	37.3	65.1	40.0	133.6	39.5
4 bedrooms	23.1	32.0	45.7	44.1	60.6	37.3	129.4	38.2
5 or more bedrooms	**1.0	**1.4	*8.5	*8.2	11.4	7.0	20.8	6.2
<b>Total future movers(b)</b>	<b>72.1</b>	<b>100.0</b>	<b>103.7</b>	<b>100.0</b>	<b>162.6</b>	<b>100.0</b>	<b>338.5</b>	<b>100.0</b>

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(a) Persons who intend to move from their current dwelling in the next three years (and whose preferred future dwelling location is WA or undecided).

(b) Excludes those who said they could not answer any questions on the RSP's future dwelling.

(c) Includes other dwelling types.

	LESS THAN \$40,000		\$40,000 TO LESS THAN \$90,000		\$90,000 OR MORE		TOTAL(b)	
	'000	%	'000	%	'000	%	'000	%
<b>Preferred future dwelling tenure</b>								
Purchased	30.9	44.4	80.2	63.2	97.5	75.6	218.0	64.4
Rented	28.7	41.2	27.5	21.7	20.9	16.2	78.0	23.1
Other	*3.8	*5.4	*3.6	*2.8	*4.4	*3.4	12.0	3.5
Undecided	*6.2	*9.0	15.6	12.3	*6.2	*4.8	30.5	9.0
<b>Total future movers(c)</b>	<b>69.5</b>	<b>100.0</b>	<b>126.9</b>	<b>100.0</b>	<b>129.0</b>	<b>100.0</b>	<b>338.5</b>	<b>100.0</b>
<b>Preferred future dwelling type</b>								
Separate house	44.2	63.5	93.8	73.9	96.4	74.8	244.6	72.3
Semi-detached, row or terrace house, townhouse, etc	*6.6	*9.4	9.4	7.4	10.7	8.3	27.6	8.2
Flat / unit / apartment(d)	9.6	13.8	*6.2	*4.9	13.4	10.4	29.7	8.8
Undecided	9.2	13.3	17.5	13.8	*8.4	*6.5	36.5	10.8
<b>Total future movers(c)</b>	<b>69.5</b>	<b>100.0</b>	<b>126.9</b>	<b>100.0</b>	<b>129.0</b>	<b>100.0</b>	<b>338.5</b>	<b>100.0</b>
<b>Preferred number of bedrooms in future dwelling</b>								
None / 1 bedroom	*3.5	*5.0	*2.9	*2.3	**1.2	**0.9	*7.5	*2.2
2 bedrooms	12.7	18.3	17.7	13.9	14.2	11.0	47.1	13.9
3 bedrooms	28.5	41.0	50.2	39.6	48.6	37.7	133.6	39.5
4 bedrooms	22.8	32.7	47.4	37.3	55.3	42.9	129.4	38.2
5 or more bedrooms	*2.1	*3.0	8.7	6.9	9.7	7.5	20.8	6.2
<b>Total future movers(c)</b>	<b>69.5</b>	<b>100.0</b>	<b>126.9</b>	<b>100.0</b>	<b>129.0</b>	<b>100.0</b>	<b>338.5</b>	<b>100.0</b>

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(a) Persons who intend to move from their current dwelling in the next three years (and whose preferred future dwelling location is WA or undecided).

(b) Includes those that did not know the household income or refused to answer.

(c) Excludes those who said they could not answer any questions on the RSP's future dwelling.

(d) Includes other dwelling types.

	TOTAL PERSONS .....	
	'000	%
.....		
<b>Future housing for persons aged 55 years and over</b>		
Retirement village / housing complex for persons aged 55 years and over	*7.4	*9.3
Other housing	67.7	84.9
Undecided	*4.6	*5.8
<b>Total future movers aged 55 years and over(b)</b>	<b>79.7</b>	<b>100.0</b>

- \* estimate has a relative standard error of 25% to 50% and should be used with caution
- (a) Persons who intend to move from their current dwelling in the next three years (and whose preferred future dwelling location is WA or undecided). Includes persons who currently lived in a dwelling where at least one usual resident was aged 55 years and over.
- (b) Excludes those who said they could not answer any questions on the RSP's future dwelling. Includes a small number who did not know their future dwelling location.

	TOTAL PERSONS .....	
	'000	%
.....		
<b>Whether home ownership main reason for moving</b>		
Yes	80.8	87.6
No	11.5	12.4
<b>Total future purchasers who rent their current dwelling</b>	<b>92.3</b>	<b>100.0</b>

- (a) Persons who intend to move from their current dwelling in the next three years (and whose preferred future dwelling location is WA or undecided). Includes only those persons who rent their current dwelling and intend to purchase their future dwelling.

	TOTAL PERSONS	
	'000	%
<b>Reasons for choice of future dwelling location</b>		
Familiarity with area	140.8	55.1
Central location	126.1	49.3
Better lifestyle	122.3	47.8
Access to facilities and services (eg. shops, schools)	122.0	47.7
Close to family or friends	117.8	46.1
Quiet location	115.6	45.2
Safe neighbourhood	104.5	40.9
Geographical features (eg. beach, hills, river)	103.1	40.3
Closer to place of work	94.1	36.8
Close-knit community	71.5	28.0
No reason	10.5	4.1
<b>Total future movers within WA(b)(c)</b>	<b>255.7</b>	<b>100.0</b>
<b>Financial reasons for choice of future dwelling location</b>		
Suitable price range	106.3	41.6
Capital gain opportunity	68.1	26.6
Cheaper travel to work costs	63.7	24.9
Cheaper or rent free	15.7	6.1
Home-based business opportunity	15.1	5.9
To reduce mortgage	*7.7	*3.0
No reason	83.8	32.8
<b>Total future movers within WA(b)(c)</b>	<b>255.7</b>	<b>100.0</b>

- \* estimate has a relative standard error of 25% to 50% and should be used with caution
- (a) Persons who intend to move from their current dwelling in the next three years and their future dwelling location will be in WA.
- (b) Excludes those who said they could not answer any questions on the RSP's future dwelling location.
- (c) Figures in these columns do not sum to the total, as a person could nominate more than one reason.

	TOTAL PERSONS	
	'000	%
<b>Reasons for choice of future dwelling</b>		
Appearance and layout	178.0	69.6
Separate house	174.5	68.3
Better quality residence	134.4	52.5
Low maintenance	131.2	51.3
Larger residence	115.7	45.3
Home safety features	106.9	41.8
Suitable for children	100.0	39.1
Larger block	86.6	33.8
Energy efficiency or reduced heating or cooling costs	84.7	33.1
Smaller block	58.7	23.0
Smaller residence	49.8	19.5
Facilities for the elderly or people with a disability	18.4	7.2
No reason	15.8	6.2
<b>Total future movers within WA<sup>(a)(b)</sup></b>	<b>255.7</b>	<b>100.0</b>
<b>Financial reasons for choice of future dwelling</b>		
Suitable price range	126.0	49.3
Capital gain opportunity	75.5	29.5
Less maintenance costs	71.1	27.8
Home-based business opportunity	16.6	6.5
No reason	100.2	39.2
<b>Total future movers within WA<sup>(a)(b)</sup></b>	<b>255.7</b>	<b>100.0</b>

(a) Excludes those who said they could not answer any questions on the RSP's future dwelling location.

(b) Figures in these columns do not sum to the total, as a person could nominate more than one reason.

## EXPLANATORY NOTES

### INTRODUCTION

**1** This publication contains results from the WA Housing Motivations and Intentions Survey, which was conducted throughout WA during the two weeks commencing Monday, 10 October 2005.

**2** The survey was conducted as a supplement to the ABS Monthly Population Survey (MPS). The MPS is based on a multi-stage area sample of private dwellings and a list sample of special dwellings (hotels, motels, hospitals, prisons, short-stay caravan parks, etc.). Persons living in special dwellings were excluded from the scope of this survey. Information is obtained from the occupants of the selected dwellings by specially trained interviewers. For details of the design, scope and coverage of the MPS, users should refer to any recent edition of the ABS publication, *Labour Force, Australia* (cat. no. 6202.0) or the November 2002 edition of *Information Paper: Labour Force Survey Sample Design* (cat. no. 6269.0).

### SCOPE

**3** The WA Housing Motivations and Intentions Survey was conducted on a subset of the full sample of private dwellings in WA that were included in the MPS. The survey covered all persons who were usual residents of private dwellings except:

- members of the Australian permanent defence forces;
- certain diplomatic personnel of overseas governments, customarily excluded from censuses and surveys;
- overseas residents in Australia;
- members of non-Australian defence forces (and their dependents) stationed in Australia; and
- persons living in sparsely settled areas of WA.

**4** Information was collected by either face to face or telephone interview from one responsible adult per household. This adult answered questions on behalf of the household regarding their current dwelling's structure, tenure type, number of bedrooms, dwelling status at time of purchase, whether it was part of a retirement village or group housing complex, whether modifications had been carried out for the elderly or people with a disability, and total household income. Questions regarding previous dwellings, housing motivations and housing intentions were answered on behalf of only one person who was randomly selected from the household. Table populations have changed because a small number of respondents were unable to answer on behalf of the randomly selected person. Information was sought from approximately 3,760 households and data was obtained from approximately 94% of these households.

### COVERAGE

**5** Coverage rules were applied to ensure that each person was associated with only one dwelling and hence had only one chance of selection in the survey.

### EFFECTS OF ROUNDING

**6** Estimates in this publication have been rounded and discrepancies may occur between sums of the component items and totals.

### ACKNOWLEDGMENT

**7** ABS publications draw extensively on information provided freely by individuals, businesses, governments and other organisations. Their continued cooperation is very much appreciated. Without it, the wide range of statistics published by the ABS would not be available. Information received by the ABS is treated in strict confidence as required by the *Census and Statistics Act, 1905*.

## EXPLANATORY NOTES *continued*

### RELATED PUBLICATIONS

**8** The ABS produces a wide range of publications concerning social, housing and demographic statistics. Users may wish to refer to the following ABS publications which relate to the survey topic:

*Housing Motivations and Intentions, Queensland, October 2004*,  
cat. no. 8710.3.55.001

*Housing Choices, New South Wales, October 2004*, cat. no. 3240.1

*Population Mobility, Queensland, October 2000*, cat. no. 3237.3

*Population Mobility, Victoria, October 1999*, cat. no. 3237.2

*Housing Motivations and Intentions, Western Australia, October 1998*,  
cat. no. 8791.5

**9** Current publications and other products released by the ABS are listed in the *Catalogue of Publications and Products* (cat. no. 1101.0). The Catalogue is available from any ABS office or the ABS web site <<http://www.abs.gov.au>>. The ABS also issues a daily *Release Advice* on the web site which details products to be released in the week ahead.



## APPENDIX 1 ADDITIONAL DATA AVAILABLE

### ADDITIONAL DATA AVAILABLE

In addition to the statistics provided in this publication, the ABS can produce customised tabulations on request. Subject to confidentiality and sampling variability constraints, tabulations can be produced from the survey by cross-classifying any of the following data items for the relevant survey populations.

### DATA ITEMS

#### *Dwelling characteristics*

#### Area of usual residence

- Perth
- Balance of WA

#### Dwelling type

- Separate house
- Semi-detached, row or terrace house, townhouse
- Flat, unit or apartment
- Other

#### Tenure type

- Fully owned
- Being purchased
- Rented (public)
- Rented (private)
- Other

#### Housing for persons aged 55 years and over

- Retirement village or Group housing complex for persons aged 55 years and over
- Dwelling not part of either (other housing)

#### Number of bedrooms

- None (incl bedsitters)
- One
- Two
- Three
- Four
- Five or more

#### Household type

- Person living alone
- Couple only
- Couple with children
- Lone parent with children
- All other households

#### Seniors household

- Seniors household (at least one household resident aged 60 years or over)
- Non-seniors household (no household resident aged 60 years or over)

#### Whether modifications (for the elderly or people with a disability) have been carried out

#### Modifications carried out (for the elderly or people with a disability)

- Access ramp(s) / step free entrance(s)
- Hand grab rail(s)
- Door(s) / passages widened
- Change(s) to layout of toilet / bathroom / laundry
- Change(s) to layout of kitchen
- Other home modification(s)

#### Household Income

- Less than \$40,000 per year
- \$40,000 to less than \$90,000 per year
- \$90,000 or more per year

## APPENDIX 1 ADDITIONAL DATA AVAILABLE *continued*

*Previous dwelling  
characteristics of randomly  
selected person*

- Location of previous dwelling
  - Same suburb / town / locality as current dwelling
  - Perth metropolitan area
  - WA ex-metropolitan area
  - Another Australian State or Territory
  - Overseas
- Structure of previous dwelling
  - Separate house
  - Semi-detached, row or terrace house, townhouse
  - Flat, unit or apartment
  - Other
- Number of bedrooms
  - None (incl bedsitters)
  - One
  - Two
  - Three
  - Four
  - Five or more
- Tenure type of previous dwelling
  - Fully owned
  - Being purchased
  - Rented (public)
  - Rented (private)
  - Other
- Whether moved from previous dwelling due to a change in personal or family circumstances
- Change in personal or family circumstances
  - Be independent
  - Live alone
  - Get married / live with partner
  - Breakdown of marriage / relationship
  - Death of a family / household member
  - Child(ren) left family home
  - Increase in family size (eg. new baby)
  - Other

*Housing motivations of  
randomly selected person*

- Length of time in current dwelling
  - Less than 2 years
  - 2 years to less than 5 years
  - 5 years to less than 10 years
  - 10 years or more
- Factors influencing move to current location
  - Familiarity with area
  - Central location
  - Geographical features (eg. beach, hills, river)
  - Better lifestyle
  - Close to family or friends
  - Close to place of work
  - Access to facilities and services such as shops or schools
  - Close-knit community
  - Quiet location
  - Safe neighbourhood

## APPENDIX 1 ADDITIONAL DATA AVAILABLE *continued*

*Housing motivations of  
randomly selected person  
continued*

Financial reasons for moving to current location

- Suitable price range
- Capital gain opportunity
- Cheaper travel to work costs
- Home-based business opportunity
- Cheaper rent or rent free
- Reduce mortgage

Factors influencing move to current dwelling

- Appearance and layout
- Energy efficiency or reduced heating/cooling costs
- Better quality residence
- Home safety features
- Low maintenance
- Suitable for children
- Facilities for the elderly or people with a disability
- Separate house
- Larger residence
- Smaller residence
- On a larger block
- On a smaller block

Financial reasons for moving to current dwelling

- Suitable price range
- Less maintenance costs
- Capital gain opportunity
- Home-based business opportunity

*Housing intentions of  
randomly selected person*

Whether planning to move from current dwelling in next 3 years

Timeframe of future move

- Within 12 months
- Within 2 years
- Within 3 years

Future dwelling type

- Separate house
- Semi-detached, row or terrace house or townhouse
- Flat, unit or apartment
- Other

Future housing for the over 55s

- Retirement village or Group housing complex for over 55s
- Dwelling not part of either

Location of future dwelling

- Same suburb / town / locality
- Perth metropolitan area
- WA ex-metropolitan area
- Another Australian State or Territory
- Overseas

## APPENDIX 1 ADDITIONAL DATA AVAILABLE *continued*

*Housing intentions of  
randomly selected person  
continued*

### Factors influencing move to future location

- Familiarity with area
- Central location
- Geographical features
- Better lifestyle
- Close to family or friends
- Close to place of work
- Access to facilities and services such as shops or schools
- Close knit community
- Quiet location
- Safe neighbourhood

### Financial reasons for moving to future location

- Suitable price range
- Capital gain opportunity
- Cheaper travel to work costs
- Home-based business opportunity
- Reduce mortgage
- Cheaper rent or rent free

### Whether home ownership is main reason for moving to another dwelling

#### Number of bedrooms in future dwelling

- None (incl bedsitters)
- One
- Two
- Three
- Four
- Five or more

### Factors influencing move to future dwelling

- Appearance and layout
- Energy efficiency or reduced heating/cooling costs
- Better quality residence
- Home safety features
- Low maintenance
- Suitable for children
- Facilities for the elderly or people with a disability
- Separate house
- Larger residence
- Smaller residence
- Larger block
- Smaller block

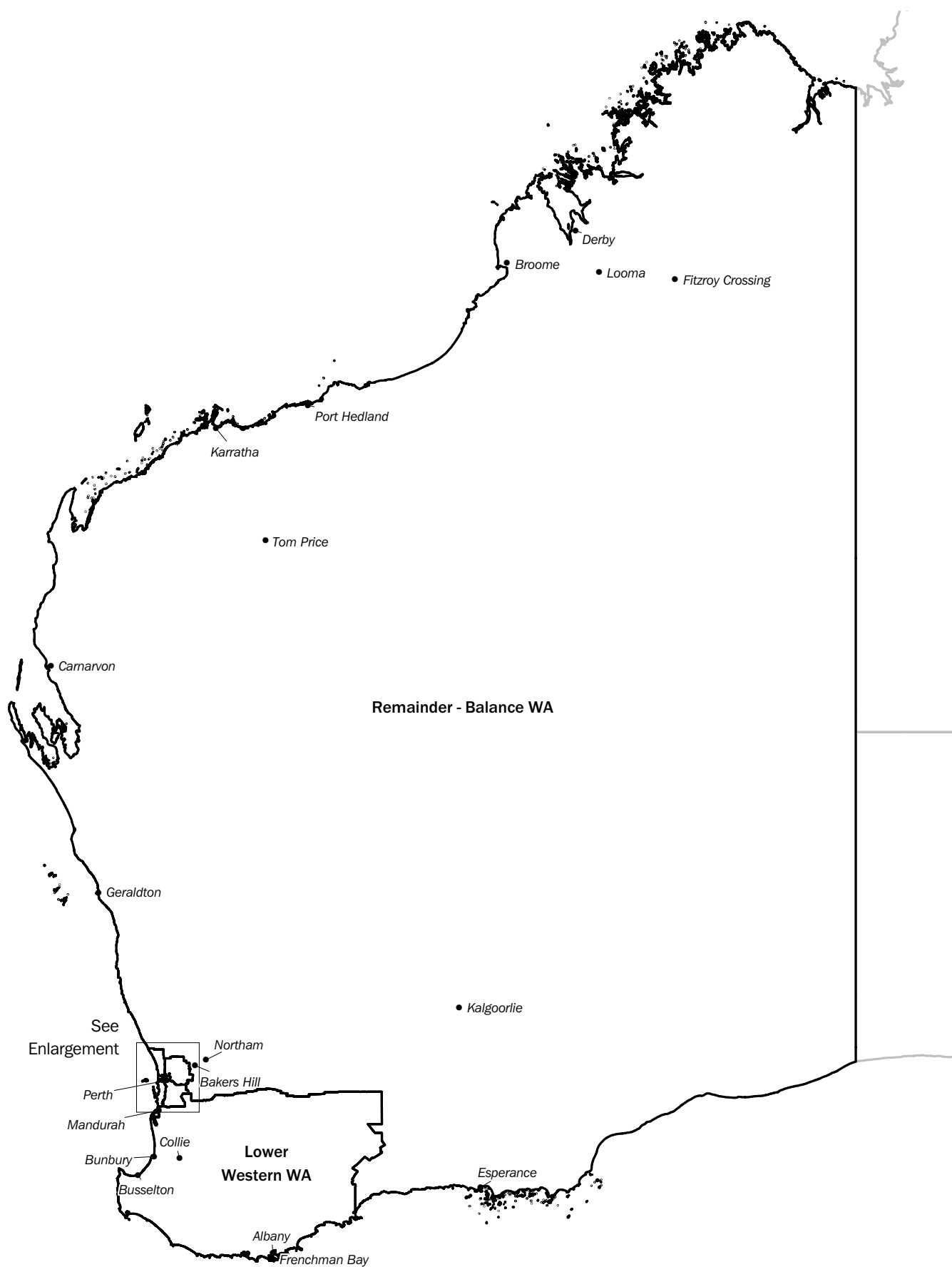
### Financial reasons for moving to future dwelling

- Suitable price range
- Less maintenance costs
- Capital gain opportunity
- Home-based business opportunity

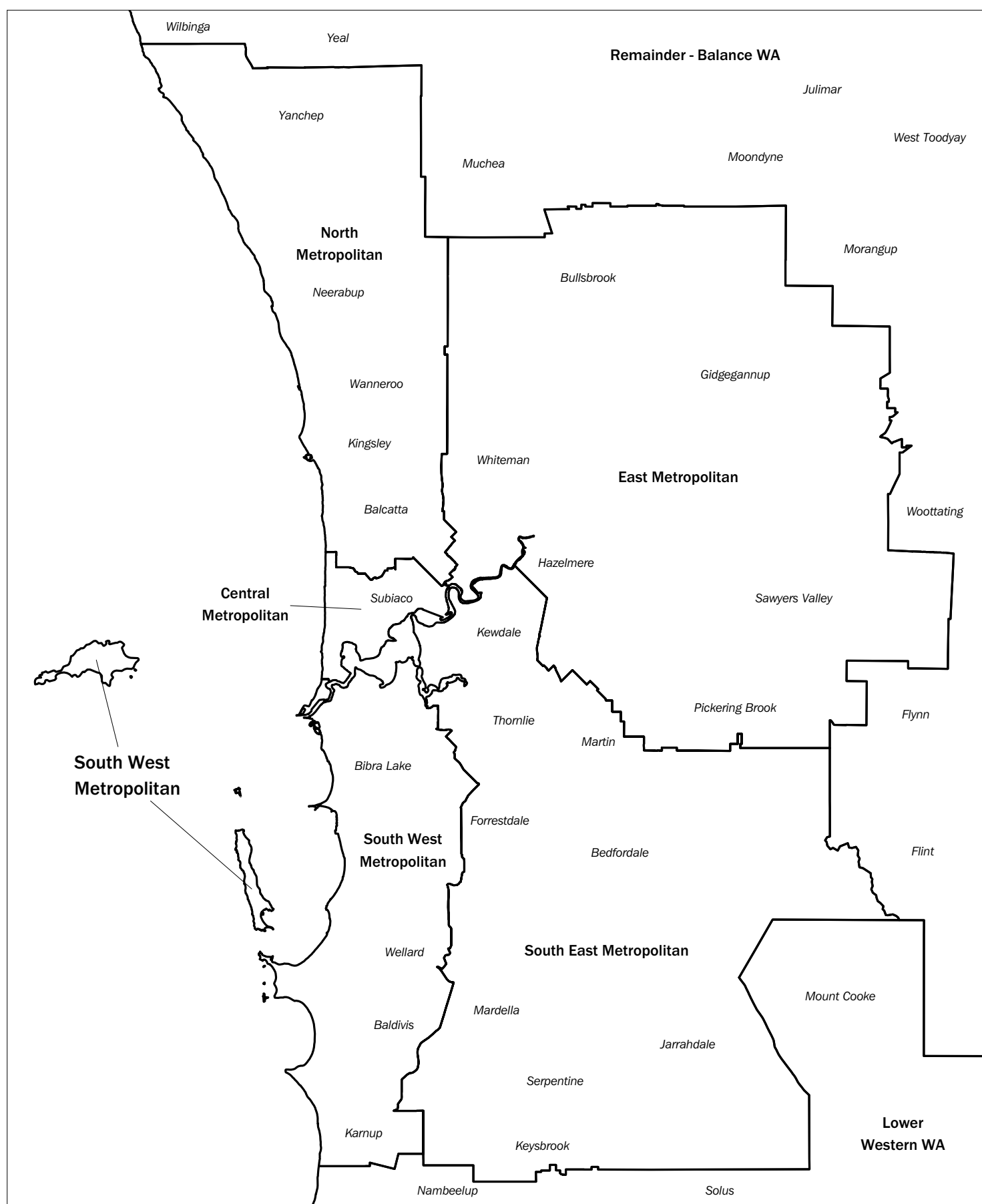
### FURTHER INFORMATION

For further information about additional data available on request, please contact  
Carolann Hoad on Perth 08 9360 5947

## APPENDIX 2 BALANCE OF WA, STATISTICAL REGIONS



## APPENDIX 3 PERTH, STATISTICAL REGIONS



## TECHNICAL NOTE DATA QUALITY

### ESTIMATION PROCEDURE

**1** Estimates derived from this survey were obtained by adjusting the MPS selection weights to account for the survey taking a subsample of the dwellings selected for the MPS. The weights were then adjusted to ensure that the survey estimates conformed to an independently estimated distribution of the population (by number of adults and children within the household, and by part of the state) rather than the distribution among respondents.

**2** The estimates were then obtained by summing the weights of persons with the characteristic of interest. For example, an estimate of the total number of persons living in a dwelling with four bedrooms is obtained by adding together the weight for each person in the sample living in a dwelling with four bedrooms.

### RELIABILITY OF ESTIMATES

#### *Non-sampling errors*

**3** Estimates in this publication are subject to non-sampling and sampling errors.

**4** Non-sampling errors may arise as a result of errors in the reporting, recording or processing of the data and can occur even if there is a complete enumeration of the population. Non-sampling errors can be introduced through inadequacies in the questionnaire, non-response, inaccurate reporting by respondents, errors in the application of survey procedures, incorrect recording of answers, and errors in data entry and processing.

**5** It is difficult to measure the size of the non-sampling errors and the extent of these errors could vary considerably from survey to survey and from question to question. Every effort was made in the design of this survey and in the development of survey procedures to minimise the effect of these errors.

#### *Sampling errors*

**6** Sampling error is the difference between the published estimate, calculated from a sample of dwellings, and the value that would have been produced if all dwellings had been included in the survey.

### ESTIMATES OF SAMPLING ERRORS

**7** One measure of the likely difference between a survey estimate and the 'true' population value is given by the Standard Error (SE). There are about two chances in three (67%) that a survey estimate is within one SE of the figure that would have been obtained if all households had been included in the survey, and about nineteen chances in twenty (95%) that the estimate lies within two SEs.

**8** Due to space limitations, it is impractical to print the SE of each estimate in the publication. Instead, a table of SEs is provided to enable readers to determine the SE for an estimate based on the size of that estimate (see table T1). The SE table is derived from a mathematical model, which is created using the data collected in the survey. The figures in the SE table will not give a precise measure of the SE for a particular estimate but will provide an indication of its magnitude.

**9** Linear interpolation can be used to calculate the SE of estimates falling between the sizes of estimates presented in table T1, using the following general formula:

$$SE \text{ of estimate} = lower \text{ SE} + \left[ \left( \frac{upper \text{ SE} - lower \text{ SE}}{upper \text{ estimate} - lower \text{ estimate}} \right) \times (estimate - lower \text{ estimate}) \right]$$

**10** An example of the calculation and use of SEs is as follows. Table 2 shows that the estimated number of persons in WA that lived in a dwelling with four bedrooms was 611,200. Since this estimate is between 500,000 and 1,000,000, table T1 shows that the SE will lie between 13,231 and 16,980. The approximate value of the SE can be interpolated as follows:

$$\begin{aligned} SE \text{ of estimate} &= 13,231 + \left[ \left( \frac{16,980 - 13,231}{1,000,000 - 500,000} \right) \times (611,200 - 500,000) \right] \\ &= 14,065 \text{ (rounded to the nearest whole number)} \end{aligned}$$

ESTIMATES OF SAMPLING  
ERRORS *continued*

**11** Therefore, there are about two chances in three that the true number of persons in WA that lived in a dwelling with four bedrooms lies between 597,135 and 625,265, and there are about nineteen chances in twenty that the value lies between 583,070 and 639,330.

**12** The SE can also be expressed as a percentage of the estimate, known as the Relative Standard Error (RSE). The RSE is calculated by dividing the SE of an estimate by the estimate, and expressing it as a percentage. That is:

$$RSE = \frac{SE}{estimate} \times 100$$

**13** For example, the RSE for the number of persons that lived in a dwelling with four bedrooms is:

$$\begin{aligned} RSE &= \frac{14,065}{611,200} \times 100 \\ &= 2.3\% \end{aligned}$$

**14** In general, the size of the SE increases as the size of the estimate increases. Conversely, the RSE decreases as the size of the estimate increases. Very small estimates are thus subject to high RSEs and are considered unreliable for general use.

**15** Proportions and percentages formed from the ratio of two estimates are also subject to sampling errors. The size of the error depends on the accuracy of both the numerator and the denominator. A formula to approximate the RSE of a proportion is given below. This formula is only valid when the numerator is a subset of the denominator.

$$RSE\left(\frac{x}{y}\right) = \sqrt{[RSE(x)]^2 - [RSE(y)]^2}$$

**16** Published estimates are sometimes used to calculate the difference between two survey estimates. Such estimates are also subject to sampling error. The sampling error of the difference between two estimates depends on the SE of each estimate and the relationship (correlation) between them. The approximate SE of the difference between two estimates may be calculated using the following formula:

$$SE(x-y) = \sqrt{[SE(x)]^2 + [SE(y)]^2}$$

**17** While this formula will only be exact for differences between separate and uncorrelated characteristics or subpopulations, it is expected to provide a good approximation for all differences likely to be of interest in this publication.

**18** For example, Table 2 shows that an estimated 143,300 persons in WA lived in a dwelling with two bedrooms and 611,200 persons lived in a dwelling with four bedrooms. This equates to a difference of 467,900 persons. The standard error for each estimate is calculated using linear interpolation (as described above) and then the standard error on the estimate of the difference is calculated as:

$$\begin{aligned} SE(x-y) &= \sqrt{[7,942]^2 + [14,065]^2} \\ &= 16,152 \text{ (rounded to the nearest whole number)} \end{aligned}$$

**19** Therefore, there are about two chances in three that the true difference between the number of persons in WA living a dwelling with two or four bedrooms lies between 451,748 and 484,052, and there are about nineteen chances in twenty that the value lies between 435,596 and 500,204.



## TECHNICAL NOTE DATA QUALITY *continued*

### ESTIMATES OF SAMPLING ERRORS *continued*

### STANDARD ERRORS ON ESTIMATES OF WA PERSONS

<i>Size of estimate</i>	<i>Standard Error</i>	<i>Relative Standard Error</i>
no. of households	no.	%
1,000	648	64.9
1,500	649	55.0
2,000	973	48.7
2,500	1 105	44.2
3,000	1 224	40.8
3,500	1 333	38.1
4,000	1 435	35.9
5,000	1 620	32.4
8,000	2 079	26.0
10,000	2 334	23.3
20,000	3 306	16.5
30,000	4 019	13.4
50,000	5 097	10.2
100,000	6 932	6.9
200,000	9 263	4.6
300,000	10 887	3.6
500,000	13 231	2.6
1,000,000	16 979	1.7
2,000,000	21 413	1.1

**20** Where differences between data items have been noted in the Summary of Findings, they are statistically significant unless otherwise specified. In this publication a statistically significant difference is one where there are nineteen chances in twenty that the difference noted reflects a true difference between population groups of interest rather than being the result of sampling variability

## GLOSSARY

<b>Area of usual residence</b>	A person's area of usual residence as classified by the Statistical Region structure in the Australian Standard Geographical Classification (ASGC). The classification divides WA into two Major Statistical Regions — the Perth Statistical Division and the Balance of WA. For further information refer to AUSTRALIAN STANDARD GEOGRAPHICAL CLASSIFICATION (cat. no. 1216.0).
<b>Bedroom</b>	A bedroom is a room within the dwelling that is defined as a bedroom on the dwelling plan. It includes all rooms designated as bedrooms on the plan, rooms designated on the plan as "study/bedroom" and a bedroom designated in the plan as "bedroom" which has since been converted to another room, such as a study. It excludes other rooms which are used as bedrooms but still serve their original purpose (eg. lounge, family or dining rooms).
<b>Dwelling status at time of purchase</b>	For those persons who own or are purchasing their home, whether they purchased an established dwelling, purchased a newly-built dwelling or built a new dwelling.
<b>Established dwelling</b>	An established dwelling is one that has had a previous occupant.
<b>Flat, unit or apartment</b>	All dwellings in blocks of flats, units or apartments. These dwellings usually share a common entrance foyer or stairwell. This category also includes flats attached to houses such as granny flats, and houses converted into two or more flats.
<b>Future movers</b>	Persons who intend to move from their current dwelling in the next three years.
<b>Group Housing Complex</b>	Groups of units or villas where age restrictions apply. Under the Strata Titles Act 1985, some strata-titled schemes may be restricted to occupation by retired persons and their partners. A 'retired person' is defined as someone who is 55 years and over or someone retired from full-time employment.
<b>Home owners</b>	Those persons who own their home (either with or without a mortgage).
<b>Household</b>	A group of residents of a dwelling who share common facilities and meals or who consider themselves to be a household. It is possible for a dwelling to contain more than one household, for example, where regular provision is made for groups to take meals separately and where persons consider their households to be separate.
<b>Household composition</b>	The five categories of household composition include: <ul style="list-style-type: none"> <li>■ person living alone;</li> <li>■ couple only (including de facto relationships);</li> <li>■ couple (including de facto relationships) with children;</li> <li>■ lone parent with children; and</li> <li>■ all other households (including group, family with unrelated persons and multi-family households).</li> </ul>
<b>Household income</b>	The combined total gross annual income (from all sources) for every usual resident in the household.
<b>Modifications</b>	Alterations carried out to a dwelling for the elderly or people with a disability (e.g. access ramps, hand-grab rails, doorways widened, etc.).
<b>Other dwelling</b>	This includes caravans, cabins, houseboats, sheds, tents, humpies and other improvised homes, or houses or flats attached to a shop, office, etc.
<b>Private dwelling</b>	A dwelling that is intended to have people live in it (e.g. house, flat, unit, caravan, houseboat, tent, etc.).
<b>Recent movers</b>	Persons who have lived in their current dwelling for less than ten years.
<b>Region of usual residence</b>	A person's region of usual residence as classified by the Statistical Region (SR) structure in the ASGC. It divides WA into seven SRs for the purpose of providing regional statistical output. For further information refer to AUSTRALIAN STANDARD GEOGRAPHICAL CLASSIFICATION (cat. no. 1216.0).

## GLOSSARY *continued*

<b>Retirement villages</b>	Retirement villages provide accommodation for people over 55 years of age and their partners. There are a variety of accommodation options in retirement villages, ranging from self-care units which are either serviced or un-serviced, to hostels or nursing homes. They may be stand alone villas, units or apartments.
<b>Semi-detached, row or terrace house, townhouse, etc.</b>	A dwelling that is either attached in some structural way to one or more dwellings or is separated from neighbouring dwellings by less than half a metre. It has its own private grounds and no other dwelling above or below it.
<b>Seniors household</b>	A household where at least one usual resident is aged 60 years or more.
<b>Separate house</b>	A house that stands alone in its own grounds separated from other dwellings by at least half a metre. It may have a flat attached to it, such as a granny flat or converted garage (the flat is categorised under <i>Flat, unit or apartment</i> ).
<b>Tenure type</b>	Describes the legal right a person has to occupy a dwelling (e.g. fully owned, being purchased, rented).
<b>Usual residents</b>	Persons who usually live in a particular private dwelling and regard it as their own or main home. Excludes usual residents who were away from the dwelling for more than six weeks altogether and visitors to the dwelling who do not usually live there, do not regard it as their own or main home, but are temporarily staying there.

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<i>PHONE</i>	1300 135 070
<i>EMAIL</i>	client.services@abs.gov.au
<i>FAX</i>	1300 135 211
<i>POST</i>	Client Services, ABS, GPO Box 796, Sydney NSW 2001

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