

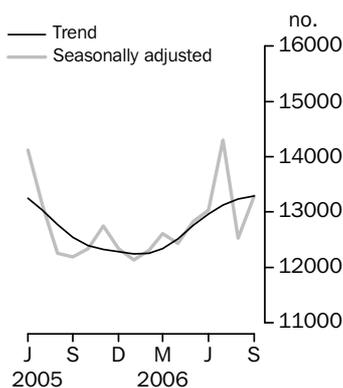
BUILDING APPROVALS

AUSTRALIA

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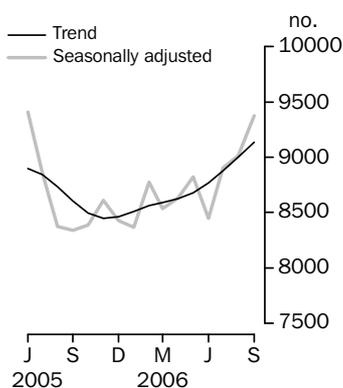
Dwelling units approved

Total number



Private sector houses approved

Total number



INQUIRIES

For further information about these and related statistics, contact the National Information and Referral Service on 1300 135 070 or Paul Pamment on Adelaide (08) 8237 7499.

KEY FIGURES

	Sep 06 no.	Aug 06 to	Sep 05 to
		Sep 06 % change	Sep 06 % change
TREND			
Total dwelling units approved	13 297	0.5	6.0
Private sector houses	9 136	1.5	6.2
Private sector other dwellings	3 869	-1.8	6.9
SEASONALLY ADJUSTED			
Total dwelling units approved	13 286	6.1	9.0
Private sector houses	9 377	4.0	12.4
Private sector other dwellings	3 594	11.2	1.3

KEY POINTS

TOTAL DWELLING UNITS

- The trend estimate for total dwelling approvals rose 0.5% in September 2006.
- The seasonally adjusted estimate for total dwelling units approved rose 6.1%, to 13,286, in September 2006.

PRIVATE SECTOR HOUSES

- The trend estimate for private sector house approvals rose 1.5% in September 2006.
- The seasonally adjusted estimate for private sector houses approved rose 4.0%, to 9,377, in September 2006. This is the highest level since June 2005.

PRIVATE SECTOR OTHER DWELLING UNITS

- The trend estimate for private sector other dwellings approved fell 1.8% in September 2006.
- The seasonally adjusted estimate for private sector other dwellings approved rose 11.2%, to 3,594, in September 2006. This follows a fall of 36.8% in the previous month.

VALUE OF BUILDING APPROVED

- The trend estimate for the value of total building approved was flat in September 2006. The value of new residential building rose 1.6% and the value of alterations and additions rose 1.1%. The trend for the value of non-residential building approved fell 2.5% in September 2006.
- The seasonally adjusted estimate for the value of total building approved rose 7.2%, to \$5,310.8m, in September 2006. The value of new residential building approved rose 9.4%, to \$2,907.7m. The value of alterations and additions rose 5.4%, to \$481.4m. The value of non-residential building rose 4.3%, to \$1,921.8m.

NOTES

FORTHCOMING ISSUES

<i>ISSUE</i>	<i>RELEASE DATE</i>
October 2006	4 December 2006
November 2006	8 January 2007
December 2006	5 February 2007
January 2007	6 March 2007
February 2007	2 April 2007
March 2007	8 May 2007

REVISIONS THIS MONTH

Revisions to Total Dwellings in this issue are:

	<i>2005-06</i>	<i>2006-07</i>	<i>Total</i>
NSW	9	-53	-44
Vic.	—	—	—
Qld	38	-3	35
SA	—	—	—
WA	5	-18	-13
Tas.	—	8	8
NT	—	—	—
ACT	—	—	—
Total	52	-66	-14

One missing permit added to March 2006 data was a major industrial project which contributed \$55m of non-residential building to South Australia.

ABBREVIATIONS

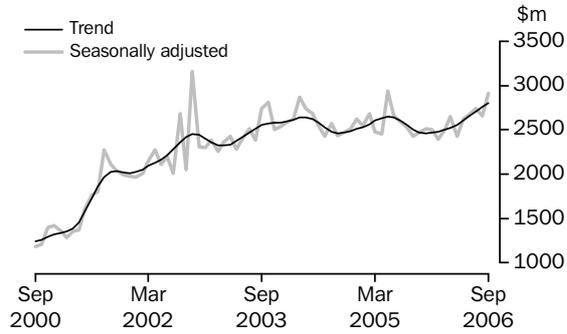
\$m	million dollars
ABS	Australian Bureau of Statistics
ACT	Australian Capital Territory
ASGC	Australian Standard Geographical Classification
Aust.	Australia
GST	goods and services tax
n.e.c.	not elsewhere classified
no.	number
NSW	New South Wales
NT	Northern Territory
Qld	Queensland
SA	South Australia
Tas.	Tasmania
Vic.	Victoria
WA	Western Australia

Peter Harper
Acting Australian Statistician

VALUE OF BUILDING APPROVED

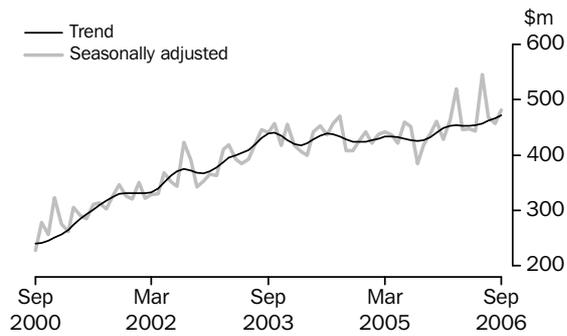
NEW RESIDENTIAL BUILDING

The trend for the value of new residential building has risen for the last ten months.



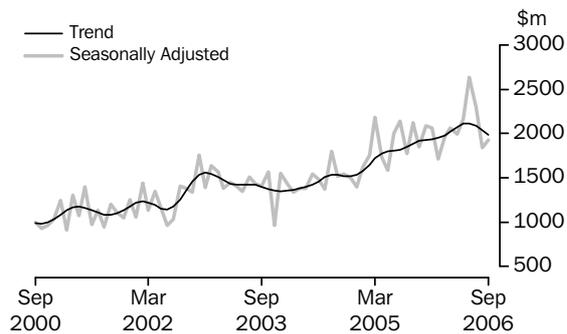
ALTERATIONS AND ADDITIONS TO RESIDENTIAL BUILDING

The trend for the value of alterations and additions is now showing small rises for the last five months.



NON-RESIDENTIAL BUILDING

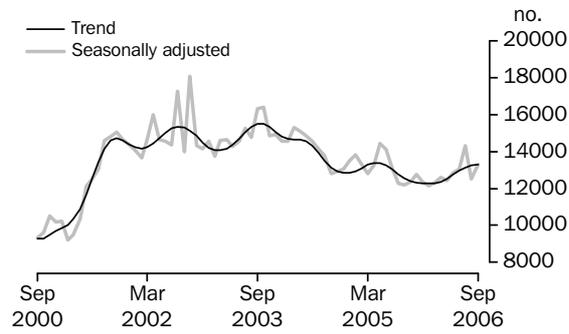
The trend estimate for the value of non-residential building has fallen for the last three months, after rising steadily since late 2004.



DWELLINGS APPROVED

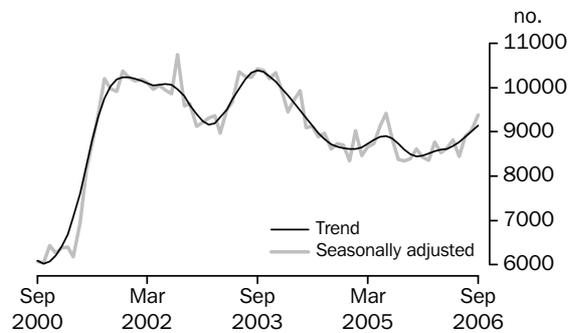
TOTAL DWELLING UNITS

The trend estimate for total dwelling units approved has risen for the last eight months.



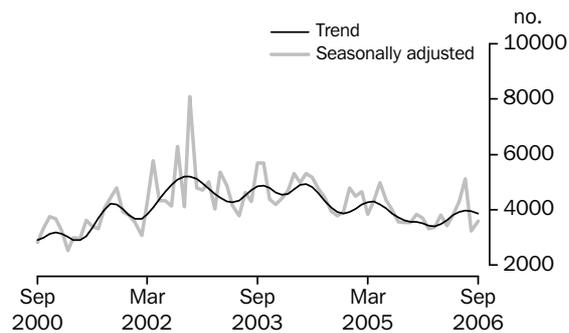
PRIVATE SECTOR HOUSES

The trend estimate for private sector houses approved has risen for ten consecutive months.



PRIVATE SECTOR OTHER DWELLINGS

The trend estimate for private sector other dwellings approved is now showing falls for the last two months.



DWELLING UNITS APPROVED STATES AND TERRITORIES

SUMMARY COMMENTS

The trend estimate for total dwelling units approved rose 0.5% in September 2006. The trend rose in all states and territories except South Australia (-3.1%), Western Australia (-0.3%) and Tasmania (-1.3%).

The trend estimate for private sector houses approved rose 1.5% in September 2006. The trend rose in New South Wales (+1.9%), Victoria (+2.4%) and Queensland (+2.6%), fell in Western Australia (-1.6%) and was flat in South Australia.

	NSW	Vic.	Qld	SA	WA	Tas.	NT	ACT	Aust.
ORIGINAL									
Dwelling units approved									
Private sector houses (no.)	1 452	2 513	2 405	665	1 737	227	45	149	9 193
Total dwelling units (no.)	3 390	2 978	3 399	817	2 197	237	146	244	13 408
Percentage change from previous month									
Private sector houses (%)	-3.6	-19.5	-1.6	-9.5	-4.8	8.6	-40.8	20.2	-8.4
Total dwelling units (%)	20.7	-20.1	2.4	-14.2	-5.3	-1.3	73.8	6.1	-2.0
SEASONALLY ADJUSTED									
Dwelling units approved									
Private sector houses (no.)	1 468	2 586	2 559	653	1 703	na	na	na	9 377
Total dwelling units (no.)	3 017	3 063	3 491	821	2 276	225	na	na	13 286
Percentage change from previous month									
Private sector houses (%)	7.4	-10.9	23.3	0.4	3.8	na	na	na	4.0
Total dwelling units (%)	15.8	-12.9	21.4	-2.5	5.4	-0.4	na	na	6.1
TREND									
Dwelling units approved									
Private sector houses (no.)	1 443	2 660	2 312	659	1 666	na	na	na	9 136
Total dwelling units (no.)	2 874	3 476	3 270	854	2 232	236	110	246	13 297
Percentage change from previous month									
Private sector houses (%)	1.9	2.4	2.6	—	-1.6	na	na	na	1.5
Total dwelling units (%)	1.4	0.3	1.0	-3.1	-0.3	-1.3	5.8	7.0	0.5

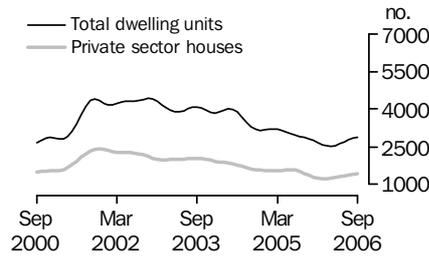
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DWELLING UNITS APPROVED

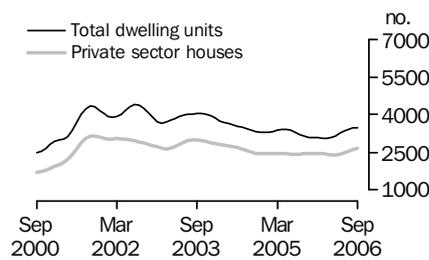
STATE TRENDS

NEW SOUTH WALES



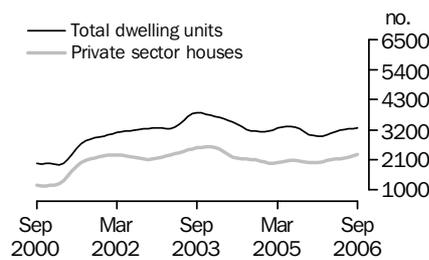
The trend for total dwelling units approved in New South Wales has risen for the last six months after being in decline for the previous thirteen months. The trend estimate for private sector houses has risen for the last eight months.

VICTORIA



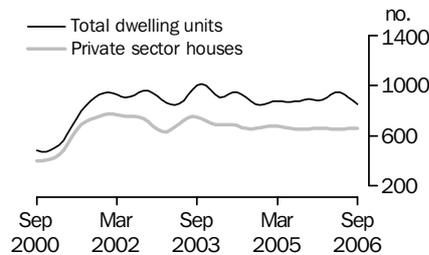
The trend for total dwelling units approved in Victoria has risen for the last seven months, although the rate of growth has slowed in recent months. The trend for private sector houses has risen for the last five months.

QUEENSLAND



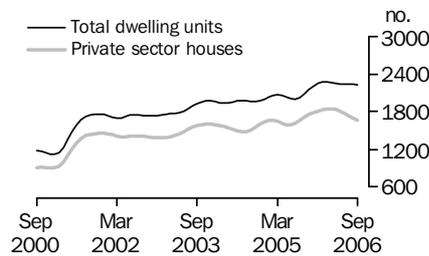
The trend for total dwelling units approved in Queensland has risen for the last eight months. The trend for private sector houses has risen for the last ten months.

SOUTH AUSTRALIA



The trend for total dwelling units approved in South Australia has fallen for the last four months. The trend for private sector houses has been flat for the last thirteen months.

WESTERN AUSTRALIA



The trend estimate for total dwelling units approved in Western Australia has been relatively flat for the last eight months. The trend for private sector houses is showing falls for the last six months.

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DWELLING UNITS APPROVED

Month	HOUSES		OTHER DWELLINGS		TOTAL DWELLING UNITS		
	Private	Total	Private	Total	Private	Public	Total
	no.	no.	no.	no.	no.	no.	no.

ORIGINAL

2005							
July	8 857	9 014	3 863	4 045	12 720	339	13 059
August	9 354	9 565	3 728	3 807	13 082	290	13 372
September	8 587	8 710	4 053	4 187	12 640	257	12 897
October	8 422	8 614	3 556	3 741	11 978	377	12 355
November	9 349	9 560	3 885	3 972	13 234	298	13 532
December	7 410	7 527	3 838	3 893	11 248	172	11 420
2006							
January	6 654	6 815	2 790	2 891	9 444	262	9 706
February	8 431	8 502	3 020	3 086	11 451	137	11 588
March	9 276	9 431	4 011	4 133	13 287	277	13 564
April	7 201	7 359	3 016	3 154	10 217	296	10 513
May	10 096	10 214	4 240	4 391	14 336	269	14 605
June	8 944	9 114	4 245	4 514	13 189	439	13 628
July	9 130	9 335	4 540	4 656	13 670	321	13 991
August	10 039	10 240	3 367	3 437	13 406	271	13 677
September	9 193	9 389	3 981	4 019	13 174	234	13 408

SEASONALLY ADJUSTED

2005							
July	8 854	9 006	3 991	4 123	12 845	284	13 129
August	8 372	8 558	3 570	3 701	11 942	317	12 259
September	8 341	8 462	3 548	3 730	11 889	303	12 192
October	8 388	8 579	3 529	3 755	11 917	417	12 334
November	8 614	8 793	3 830	3 956	12 444	305	12 749
December	8 432	8 574	3 706	3 767	12 138	203	12 341
2006							
January	8 364	8 542	3 317	3 595	11 681	456	12 137
February	8 776	8 857	3 364	3 462	12 140	179	12 319
March	8 536	8 737	3 803	3 874	12 339	272	12 611
April	8 635	8 829	3 440	3 601	12 075	355	12 430
May	8 823	8 928	3 815	3 905	12 638	195	12 833
June	8 449	8 583	4 291	4 450	12 740	293	13 033
July	8 904	9 090	5 109	5 207	14 013	284	14 297
August	9 015	9 195	3 231	3 330	12 246	279	12 525
September	9 377	9 576	3 594	3 710	12 971	315	13 286

TREND

2005							
July	8 843	9 009	3 874	4 022	12 717	314	13 031
August	8 737	8 907	3 718	3 866	12 455	318	12 773
September	8 602	8 771	3 620	3 771	12 222	320	12 542
October	8 498	8 662	3 573	3 726	12 071	317	12 388
November	8 447	8 607	3 561	3 715	12 008	314	12 322
December	8 462	8 620	3 519	3 669	11 981	308	12 289
2006							
January	8 513	8 669	3 435	3 579	11 948	300	12 248
February	8 564	8 717	3 402	3 537	11 966	288	12 254
March	8 589	8 739	3 473	3 600	12 062	277	12 339
April	8 623	8 773	3 626	3 749	12 249	273	12 522
May	8 683	8 837	3 800	3 919	12 483	273	12 756
June	8 769	8 928	3 923	4 038	12 692	274	12 966
July	8 880	9 047	3 964	4 078	12 844	281	13 125
August	9 002	9 179	3 940	4 053	12 942	290	13 232
September	9 136	9 317	3 869	3 980	13 005	292	13 297

DWELLING UNITS APPROVED, Percentage change

Month	HOUSES		OTHER DWELLINGS		TOTAL DWELLING UNITS		
	Private	Total	Private	Total	Private	Public	Total
	%	%	%	%	%	%	%

ORIGINAL

2005							
July	-13.5	-14.1	-10.1	-12.2	-12.5	-39.1	-13.5
August	5.6	6.1	-3.5	-5.9	2.8	-14.5	2.4
September	-8.2	-8.9	8.7	10.0	-3.4	-11.4	-3.6
October	-1.9	-1.1	-12.3	-10.7	-5.2	46.7	-4.2
November	11.0	11.0	9.3	6.2	10.5	-21.0	9.5
December	-20.7	-21.3	-1.2	-2.0	-15.0	-42.3	-15.6
2006							
January	-10.2	-9.5	-27.3	-25.7	-16.0	52.3	-15.0
February	26.7	24.8	8.2	6.7	21.3	-47.7	19.4
March	10.0	10.9	32.8	33.9	16.0	102.2	17.1
April	-22.4	-22.0	-24.8	-23.7	-23.1	6.9	-22.5
May	40.2	38.8	40.6	39.2	40.3	-9.1	38.9
June	-11.4	-10.8	0.1	2.8	-8.0	63.2	-6.7
July	2.1	2.4	6.9	3.1	3.6	-26.9	2.7
August	10.0	9.7	-25.8	-26.2	-1.9	-15.6	-2.2
September	-8.4	-8.3	18.2	16.9	-1.7	-13.7	-2.0

SEASONALLY ADJUSTED

2005							
July	-5.9	-6.2	-8.4	-8.7	-6.7	-20.0	-7.0
August	-5.4	-5.0	-10.5	-10.2	-7.0	11.6	-6.6
September	-0.4	-1.1	-0.6	0.8	-0.4	-4.4	-0.5
October	0.6	1.4	-0.5	0.7	0.2	37.6	1.2
November	2.7	2.5	8.5	5.4	4.4	-26.9	3.4
December	-2.1	-2.5	-3.2	-4.8	-2.5	-33.4	-3.2
2006							
January	-0.8	-0.4	-10.5	-4.6	-3.8	124.6	-1.7
February	4.9	3.7	1.4	-3.7	3.9	-60.7	1.5
March	-2.7	-1.4	13.0	11.9	1.6	52.0	2.4
April	1.2	1.1	-9.5	-7.0	-2.1	30.5	-1.4
May	2.2	1.1	10.9	8.4	4.7	-45.1	3.2
June	-4.2	-3.9	12.5	14.0	0.8	50.3	1.6
July	5.4	5.9	19.1	17.0	10.0	-3.1	9.7
August	1.2	1.2	-36.8	-36.0	-12.6	-1.8	-12.4
September	4.0	4.1	11.2	11.4	5.9	12.9	6.1

TREND

2005							
July	-0.6	-0.5	-4.4	-4.1	-1.8	3.6	-1.6
August	-1.2	-1.1	-4.0	-3.9	-2.1	1.3	-2.0
September	-1.5	-1.5	-2.6	-2.5	-1.9	0.6	-1.8
October	-1.2	-1.2	-1.3	-1.2	-1.2	-0.9	-1.2
November	-0.6	-0.6	-0.3	-0.3	-0.5	-0.9	-0.5
December	0.2	0.2	-1.2	-1.2	-0.2	-1.9	-0.3
2006							
January	0.6	0.6	-2.4	-2.5	-0.3	-2.6	-0.3
February	0.6	0.6	-1.0	-1.2	0.2	-4.0	—
March	0.3	0.3	2.1	1.8	0.8	-3.8	0.7
April	0.4	0.4	4.4	4.1	1.6	-1.4	1.5
May	0.7	0.7	4.8	4.5	1.9	—	1.9
June	1.0	1.0	3.2	3.0	1.7	0.4	1.6
July	1.3	1.3	1.0	1.0	1.2	2.6	1.2
August	1.4	1.5	-0.6	-0.6	0.8	3.2	0.8
September	1.5	1.5	-1.8	-1.8	0.5	0.7	0.5

— nil or rounded to zero (including null cells)

DWELLING UNITS APPROVED, States and territories

	NSW	Vic.	Qld	SA	WA	Tas.	NT	ACT	Aust.
Month	no.	no.	no.	no.	no.	no.	no.	no.	no.

ORIGINAL

2005

July	3 181	2 750	3 676	917	2 058	222	166	89	13 059
August	3 041	3 070	3 416	1 027	2 245	228	141	204	13 372
September	3 167	3 073	3 361	909	1 912	237	148	90	12 897
October	2 591	3 045	3 243	924	2 202	206	70	74	12 355
November	2 964	3 435	3 364	910	2 374	213	127	145	13 532
December	2 916	2 473	2 547	880	2 041	201	115	247	11 420

2006

January	2 116	2 432	2 052	782	2 006	183	69	66	9 706
February	2 351	2 949	2 975	851	1 960	173	84	245	11 588
March	2 424	3 629	3 686	1 080	2 168	277	163	137	13 564
April	2 018	2 540	2 350	1 228	2 030	154	71	122	10 513
May	3 122	3 819	3 374	947	2 761	266	71	245	14 605
June	3 113	3 313	3 635	916	2 091	274	83	203	13 628
July	2 483	3 607	3 538	1 047	2 659	246	187	224	13 991
August	2 808	3 725	3 318	952	2 320	240	84	230	13 677
September	3 390	2 978	3 399	817	2 197	237	146	244	13 408

SEASONALLY ADJUSTED

2005

July	3 218	2 948	3 579	880	2 029	214	na	na	13 129
August	2 798	2 918	3 037	908	2 054	207	na	na	12 259
September	2 789	3 023	3 121	873	1 914	235	na	na	12 192
October	2 814	2 764	3 219	947	2 245	203	na	na	12 334
November	2 751	3 361	3 119	881	2 182	194	na	na	12 749
December	2 897	2 956	2 892	833	2 203	198	na	na	12 341

2006

January	2 644	3 020	2 566	915	2 610	207	na	na	12 137
February	2 395	3 127	3 262	978	2 037	200	na	na	12 319
March	2 369	3 314	3 234	1 020	2 102	273	na	na	12 611
April	2 457	2 746	2 948	1 445	2 446	190	na	na	12 430
May	2 605	3 328	3 219	890	2 273	231	na	na	12 833
June	3 133	3 034	3 284	931	2 102	261	na	na	13 033
July	2 612	4 118	3 362	941	2 588	246	na	na	14 297
August	2 606	3 517	2 876	842	2 159	226	na	na	12 525
September	3 017	3 063	3 491	821	2 276	225	na	na	13 286

TREND

2005

July	2 957	3 295	3 300	873	1 999	216	107	131	13 031
August	2 910	3 206	3 227	878	2 022	214	113	123	12 773
September	2 875	3 133	3 121	887	2 078	210	115	121	12 542
October	2 828	3 092	3 030	891	2 149	207	112	130	12 388
November	2 767	3 078	2 989	885	2 205	205	108	144	12 322
December	2 677	3 079	2 976	881	2 252	201	105	156	12 289

2006

January	2 590	3 065	2 971	887	2 274	201	102	164	12 248
February	2 535	3 044	3 008	904	2 276	205	99	170	12 254
March	2 515	3 069	3 067	927	2 262	212	96	173	12 339
April	2 547	3 150	3 134	945	2 247	222	93	177	12 522
May	2 621	3 258	3 183	948	2 238	230	90	188	12 756
June	2 706	3 356	3 208	931	2 236	235	93	204	12 966
July	2 777	3 428	3 226	908	2 234	238	97	219	13 125
August	2 833	3 466	3 239	881	2 239	239	104	230	13 232
September	2 874	3 476	3 270	854	2 232	236	110	246	13 297

na not available

DWELLING UNITS APPROVED, States and territories—Percentage change

	NSW	Vic.	Qld	SA	WA	Tas.	NT	ACT	Aust.
Month	%	%	%	%	%	%	%	%	%
ORIGINAL									
2005									
July	8.0	-46.2	0.2	19.2	-5.3	13.3	36.1	-21.2	-13.5
August	-4.4	11.6	-7.1	12.0	9.1	2.7	-15.1	129.2	2.4
September	4.1	0.1	-1.6	-11.5	-14.8	3.9	5.0	-55.9	-3.6
October	-18.2	-0.9	-3.5	1.7	15.2	-13.1	-52.7	-17.8	-4.2
November	14.4	12.8	3.7	-1.5	7.8	3.4	81.4	95.9	9.5
December	-1.6	-28.0	-24.3	-3.3	-14.0	-5.6	-9.4	70.3	-15.6
2006									
January	-27.4	-1.7	-19.4	-11.1	-1.7	-9.0	-40.0	-73.3	-15.0
February	11.1	21.3	45.0	8.8	-2.3	-5.5	21.7	271.2	19.4
March	3.1	23.1	23.9	26.9	10.6	60.1	94.0	-44.1	17.1
April	-16.7	-30.0	-36.2	13.7	-6.4	-44.4	-56.4	-10.9	-22.5
May	54.7	50.4	43.6	-22.9	36.0	72.7	—	100.8	38.9
June	-0.3	-13.2	7.7	-3.3	-24.3	3.0	16.9	-17.1	-6.7
July	-20.2	8.9	-2.7	14.3	27.2	-10.2	125.3	10.3	2.7
August	13.1	3.3	-6.2	-9.1	-12.7	-2.4	-55.1	2.7	-2.2
September	20.7	-20.1	2.4	-14.2	-5.3	-1.3	73.8	6.1	-2.0
SEASONALLY ADJUSTED									
2005									
July	8.6	-38.1	12.0	14.3	2.5	8.1	na	na	-7.0
August	-13.1	-1.0	-15.1	3.2	1.2	-3.3	na	na	-6.6
September	-0.3	3.6	2.8	-3.9	-6.8	13.5	na	na	-0.5
October	0.9	-8.6	3.1	8.5	17.3	-13.6	na	na	1.2
November	-2.2	21.6	-3.1	-7.0	-2.8	-4.4	na	na	3.4
December	5.3	-12.0	-7.3	-5.4	1.0	2.1	na	na	-3.2
2006									
January	-8.7	2.2	-11.3	9.8	18.5	4.5	na	na	-1.7
February	-9.4	3.5	27.1	6.9	-22.0	-3.4	na	na	1.5
March	-1.1	6.0	-0.9	4.3	3.2	36.5	na	na	2.4
April	3.7	-17.1	-8.8	41.7	16.4	-30.4	na	na	-1.4
May	6.0	21.2	9.2	-38.4	-7.1	21.6	na	na	3.2
June	20.3	-8.8	2.0	4.6	-7.5	13.0	na	na	1.6
July	-16.6	35.7	2.4	1.1	23.1	-5.7	na	na	9.7
August	-0.2	-14.6	-14.5	-10.5	-16.6	-8.1	na	na	-12.4
September	15.8	-12.9	21.4	-2.5	5.4	-0.4	na	na	6.1
TREND									
2005									
July	-2.2	-2.4	-0.8	0.2	-0.4	-1.4	9.2	-5.1	-1.6
August	-1.6	-2.7	-2.2	0.6	1.2	-0.9	5.6	-6.1	-2.0
September	-1.2	-2.3	-3.3	1.0	2.8	-1.9	1.8	-1.6	-1.8
October	-1.6	-1.3	-2.9	0.5	3.4	-1.4	-2.6	7.4	-1.2
November	-2.2	-0.5	-1.4	-0.7	2.6	-1.0	-3.6	10.8	-0.5
December	-3.3	—	-0.4	-0.5	2.1	-2.0	-2.8	8.3	-0.3
2006									
January	-3.2	-0.5	-0.2	0.7	1.0	—	-2.9	5.1	-0.3
February	-2.1	-0.7	1.2	1.9	0.1	2.0	-2.9	3.7	—
March	-0.8	0.8	2.0	2.5	-0.6	3.4	-3.0	1.8	0.7
April	1.3	2.6	2.2	1.9	-0.7	4.7	-3.1	2.3	1.5
May	2.9	3.4	1.6	0.3	-0.4	3.6	-3.2	6.2	1.9
June	3.2	3.0	0.8	-1.8	-0.1	2.2	3.3	8.5	1.6
July	2.6	2.1	0.6	-2.5	-0.1	1.3	4.3	7.4	1.2
August	2.0	1.1	0.4	-3.0	0.2	0.4	7.2	5.0	0.8
September	1.4	0.3	1.0	-3.1	-0.3	-1.3	5.8	7.0	0.5

— nil or rounded to zero (including null cells)

na not available

PRIVATE SECTOR HOUSES APPROVED, States and territories

	NSW	Vic.	Qld	SA	WA	Tas.	NT	ACT	Aust.
Month	no.	no.	no.	no.	no.	no.	no.	no.	no.
ORIGINAL									
2005									
July	1 778	2 255	2 185	646	1 653	209	46	85	8 857
August	1 611	2 503	2 428	729	1 750	192	57	84	9 354
September	1 525	2 366	1 929	717	1 731	193	61	65	8 587
October	1 274	2 177	2 176	606	1 912	169	38	70	8 422
November	1 342	2 802	2 145	728	1 971	199	54	108	9 349
December	1 130	2 065	1 661	650	1 556	174	67	107	7 410
2006									
January	1 045	1 793	1 500	535	1 538	165	37	41	6 654
February	1 156	2 414	2 183	598	1 760	160	77	83	8 431
March	1 304	2 708	2 352	679	1 860	217	78	78	9 276
April	1 021	1 990	1 743	571	1 633	145	35	63	7 201
May	1 491	2 859	2 411	697	2 246	232	51	109	10 096
June	1 504	2 537	2 230	658	1 664	199	46	106	8 944
July	1 476	2 532	2 331	710	1 712	210	71	88	9 130
August	1 507	3 120	2 443	735	1 825	209	76	124	10 039
September	1 452	2 513	2 405	665	1 737	227	45	149	9 193
SEASONALLY ADJUSTED									
2005									
July	1 837	2 203	2 137	651	1 690	na	na	na	8 854
August	1 443	2 360	2 057	659	1 546	na	na	na	8 372
September	1 455	2 305	1 954	655	1 671	na	na	na	8 341
October	1 319	2 149	2 063	637	1 936	na	na	na	8 388
November	1 210	2 574	2 062	672	1 770	na	na	na	8 614
December	1 246	2 432	1 999	655	1 751	na	na	na	8 432
2006									
January	1 296	2 449	1 813	689	1 810	na	na	na	8 364
February	1 223	2 463	2 258	635	1 862	na	na	na	8 776
March	1 249	2 425	2 116	641	1 743	na	na	na	8 536
April	1 291	2 219	2 165	684	1 993	na	na	na	8 635
May	1 294	2 612	2 123	635	1 828	na	na	na	8 823
June	1 282	2 270	2 169	626	1 738	na	na	na	8 449
July	1 487	2 435	2 197	699	1 700	na	na	na	8 904
August	1 367	2 904	2 075	651	1 641	na	na	na	9 015
September	1 468	2 586	2 559	653	1 703	na	na	na	9 377
TREND									
2005									
July	1 575	2 430	2 085	655	1 616	na	na	na	8 843
August	1 523	2 436	2 067	651	1 663	na	na	na	8 737
September	1 445	2 445	2 037	651	1 714	na	na	na	8 602
October	1 358	2 461	2 012	655	1 757	na	na	na	8 498
November	1 286	2 467	2 003	659	1 785	na	na	na	8 447
December	1 245	2 464	2 013	661	1 809	na	na	na	8 462
2006									
January	1 233	2 452	2 038	660	1 827	na	na	na	8 513
February	1 241	2 423	2 076	657	1 840	na	na	na	8 564
March	1 255	2 394	2 106	654	1 844	na	na	na	8 589
April	1 279	2 389	2 130	652	1 837	na	na	na	8 623
May	1 309	2 417	2 152	653	1 812	na	na	na	8 683
June	1 344	2 470	2 175	655	1 771	na	na	na	8 769
July	1 381	2 534	2 210	657	1 729	na	na	na	8 880
August	1 416	2 598	2 252	659	1 692	na	na	na	9 002
September	1 443	2 660	2 312	659	1 666	na	na	na	9 136

na not available

PRIVATE SECTOR HOUSES APPROVED, Percentage change

	NSW	Vic.	Qld	SA	WA	Tas.	NT	ACT	Aust.
Month	%	%	%	%	%	%	%	%	%
ORIGINAL									
2005									
July	-4.2	-36.9	-1.2	-1.5	1.3	25.9	-30.3	7.6	-13.5
August	-9.4	11.0	11.1	12.8	5.9	-8.1	23.9	-1.2	5.6
September	-5.3	-5.5	-20.6	-1.6	-1.1	0.5	7.0	-22.6	-8.2
October	-16.5	-8.0	12.8	-15.5	10.5	-12.4	-37.7	7.7	-1.9
November	5.3	28.7	-1.4	20.1	3.1	17.8	42.1	54.3	11.0
December	-15.8	-26.3	-22.6	-10.7	-21.1	-12.6	24.1	-0.9	-20.7
2006									
January	-7.5	-13.2	-9.7	-17.7	-1.2	-5.2	-44.8	-61.7	-10.2
February	10.6	34.6	45.5	11.8	14.4	-3.0	108.1	102.4	26.7
March	12.8	12.2	7.7	13.5	5.7	35.6	1.3	-6.0	10.0
April	-21.7	-26.5	-25.9	-15.9	-12.2	-33.2	-55.1	-19.2	-22.4
May	46.0	43.7	38.3	22.1	37.5	60.0	45.7	73.0	40.2
June	0.9	-11.3	-7.5	-5.6	-25.9	-14.2	-9.8	-2.8	-11.4
July	-1.9	-0.2	4.5	7.9	2.9	5.5	54.3	-17.0	2.1
August	2.1	23.2	4.8	3.5	6.6	-0.5	7.0	40.9	10.0
September	-3.6	-19.5	-1.6	-9.5	-4.8	8.6	-40.8	20.2	-8.4
SEASONALLY ADJUSTED									
2005									
July	16.3	-31.8	3.4	3.7	7.8	na	na	na	-5.9
August	-21.4	7.1	-3.8	1.2	-8.5	na	na	na	-5.4
September	0.8	-2.3	-5.0	-0.7	8.1	na	na	na	-0.4
October	-9.4	-6.8	5.6	-2.7	15.9	na	na	na	0.6
November	-8.3	19.8	-0.1	5.4	-8.6	na	na	na	2.7
December	3.0	-5.5	-3.0	-2.5	-1.1	na	na	na	-2.1
2006									
January	4.0	0.7	-9.3	5.2	3.3	na	na	na	-0.8
February	-5.6	0.6	24.5	-7.9	2.9	na	na	na	4.9
March	2.1	-1.6	-6.3	1.0	-6.4	na	na	na	-2.7
April	3.3	-8.5	2.3	6.8	14.3	na	na	na	1.2
May	0.3	17.7	-2.0	-7.2	-8.3	na	na	na	2.2
June	-0.9	-13.1	2.2	-1.4	-5.0	na	na	na	-4.2
July	16.0	7.3	1.3	11.6	-2.2	na	na	na	5.4
August	-8.0	19.2	-5.5	-6.9	-3.4	na	na	na	1.2
September	7.4	-10.9	23.3	0.4	3.8	na	na	na	4.0
TREND									
2005									
July	-1.3	-0.1	—	-0.8	1.7	na	na	na	-0.6
August	-3.3	0.3	-0.9	-0.6	2.9	na	na	na	-1.2
September	-5.1	0.3	-1.4	0.1	3.1	na	na	na	-1.5
October	-6.0	0.6	-1.2	0.6	2.5	na	na	na	-1.2
November	-5.3	0.3	-0.4	0.6	1.6	na	na	na	-0.6
December	-3.2	-0.1	0.5	0.3	1.3	na	na	na	0.2
2006									
January	-1.0	-0.5	1.3	-0.2	1.0	na	na	na	0.6
February	0.6	-1.2	1.8	-0.4	0.7	na	na	na	0.6
March	1.1	-1.2	1.4	-0.4	0.2	na	na	na	0.3
April	1.9	-0.2	1.1	-0.3	-0.4	na	na	na	0.4
May	2.3	1.2	1.0	0.1	-1.4	na	na	na	0.7
June	2.7	2.2	1.1	0.3	-2.2	na	na	na	1.0
July	2.8	2.6	1.6	0.3	-2.4	na	na	na	1.3
August	2.5	2.6	1.9	0.3	-2.1	na	na	na	1.4
September	1.9	2.4	2.6	—	-1.6	na	na	na	1.5

— nil or rounded to zero (including null cells)

na not available

DWELLING UNITS APPROVED, States and territories: **Original**

	NSW	Vic.	Qld	SA	WA	Tas.	NT	ACT	Aust.
Period	no.	no.	no.	no.	no.	no.	no.	no.	no.
HOUSES									
2003-04	23 560	34 643	29 651	9 105	19 583	2 697	547	1 373	121 159
2004-05	19 286	31 373	25 003	8 364	19 405	2 434	679	985	107 529
2005-06	16 370	28 807	25 178	8 290	21 770	2 288	678	1 044	104 425
2005									
October	1 298	2 198	2 197	671	1 961	171	48	70	8 614
November	1 357	2 854	2 184	765	2 038	200	54	108	9 560
December	1 150	2 078	1 678	664	1 597	175	67	118	7 527
2006									
January	1 054	1 877	1 502	554	1 585	165	37	41	6 815
February	1 165	2 414	2 194	621	1 777	160	77	94	8 502
March	1 309	2 713	2 373	771	1 874	217	78	96	9 431
April	1 050	2 014	1 775	593	1 683	145	35	64	7 359
May	1 498	2 881	2 415	756	2 271	232	52	109	10 214
June	1 518	2 593	2 253	700	1 692	199	50	109	9 114
July	1 499	2 556	2 358	737	1 808	210	73	94	9 335
August	1 533	3 138	2 457	767	1 909	209	78	149	10 240
September	1 472	2 518	2 439	726	1 772	228	45	189	9 389
OTHER DWELLINGS									
2003-04	24 599	11 772	15 378	2 478	4 144	444	625	1 763	61 203
2004-05	19 479	11 171	14 057	2 527	4 704	329	709	1 294	54 270
2005-06	16 634	7 721	12 501	3 081	4 078	346	630	823	45 814
2005									
October	1 293	847	1 046	253	241	35	22	4	3 741
November	1 607	581	1 180	145	336	13	73	37	3 972
December	1 766	395	869	216	444	26	48	129	3 893
2006									
January	1 062	555	550	228	421	18	32	25	2 891
February	1 186	535	781	230	183	13	7	151	3 086
March	1 115	916	1 313	309	294	60	85	41	4 133
April	968	526	575	635	347	9	36	58	3 154
May	1 624	938	959	191	490	34	19	136	4 391
June	1 595	720	1 382	216	399	75	33	94	4 514
July	984	1 051	1 180	310	851	36	114	130	4 656
August	1 275	587	861	185	411	31	6	81	3 437
September	1 918	460	960	91	425	9	101	55	4 019
TOTAL DWELLING UNITS									
2003-04	48 159	46 415	45 029	11 583	23 727	3 141	1 172	3 136	182 362
2004-05	38 765	42 544	39 060	10 891	24 109	2 763	1 388	2 279	161 799
2005-06	33 004	36 528	37 679	11 371	25 848	2 634	1 308	1 867	150 239
2005									
October	2 591	3 045	3 243	924	2 202	206	70	74	12 355
November	2 964	3 435	3 364	910	2 374	213	127	145	13 532
December	2 916	2 473	2 547	880	2 041	201	115	247	11 420
2006									
January	2 116	2 432	2 052	782	2 006	183	69	66	9 706
February	2 351	2 949	2 975	851	1 960	173	84	245	11 588
March	2 424	3 629	3 686	1 080	2 168	277	163	137	13 564
April	2 018	2 540	2 350	1 228	2 030	154	71	122	10 513
May	3 122	3 819	3 374	947	2 761	266	71	245	14 605
June	3 113	3 313	3 635	916	2 091	274	83	203	13 628
July	2 483	3 607	3 538	1 047	2 659	246	187	224	13 991
August	2 808	3 725	3 318	952	2 320	240	84	230	13 677
September	3 390	2 978	3 399	817	2 197	237	146	244	13 408

DWELLING UNITS APPROVED, By Capital City Statistical Division(a): **Original**

	Sydney	Melbourne	Brisbane(b)	Adelaide	Perth	Greater Hobart	Darwin	Canberra
Period	no.	no.	no.	no.	no.	no.	no.	no.
.....								
HOUSES								
2003-04	9 290	22 698	12 948	5 619	14 079	1 182	330	1 373
2004-05	7 093	20 350	9 801	5 064	13 530	916	428	984
2005-06	6 353	18 741	9 910	4 952	15 157	1 004	517	1 041
2005								
October	563	1 400	791	398	1 348	79	35	70
November	546	1 929	852	484	1 408	87	43	107
December	484	1 391	708	350	1 084	69	45	118
2006								
January	425	1 116	603	340	1 124	67	37	41
February	485	1 587	808	353	1 256	70	70	94
March	530	1 830	991	483	1 339	98	61	96
April	429	1 357	743	347	1 252	62	27	64
May	552	1 851	933	499	1 623	100	47	109
June	542	1 731	965	415	1 135	95	38	107
July	588	1 603	877	487	1 252	103	58	93
August	546	2 131	907	478	1 313	90	64	149
September	659	1 665	875	465	1 220	106	35	189
.....								
OTHER DWELLINGS								
2003-04	19 511	10 675	6 901	2 241	3 077	242	578	1 763
2004-05	14 282	9 874	6 490	1 943	3 716	179	642	1 294
2005-06	10 910	6 626	5 819	2 733	3 198	113	407	823
2005								
October	960	772	615	228	176	3	12	4
November	726	516	360	136	264	—	29	37
December	1 144	318	515	203	403	13	48	129
2006								
January	856	398	260	84	351	12	5	25
February	890	442	359	218	176	4	7	151
March	722	828	733	282	265	—	47	41
April	677	449	193	617	294	—	30	58
May	1 077	781	460	178	230	27	15	136
June	820	680	402	209	315	23	21	94
July	722	940	490	281	654	8	114	130
August	731	494	271	171	349	11	2	81
September	1 436	400	304	71	281	5	86	55
.....								
TOTAL DWELLING UNITS								
2003-04	28 801	33 373	19 849	7 860	17 156	1 424	908	3 136
2004-05	21 375	30 224	16 291	7 007	17 246	1 095	1 070	2 278
2005-06	17 263	25 367	15 729	7 685	18 355	1 117	924	1 864
2005								
October	1 523	2 172	1 406	626	1 524	82	47	74
November	1 272	2 445	1 212	620	1 672	87	72	144
December	1 628	1 709	1 223	553	1 487	82	93	247
2006								
January	1 281	1 514	863	424	1 475	79	42	66
February	1 375	2 029	1 167	571	1 432	74	77	245
March	1 252	2 658	1 724	765	1 604	98	108	137
April	1 106	1 806	936	964	1 546	62	57	122
May	1 629	2 632	1 393	677	1 853	127	62	245
June	1 362	2 411	1 367	624	1 450	118	59	201
July	1 310	2 543	1 367	768	1 906	111	172	223
August	1 277	2 625	1 178	649	1 662	101	66	230
September	2 095	2 065	1 179	536	1 501	111	121	244

— nil or rounded to zero (including null cells)
 (a) Refer to Explanatory Notes paragraph 24.

(b) Changes were made to the boundary of the Brisbane
 Statistical Division in July 2006.

DWELLING UNITS APPROVED, By sector: **Original**

<i>Period</i>	<i>New houses</i>	<i>New other residential building</i>	<i>Alterations and additions to residential buildings</i>	<i>Conversion (a)</i>	<i>Non-residential building(a)</i>	<i>Total dwelling units</i>
<i>no.</i>	<i>no.</i>	<i>no.</i>	<i>no.</i>	<i>no.</i>	<i>no.</i>	<i>no.</i>
.....						
PRIVATE SECTOR						
2003-04	119 286	57 029	754	1 488	368	178 925
2004-05	105 415	49 848	519	1 607	178	157 567
2005-06	102 449	42 508	466	1 089	314	146 826
2005						
October	8 410	3 508	36	13	11	11 978
November	9 334	3 818	33	10	39	13 234
December	7 401	3 763	48	13	23	11 248
2006						
January	6 638	2 664	8	117	17	9 444
February	8 422	2 846	25	147	11	11 451
March	9 264	3 852	110	31	30	13 287
April	7 190	2 776	53	160	38	10 217
May	10 088	4 065	52	104	27	14 336
June	8 938	4 041	20	163	27	13 189
July	9 116	4 384	48	53	69	13 670
August	10 012	3 315	39	25	15	13 406
September	9 164	3 876	35	55	44	13 174
.....						
PUBLIC SECTOR						
2003-04	1 717	1 704	13	2	1	3 437
2004-05	1 942	2 229	22	34	5	4 232
2005-06	1 844	1 513	51	2	3	3 413
2005						
October	192	155	30	—	—	377
November	211	87	—	—	—	298
December	117	54	1	—	—	172
2006						
January	161	99	—	2	—	262
February	71	66	—	—	—	137
March	155	122	—	—	—	277
April	158	133	5	—	—	296
May	118	148	2	—	1	269
June	170	269	—	—	—	439
July	205	116	—	—	—	321
August	201	70	—	—	—	271
September	196	38	—	—	—	234
.....						
TOTAL						
2003-04	121 003	58 733	767	1 490	369	182 362
2004-05	107 357	52 077	541	1 641	183	161 799
2005-06	104 293	44 021	517	1 091	317	150 239
2005						
October	8 602	3 663	66	13	11	12 355
November	9 545	3 905	33	10	39	13 532
December	7 518	3 817	49	13	23	11 420
2006						
January	6 799	2 763	8	119	17	9 706
February	8 493	2 912	25	147	11	11 588
March	9 419	3 974	110	31	30	13 564
April	7 348	2 909	58	160	38	10 513
May	10 206	4 213	54	104	28	14 605
June	9 108	4 310	20	163	27	13 628
July	9 321	4 500	48	53	69	13 991
August	10 213	3 385	39	25	15	13 677
September	9 360	3 914	35	55	44	13 408

— nil or rounded to zero (including null cells)

(a) See Glossary for definition.

<i>States and territories</i>	<i>New houses</i>	<i>New other residential building</i>	<i>Alterations and additions to residential buildings</i>	<i>Conversions(a)</i>	<i>Non-residential building(a)</i>	<i>Total dwelling units</i>
no.	no.	no.	no.	no.	no.	no.
PRIVATE SECTOR						
NSW	1 447	1 837	6	47	29	3 366
Vic.	2 508	446	11	1	7	2 973
Qld	2 404	940	2	3	—	3 349
SA	665	82	—	—	1	748
WA	1 731	409	4	4	4	2 152
Tas.	216	6	11	—	3	236
NT	44	101	1	—	—	146
ACT	149	55	—	—	—	204
Aust.	9 164	3 876	35	55	44	13 174
PUBLIC SECTOR						
NSW	20	4	—	—	—	24
Vic.	5	—	—	—	—	5
Qld	34	16	—	—	—	50
SA	61	8	—	—	—	69
WA	35	10	—	—	—	45
Tas.	1	—	—	—	—	1
NT	—	—	—	—	—	—
ACT	40	—	—	—	—	40
Aust.	196	38	—	—	—	234
TOTAL						
NSW	1 467	1 841	6	47	29	3 390
Vic.	2 513	446	11	1	7	2 978
Qld	2 438	956	2	3	—	3 399
SA	726	90	—	—	1	817
WA	1 766	419	4	4	4	2 197
Tas.	217	6	11	—	3	237
NT	44	101	1	—	—	146
ACT	189	55	—	—	—	244
Aust.	9 360	3 914	35	55	44	13 408

— nil or rounded to zero (including null cells)

(a) See Glossary for definition.

Original

Period	NEW SEMIDETACHED, ROW OR TERRACE HOUSES, TOWNHOUSES, ETC. OF				NEW FLATS, UNITS OR APARTMENTS IN A BUILDING OF				Total new other residential building	Total new residential building
	New houses	One storey	Two or more storeys	Total	One or two storeys	Three storeys	Four or more storeys	Total		
DWELLING UNITS (no.)										
2003-04	121 003	10 767	13 136	23 903	4 411	5 408	25 011	34 830	58 733	179 736
2004-05	107 357	10 760	12 269	23 029	3 868	5 106	20 074	29 048	52 077	159 434
2005-06	104 293	10 054	10 410	20 464	2 948	5 057	15 552	23 557	44 021	148 314
2005										
July	9 002	727	751	1 478	285	255	1 753	2 293	3 771	12 773
August	9 554	868	901	1 769	150	746	994	1 890	3 659	13 213
September	8 699	909	901	1 810	381	545	1 389	2 315	4 125	12 824
October	8 602	811	831	1 642	149	541	1 331	2 021	3 663	12 265
November	9 545	823	839	1 662	170	449	1 624	2 243	3 905	13 450
December	7 518	820	808	1 628	217	465	1 507	2 189	3 817	11 335
2006										
January	6 799	534	902	1 436	194	297	836	1 327	2 763	9 562
February	8 493	682	747	1 429	210	269	1 004	1 483	2 912	11 405
March	9 419	722	957	1 679	309	558	1 428	2 295	3 974	13 393
April	7 348	814	728	1 542	271	381	715	1 367	2 909	10 257
May	10 206	1 080	996	2 076	337	348	1 452	2 137	4 213	14 419
June	9 108	1 264	1 049	2 313	275	203	1 519	1 997	4 310	13 418
July	9 321	1 156	1 030	2 186	205	395	1 714	2 314	4 500	13 821
August	10 213	1 058	853	1 911	91	452	931	1 474	3 385	13 598
September	9 360	798	822	1 620	101	408	1 785	2 294	3 914	13 274
VALUE (\$m)										
2003-04	21 517.9	1 210.3	2 038.9	3 249.2	633.2	821.1	5 448.2	6 902.5	10 151.7	31 669.6
2004-05	20 913.4	1 302.8	2 092.8	3 395.6	560.3	962.0	4 985.2	6 507.4	9 903.0	30 816.4
2005-06	21 741.6	1 380.2	1 859.0	3 239.2	507.9	864.4	4 003.0	5 375.4	8 614.6	30 356.2
2005										
July	1 802.6	96.4	138.6	235.0	44.9	53.4	492.4	590.7	825.7	2 628.3
August	1 943.7	99.6	153.7	253.3	31.2	148.2	318.9	498.4	751.7	2 695.4
September	1 784.5	110.6	141.2	251.8	51.3	78.4	394.5	524.2	776.0	2 560.5
October	1 761.8	110.5	148.1	258.6	34.3	92.0	309.8	436.1	694.7	2 456.5
November	1 968.4	118.5	152.4	270.9	32.4	74.6	350.2	457.2	728.1	2 696.5
December	1 546.1	97.7	141.5	239.1	37.3	60.5	366.6	464.4	703.5	2 249.6
2006										
January	1 427.3	76.5	175.0	251.4	38.8	62.0	183.3	284.2	535.6	1 962.9
February	1 811.1	92.6	125.1	217.7	41.8	45.0	286.0	372.8	590.5	2 401.7
March	1 978.3	99.4	180.4	279.8	45.0	78.7	411.4	535.2	814.9	2 793.2
April	1 587.4	99.7	141.0	240.7	50.8	64.4	128.8	244.1	484.8	2 072.1
May	2 170.9	167.9	175.5	343.4	52.5	63.0	366.2	481.7	825.1	2 996.0
June	1 959.3	211.0	186.5	397.5	47.4	44.2	394.9	486.5	884.0	2 843.3
July	2 003.9	143.2	177.5	320.7	21.3	79.3	391.7	492.4	813.0	2 816.9
August	2 221.2	159.6	147.8	307.4	16.8	66.3	225.7	308.8	616.1	2 837.3
September	2 079.4	123.9	142.8	266.7	20.7	73.8	468.8	563.4	830.0	2 909.4

(a) See Glossary for definition.

DWELLING UNITS APPROVED IN NEW RESIDENTIAL BUILDING, States and territories—Number and value: **Original**

States and territories	New houses	NEW SEMIDETACHED, ROW OR TERRACE HOUSES, TOWNHOUSES, ETC. OF			NEW FLATS, UNITS OR APARTMENTS IN A BUILDING OF				Total new other residential building	Total new residential building
		One storey	Two or more storeys	Total	One or two storeys	Three storeys	Four or more storeys	Total		
DWELLING UNITS (no.)										
NSW	1 467	271	447	718	8	42	1 073	1 123	1 841	3 308
Vic.	2 513	130	141	271	3	38	134	175	446	2 959
Qld	2 438	190	196	386	52	202	316	570	956	3 394
SA	726	60	18	78	4	8	—	12	90	816
WA	1 766	126	18	144	32	118	125	275	419	2 185
Tas.	217	2	2	4	2	—	—	2	6	223
NT	44	19	—	19	—	—	82	82	101	145
ACT	189	—	—	—	—	—	55	55	55	244
Aust.	9 360	798	822	1 620	101	408	1 785	2 294	3 914	13 274
VALUE (\$m)										
NSW	374.6	42.1	66.3	108.5	2.8	8.4	242.7	253.9	362.4	737.0
Vic.	545.3	19.2	29.4	48.6	0.6	5.1	67.7	73.4	122.0	667.3
Qld	558.3	32.9	36.6	69.5	8.2	36.3	76.5	121.0	190.6	748.9
SA	117.1	7.5	3.3	10.8	0.6	1.3	—	1.9	12.7	129.8
WA	389.2	19.5	6.6	26.1	7.7	22.8	44.5	75.0	101.0	490.2
Tas.	40.3	0.2	0.6	0.8	0.8	—	—	0.8	1.6	41.8
NT	10.2	2.4	—	2.4	—	—	28.4	28.4	30.7	41.0
ACT	44.3	—	—	—	—	—	9.0	9.0	9.0	53.3
Aust.	2 079.4	123.9	142.8	266.7	20.7	73.8	468.8	563.4	830.0	2 909.4

— nil or rounded to zero (including null cells)

VALUE OF BUILDING APPROVED

<i>Month</i>	<i>New residential building</i>	<i>Alterations and additions to residential buildings(a)</i>	<i>Total residential building</i>	<i>Non-residential building</i>	<i>Total building</i>
	\$m	\$m	\$m	\$m	\$m
ORIGINAL					
2005					
August	2 695.4	459.1	3 154.5	1 759.9	4 914.4
September	2 560.5	435.0	2 995.5	2 240.5	5 236.0
October	2 456.5	451.7	2 908.2	2 018.3	4 926.5
November	2 696.5	478.4	3 174.9	2 176.7	5 351.5
December	2 249.6	359.7	2 609.2	1 970.0	4 579.3
2006					
January	1 962.9	365.5	2 328.3	1 582.8	3 911.2
February	2 401.7	492.9	2 894.6	1 840.4	4 735.0
March	2 793.2	472.0	3 265.3	2 125.4	5 390.6
April	2 072.1	393.6	2 465.8	1 789.8	4 255.5
May	2 996.0	520.5	3 516.5	2 271.4	5 788.0
June	2 843.3	556.1	3 399.4	2 634.7	6 034.1
July	2 816.9	472.2	3 289.1	2 384.5	5 673.6
August	2 837.3	528.2	3 365.5	1 787.5	5 153.1
September	2 909.4	491.4	3 400.8	1 938.5	5 339.4
SEASONALLY ADJUSTED					
2005					
August	2 524.0	385.2	2 909.2	1 774.1	4 683.3
September	2 423.7	419.0	2 842.8	2 124.6	4 967.4
October	2 468.2	439.2	2 907.3	1 847.0	4 754.4
November	2 515.9	461.3	2 977.2	2 085.1	5 062.3
December	2 504.0	427.8	2 931.8	2 060.2	4 992.0
2006					
January	2 392.8	463.7	2 856.5	1 712.8	4 569.3
February	2 500.7	519.5	3 020.3	1 968.5	4 988.8
March	2 647.4	445.7	3 093.2	2 059.8	5 153.0
April	2 428.2	447.4	2 875.6	1 995.3	4 871.0
May	2 620.3	442.9	3 063.2	2 163.5	5 226.7
June	2 670.3	545.0	3 215.3	2 635.6	5 850.9
July	2 741.5	467.7	3 209.2	2 289.5	5 498.7
August	2 657.1	456.6	3 113.7	1 842.2	4 955.8
September	2 907.7	481.4	3 389.1	1 921.8	5 310.8
TREND					
2005					
August	2 558.1	424.9	2 983.0	1 847.3	4 830.3
September	2 505.8	426.7	2 932.5	1 883.6	4 816.1
October	2 469.0	432.6	2 901.6	1 914.8	4 816.4
November	2 459.5	440.7	2 900.2	1 926.1	4 826.3
December	2 469.2	448.3	2 917.5	1 935.2	4 852.7
2006					
January	2 480.6	452.9	2 933.5	1 948.2	4 881.8
February	2 499.6	453.8	2 953.4	1 974.0	4 927.4
March	2 523.6	452.3	2 975.9	2 020.0	4 995.9
April	2 557.4	452.1	3 009.5	2 073.2	5 082.7
May	2 602.6	453.9	3 056.5	2 110.5	5 167.0
June	2 652.9	457.1	3 110.0	2 114.6	5 224.6
July	2 704.5	461.8	3 166.3	2 085.6	5 251.8
August	2 754.5	466.8	3 221.2	2 038.4	5 259.6
September	2 798.5	472.1	3 270.7	1 987.4	5 258.0

(a) Refer to Explanatory Notes, paragraph 13.

VALUE OF BUILDING APPROVED, Percentage change

Month	New residential building	Alterations and additions to residential buildings (a)	Total residential building	Non-residential building	Total building
	%	%	%	%	%
ORIGINAL					
2005					
August	2.6	0.2	2.2	-20.0	-7.0
September	-5.0	-5.2	-5.0	27.3	6.5
October	-4.1	3.8	-2.9	-9.9	-5.9
November	9.8	5.9	9.2	7.8	8.6
December	-16.6	-24.8	-17.8	-9.5	-14.4
2006					
January	-12.7	1.6	-10.8	-19.7	-14.6
February	22.4	34.9	24.3	16.3	21.1
March	16.3	-4.2	12.8	15.5	13.8
April	-25.8	-16.6	-24.5	-15.8	-21.1
May	44.6	32.2	42.6	26.9	36.0
June	-5.1	6.8	-3.3	16.0	4.3
July	-0.9	-15.1	-3.2	-9.5	-6.0
August	0.7	11.9	2.3	-25.0	-9.2
September	2.5	-7.0	1.0	8.4	3.6
SEASONALLY ADJUSTED					
2005					
August	-2.8	-14.7	-4.6	-17.2	-9.8
September	-4.0	8.8	-2.3	19.8	6.1
October	1.8	4.8	2.3	-13.1	-4.3
November	1.9	5.0	2.4	12.9	6.5
December	-0.5	-7.2	-1.5	-1.2	-1.4
2006					
January	-4.4	8.4	-2.6	-16.9	-8.5
February	4.5	12.0	5.7	14.9	9.2
March	5.9	-14.2	2.4	4.6	3.3
April	-8.3	0.4	-7.0	-3.1	-5.5
May	7.9	-1.0	6.5	8.4	7.3
June	1.9	23.0	5.0	21.8	11.9
July	2.7	-14.2	-0.2	-13.1	-6.0
August	-3.1	-2.4	-3.0	-19.5	-9.9
September	9.4	5.4	8.8	4.3	7.2
TREND					
2005					
August	-1.8	-0.5	-1.6	1.6	-0.4
September	-2.0	0.4	-1.7	2.0	-0.3
October	-1.5	1.4	-1.1	1.7	—
November	-0.4	1.9	—	0.6	0.2
December	0.4	1.7	0.6	0.5	0.5
2006					
January	0.5	1.0	0.6	0.7	0.6
February	0.8	0.2	0.7	1.3	0.9
March	1.0	-0.3	0.8	2.3	1.4
April	1.3	—	1.1	2.6	1.7
May	1.8	0.4	1.6	1.8	1.7
June	1.9	0.7	1.8	0.2	1.1
July	1.9	1.0	1.8	-1.4	0.5
August	1.8	1.1	1.7	-2.3	0.1
September	1.6	1.1	1.5	-2.5	—

— nil or rounded to zero (including null cells)

(a) Refer to Explanatory Notes, paragraph 13.

VALUE OF TOTAL BUILDING APPROVED, States and territories

	NSW	Vic.	Qld	SA	WA	Tas.	NT	ACT	Aust.
Month	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
ORIGINAL									
2005									
July	1 205.3	1 468.0	1 602.9	216.7	578.9	86.3	73.0	55.2	5 286.3
August	1 432.3	1 119.0	1 115.4	282.6	638.1	67.2	73.6	186.4	4 914.4
September	1 444.2	1 276.0	1 282.9	342.9	531.8	73.1	39.0	246.0	5 236.0
October	1 151.1	1 295.9	1 303.9	252.5	601.3	72.6	60.2	189.0	4 926.5
November	1 255.2	1 541.2	1 317.0	259.8	677.8	72.9	45.0	182.6	5 351.5
December	1 139.8	985.5	1 220.7	307.2	653.4	62.0	65.0	145.7	4 579.3
2006									
January	1 034.9	949.6	991.6	220.4	526.7	55.1	20.2	112.6	3 911.2
February	1 228.5	1 259.1	1 029.3	340.6	542.5	69.0	46.4	219.4	4 735.0
March	1 199.5	1 619.5	1 313.3	367.9	641.8	82.9	80.9	84.8	5 390.6
April	1 156.3	948.2	944.4	315.8	685.3	50.7	43.4	111.4	4 255.5
May	1 457.1	1 468.7	1 486.9	245.0	779.9	90.2	147.8	112.3	5 788.0
June	1 383.9	1 960.1	1 565.1	251.5	641.1	69.3	61.6	101.4	6 034.1
July	1 139.7	1 526.3	1 623.3	322.2	752.9	88.8	46.7	173.8	5 673.6
August	1 265.2	1 472.3	1 245.7	238.8	689.1	81.5	42.8	117.6	5 153.1
September	1 534.9	1 347.0	1 277.2	248.3	660.0	91.2	63.8	116.9	5 339.4
SEASONALLY ADJUSTED									
2005									
July	1 314.1	1 454.1	1 432.9	229.7	551.2	na	na	na	5 190.2
August	1 299.9	1 084.4	1 113.9	246.6	580.7	na	na	na	4 683.3
September	1 234.9	1 268.8	1 172.5	351.2	562.5	na	na	na	4 967.4
October	1 172.2	1 222.6	1 157.9	234.4	613.1	na	na	na	4 754.4
November	1 205.3	1 603.9	1 285.6	268.4	615.3	na	na	na	5 062.3
December	1 233.2	1 140.4	1 434.6	284.8	674.0	na	na	na	4 992.0
2006									
January	1 194.5	1 150.9	1 179.1	268.3	623.1	na	na	na	4 569.3
February	1 186.7	1 315.9	1 170.5	416.3	607.0	na	na	na	4 988.8
March	1 347.6	1 427.0	1 171.4	342.7	683.1	na	na	na	5 153.0
April	1 281.8	986.1	1 165.8	312.9	736.5	na	na	na	4 871.0
May	1 250.1	1 338.8	1 417.9	247.7	637.6	na	na	na	5 226.7
June	1 399.2	1 852.0	1 476.8	234.6	643.7	na	na	na	5 850.9
July	1 217.8	1 468.6	1 419.1	339.4	677.6	na	na	na	5 498.7
August	1 158.5	1 468.0	1 286.7	211.7	667.2	na	na	na	4 955.8
September	1 390.7	1 399.6	1 212.7	273.4	709.7	na	na	na	5 310.8
TREND									
2005									
July	1 278.0	1 258.8	1 205.9	237.0	537.9	na	na	na	4 851.1
August	1 263.9	1 275.4	1 212.8	235.0	564.7	na	na	na	4 830.3
September	1 242.0	1 287.9	1 225.9	239.1	588.1	na	na	na	4 816.1
October	1 220.2	1 302.4	1 236.9	250.9	605.6	na	na	na	4 816.4
November	1 206.5	1 309.9	1 245.7	266.2	619.2	na	na	na	4 826.3
December	1 203.6	1 301.3	1 240.6	282.5	633.1	na	na	na	4 852.7
2006									
January	1 218.1	1 277.1	1 228.3	293.5	646.0	na	na	na	4 881.8
February	1 245.3	1 247.8	1 226.4	296.7	656.9	na	na	na	4 927.4
March	1 269.5	1 238.3	1 241.0	289.9	663.7	na	na	na	4 995.9
April	1 283.0	1 261.5	1 277.2	275.7	667.1	na	na	na	5 082.7
May	1 286.6	1 306.8	1 322.0	260.3	669.3	na	na	na	5 167.0
June	1 284.3	1 352.3	1 356.4	248.7	671.3	na	na	na	5 224.6
July	1 280.5	1 394.0	1 364.5	242.4	673.5	na	na	na	5 251.8
August	1 279.4	1 429.2	1 352.5	239.1	677.3	na	na	na	5 259.6
September	1 276.1	1 458.0	1 329.8	243.1	679.0	na	na	na	5 258.0

na not available

VALUE OF TOTAL BUILDING APPROVED, Percentage change

	NSW	Vic.	Qld	SA	WA	Tas.	NT	ACT	Aust.
Month	%	%	%	%	%	%	%	%	%
ORIGINAL									
2005									
July	-3.2	-11.4	40.4	-16.7	-17.9	39.9	77.8	-20.2	2.1
August	18.8	-23.8	-30.4	30.4	10.2	-22.1	0.8	237.7	-7.0
September	0.8	14.0	15.0	21.4	-16.6	8.8	-47.0	32.0	6.5
October	-20.3	1.6	1.6	-26.4	13.1	-0.7	54.2	-23.2	-5.9
November	9.0	18.9	1.0	2.9	12.7	0.4	-25.2	-3.4	8.6
December	-9.2	-36.1	-7.3	18.2	-3.6	-15.0	44.4	-20.2	-14.4
2006									
January	-9.2	-3.6	-18.8	-28.2	-19.4	-11.1	-69.0	-22.7	-14.6
February	18.7	32.6	3.8	54.5	3.0	25.2	130.3	94.8	21.1
March	-2.4	28.6	27.6	8.0	18.3	20.0	74.2	-61.3	13.8
April	-3.6	-41.5	-28.1	-14.2	6.8	-38.9	-46.3	31.4	-21.1
May	26.0	54.9	57.4	-22.4	13.8	78.1	240.3	0.8	36.0
June	-5.0	33.5	5.3	2.7	-17.8	-23.1	-58.3	-9.7	4.3
July	-17.6	-22.1	3.7	28.1	17.4	28.1	-24.2	71.4	-6.0
August	11.0	-3.5	-23.3	-25.9	-8.5	-8.3	-8.3	-32.3	-9.2
September	21.3	-8.5	2.5	4.0	-4.2	12.0	48.9	-0.6	3.6
SEASONALLY ADJUSTED									
2005									
July	1.7	-8.6	34.6	-2.8	-17.3	na	na	na	1.5
August	-1.1	-25.4	-22.3	7.4	5.4	na	na	na	-9.8
September	-5.0	17.0	5.3	42.4	-3.1	na	na	na	6.1
October	-5.1	-3.6	-1.3	-33.2	9.0	na	na	na	-4.3
November	2.8	31.2	11.0	14.5	0.3	na	na	na	6.5
December	2.3	-28.9	11.6	6.1	9.6	na	na	na	-1.4
2006									
January	-3.1	0.9	-17.8	-5.8	-7.6	na	na	na	-8.5
February	-0.7	14.3	-0.7	55.1	-2.6	na	na	na	9.2
March	13.6	8.4	0.1	-17.7	12.5	na	na	na	3.3
April	-4.9	-30.9	-0.5	-8.7	7.8	na	na	na	-5.5
May	-2.5	35.8	21.6	-20.8	-13.4	na	na	na	7.3
June	11.9	38.3	4.2	-5.3	0.9	na	na	na	11.9
July	-13.0	-20.7	-3.9	44.7	5.3	na	na	na	-6.0
August	-4.9	—	-9.3	-37.6	-1.5	na	na	na	-9.9
September	20.0	-4.7	-5.8	29.1	6.4	na	na	na	7.2
TREND									
2005									
July	-0.6	1.3	—	-3.0	4.7	na	na	na	-0.5
August	-1.1	1.3	0.6	-0.8	5.0	na	na	na	-0.4
September	-1.7	1.0	1.1	1.8	4.1	na	na	na	-0.3
October	-1.7	1.1	0.9	4.9	3.0	na	na	na	—
November	-1.1	0.6	0.7	6.1	2.3	na	na	na	0.2
December	-0.2	-0.7	-0.4	6.1	2.2	na	na	na	0.5
2006									
January	1.2	-1.9	-1.0	3.9	2.0	na	na	na	0.6
February	2.2	-2.3	-0.2	1.1	1.7	na	na	na	0.9
March	1.9	-0.8	1.2	-2.3	1.0	na	na	na	1.4
April	1.1	1.9	2.9	-4.9	0.5	na	na	na	1.7
May	0.3	3.6	3.5	-5.6	0.3	na	na	na	1.7
June	-0.2	3.5	2.6	-4.4	0.3	na	na	na	1.1
July	-0.3	3.1	0.6	-2.6	0.3	na	na	na	0.5
August	-0.1	2.5	-0.9	-1.3	0.6	na	na	na	0.1
September	-0.3	2.0	-1.7	1.6	0.2	na	na	na	—

— nil or rounded to zero (including null cells)

na not available

	NSW	Vic.	Qld	SA	WA	Tas.	NT	ACT	Aust.
Month	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m

ORIGINAL

2005

July	799.6	649.3	905.7	170.9	416.7	46.1	68.2	29.7	3 086.3
August	814.9	705.1	840.1	163.7	487.4	46.1	45.9	51.4	3 154.5
September	843.8	703.0	787.9	163.8	392.6	48.2	29.0	27.3	2 995.5
October	668.3	753.7	773.6	158.8	463.3	46.2	21.8	22.5	2 908.2
November	772.9	803.7	799.4	174.2	504.7	46.7	37.2	36.1	3 174.9
December	693.5	615.8	556.4	161.1	425.3	42.1	30.6	84.5	2 609.2

2006

January	573.0	568.4	545.7	154.5	415.9	39.9	13.8	17.3	2 328.3
February	680.0	745.6	731.2	202.7	416.3	40.7	25.5	52.6	2 894.6
March	658.3	913.4	864.3	230.2	469.9	57.0	36.9	35.3	3 265.3
April	520.6	629.1	576.7	202.0	446.6	37.0	23.1	30.6	2 465.8
May	832.7	960.5	816.0	170.4	593.5	60.3	22.5	60.5	3 516.5
June	810.2	873.0	917.7	166.0	487.1	57.1	26.6	61.7	3 399.4
July	644.5	867.1	868.6	169.0	600.8	52.0	38.9	48.1	3 289.1
August	761.1	921.8	813.7	183.2	552.5	53.5	25.7	54.1	3 365.5
September	902.3	796.0	854.2	157.9	528.7	54.6	44.8	62.3	3 400.8

SEASONALLY ADJUSTED

2005

July	797.4	696.1	851.1	167.6	393.1	na	na	na	3 048.2
August	748.7	659.9	781.6	152.2	439.0	na	na	na	2 909.2
September	731.8	693.9	732.8	162.4	421.9	na	na	na	2 842.8
October	729.5	666.9	798.3	159.5	463.8	na	na	na	2 907.3
November	707.4	772.0	760.2	162.0	460.3	na	na	na	2 977.2
December	728.2	726.5	670.4	161.2	471.8	na	na	na	2 931.8

2006

January	711.2	711.5	673.4	171.2	497.0	na	na	na	2 856.5
February	687.3	789.0	779.7	222.3	413.9	na	na	na	3 020.3
March	665.9	856.4	745.1	220.3	478.0	na	na	na	3 093.2
April	641.7	659.4	722.2	230.9	506.0	na	na	na	2 875.6
May	707.8	851.3	742.6	159.5	490.1	na	na	na	3 063.2
June	771.4	837.0	808.4	161.2	493.4	na	na	na	3 215.3
July	671.9	876.0	812.6	159.5	545.6	na	na	na	3 209.2
August	688.9	847.8	756.7	170.8	522.5	na	na	na	3 113.7
September	809.6	846.4	833.4	164.3	576.4	na	na	na	3 389.1

TREND

2005

July	761.8	746.3	808.8	157.7	406.8	na	na	na	3 032.1
August	751.3	732.8	799.7	157.4	421.3	na	na	na	2 983.0
September	741.8	724.4	777.3	158.7	437.6	na	na	na	2 932.5
October	732.4	725.8	750.7	160.4	451.4	na	na	na	2 901.6
November	721.3	733.6	733.3	162.1	460.3	na	na	na	2 900.2
December	707.9	745.8	722.6	164.1	465.2	na	na	na	2 917.5

2006

January	695.5	755.4	717.4	166.0	466.8	na	na	na	2 933.5
February	687.8	762.1	722.0	167.6	469.1	na	na	na	2 953.4
March	682.7	769.0	732.6	168.0	473.8	na	na	na	2 975.9
April	683.6	780.3	748.3	167.6	482.5	na	na	na	3 009.5
May	691.5	794.7	764.4	166.6	495.8	na	na	na	3 056.5
June	704.7	810.1	777.0	165.5	511.3	na	na	na	3 110.0
July	719.7	826.2	789.0	164.7	526.8	na	na	na	3 166.3
August	735.0	840.9	799.6	164.4	542.1	na	na	na	3 221.2
September	750.5	853.4	811.7	164.5	552.0	na	na	na	3 270.7

na not available

VALUE OF NON-RESIDENTIAL BUILDING APPROVED, States and territories

	NSW	Vic.	Qld	SA	WA	Tas.	NT	ACT	Aust.
Month	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
ORIGINAL									
2005									
July	405.7	818.7	697.2	45.8	162.2	40.2	4.8	25.5	2 200.0
August	617.4	413.9	275.2	118.9	150.7	21.1	27.7	135.0	1 759.9
September	600.4	573.0	495.0	179.1	139.3	25.0	10.0	218.8	2 240.5
October	482.8	542.2	530.3	93.7	138.0	26.5	38.3	166.5	2 018.3
November	482.3	737.5	517.6	85.6	173.1	26.2	7.8	146.5	2 176.7
December	446.3	369.8	664.2	146.1	228.1	19.9	34.4	61.2	1 970.0
2006									
January	461.9	381.2	445.9	66.0	110.9	15.3	6.4	95.3	1 582.8
February	548.5	513.5	298.2	137.9	126.2	28.3	20.9	166.8	1 840.4
March	541.3	706.1	449.0	137.8	171.9	25.8	43.9	49.5	2 125.4
April	635.7	319.1	367.6	113.8	238.7	13.7	20.3	80.9	1 789.8
May	624.4	508.2	670.9	74.6	186.4	29.9	125.3	51.8	2 271.4
June	573.7	1 087.1	647.4	85.5	154.0	12.3	35.0	39.7	2 634.7
July	495.1	659.2	754.6	153.1	152.1	36.8	7.8	125.7	2 384.5
August	504.2	550.5	432.0	55.6	136.6	27.9	17.2	63.5	1 787.5
September	632.6	551.0	423.0	90.5	131.3	36.6	19.0	54.6	1 938.5
SEASONALLY ADJUSTED									
2005									
July	516.8	758.0	581.8	62.1	158.1	na	na	na	2 142.0
August	551.2	424.5	332.3	94.4	141.7	na	na	na	1 774.1
September	503.1	575.0	439.7	188.7	140.6	na	na	na	2 124.6
October	442.7	555.6	359.6	74.9	149.4	na	na	na	1 847.0
November	497.9	831.9	525.4	106.4	154.9	na	na	na	2 085.1
December	505.0	414.0	764.2	123.6	202.2	na	na	na	2 060.2
2006									
January	483.3	439.4	505.7	97.1	126.1	na	na	na	1 712.8
February	499.4	526.9	390.8	193.9	193.1	na	na	na	1 968.5
March	681.7	570.6	426.3	122.4	205.1	na	na	na	2 059.8
April	640.1	326.7	443.6	82.0	230.4	na	na	na	1 995.3
May	542.3	487.6	675.3	88.2	147.5	na	na	na	2 163.5
June	627.8	1 015.0	668.4	73.4	150.3	na	na	na	2 635.6
July	545.9	592.6	606.5	179.8	132.1	na	na	na	2 289.5
August	469.6	620.2	530.0	40.9	144.8	na	na	na	1 842.2
September	581.2	553.1	379.3	109.1	133.3	na	na	na	1 921.8
TREND									
2005									
July	516.2	512.5	397.1	79.2	131.1	na	na	na	1 819.0
August	512.6	542.6	413.1	77.6	143.4	na	na	na	1 847.3
September	500.1	563.5	448.6	80.4	150.5	na	na	na	1 883.6
October	487.8	576.7	486.2	90.5	154.1	na	na	na	1 914.8
November	485.2	576.3	512.4	104.1	158.9	na	na	na	1 926.1
December	495.7	555.5	518.0	118.4	167.9	na	na	na	1 935.2
2006									
January	522.6	521.7	510.9	127.5	179.2	na	na	na	1 948.2
February	557.5	485.8	504.4	129.1	187.8	na	na	na	1 974.0
March	586.8	469.3	508.4	121.9	189.9	na	na	na	2 020.0
April	599.4	481.3	528.9	108.1	184.6	na	na	na	2 073.2
May	595.0	512.2	557.5	93.7	173.6	na	na	na	2 110.5
June	579.6	542.2	579.3	83.3	160.0	na	na	na	2 114.6
July	560.7	567.8	575.5	77.6	146.7	na	na	na	2 085.6
August	544.3	588.3	552.9	74.7	135.3	na	na	na	2 038.4
September	525.6	604.6	518.1	78.6	127.0	na	na	na	1 987.4

na not available

VALUE OF BUILDING APPROVED, By sector: **Original**

<i>Period</i>	<i>New houses</i>	<i>New other residential building</i>	<i>Alterations and additions creating dwellings</i>	<i>Alterations and additions not creating dwellings</i>	<i>Conversions</i>	<i>Total residential building</i>	<i>Non-residential building</i>	<i>Total building</i>
	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
PRIVATE SECTOR								
2003-04	21 243.6	9 919.0	118.0	4 655.2	287.8	36 223.7	12 972.2	49 195.8
2004-05	20 550.0	9 521.0	63.8	4 737.3	220.5	35 092.6	15 807.7	50 900.3
2005-06	21 396.0	8 368.9	57.0	4 949.2	268.8	35 039.9	18 154.7	53 194.5
2005								
October	1 727.7	673.8	3.6	430.7	3.1	2 839.1	1 591.7	4 430.8
November	1 924.2	710.0	6.5	441.3	1.0	3 083.0	1 792.4	4 875.5
December	1 522.6	696.0	3.3	340.7	5.0	2 567.5	1 316.7	3 884.2
2006								
January	1 393.4	516.6	0.5	320.0	25.5	2 256.1	1 132.4	3 388.5
February	1 798.3	579.1	3.4	422.2	58.2	2 861.2	1 319.0	4 180.2
March	1 954.9	797.0	10.0	443.8	7.4	3 213.1	1 748.5	4 961.6
April	1 553.7	461.8	9.7	357.0	18.9	2 401.1	1 443.6	3 844.7
May	2 152.8	801.8	5.6	489.5	10.4	3 460.1	1 469.8	4 929.9
June	1 922.5	833.3	1.9	454.3	87.5	3 299.5	1 498.6	4 798.1
July	1 958.2	795.4	2.6	458.2	2.8	3 217.2	1 827.2	5 044.4
August	2 182.4	603.7	5.7	499.7	5.4	3 296.9	1 393.1	4 690.0
September	2 038.4	820.5	4.1	459.8	11.1	3 333.8	1 586.5	4 920.3
PUBLIC SECTOR								
2003-04	274.3	232.6	1.7	159.4	0.4	668.5	3 957.0	4 625.5
2004-05	363.4	382.1	7.4	174.4	14.1	941.3	4 092.1	5 033.4
2005-06	345.6	245.7	5.1	162.1	0.2	758.7	6 455.3	7 214.0
2005								
October	34.1	20.9	2.4	11.8	—	69.2	426.6	495.8
November	44.2	18.1	—	29.6	—	91.8	384.2	476.1
December	23.5	7.5	—	10.7	—	41.8	653.3	695.0
2006								
January	33.9	18.9	—	19.2	0.2	72.2	450.5	522.7
February	12.8	11.5	—	9.1	—	33.4	521.3	554.8
March	23.4	17.9	—	10.8	—	52.1	376.9	429.0
April	33.7	23.0	1.0	7.1	—	64.7	346.2	410.9
May	18.2	23.3	0.5	14.5	—	56.5	801.7	858.1
June	36.8	50.6	—	12.4	—	99.9	1 136.2	1 236.1
July	45.7	17.6	—	8.6	—	71.9	557.3	629.2
August	38.8	12.4	—	17.4	—	68.6	394.4	463.1
September	41.0	9.5	—	16.5	—	67.0	352.1	419.1
TOTAL								
2003-04	21 517.9	10 151.7	119.8	4 814.6	288.2	36 892.1	16 929.2	53 821.3
2004-05	20 913.4	9 903.0	71.2	4 911.7	234.6	36 033.9	19 899.8	55 933.7
2005-06	21 741.6	8 614.6	62.1	5 111.4	268.9	35 798.6	24 610.0	60 408.6
2005								
October	1 761.8	694.7	6.0	442.6	3.1	2 908.2	2 018.3	4 926.5
November	1 968.4	728.1	6.5	470.9	1.0	3 174.9	2 176.7	5 351.5
December	1 546.1	703.5	3.3	351.3	5.0	2 609.2	1 970.0	4 579.3
2006								
January	1 427.3	535.6	0.5	339.2	25.7	2 328.3	1 582.8	3 911.2
February	1 811.1	590.5	3.4	431.3	58.2	2 894.6	1 840.4	4 735.0
March	1 978.3	814.9	10.0	454.6	7.4	3 265.3	2 125.4	5 390.6
April	1 587.4	484.8	10.7	364.1	18.9	2 465.8	1 789.8	4 255.5
May	2 170.9	825.1	6.1	504.0	10.4	3 516.5	2 271.4	5 788.0
June	1 959.3	884.0	1.9	466.7	87.5	3 399.4	2 634.7	6 034.1
July	2 003.9	813.0	2.6	466.8	2.8	3 289.1	2 384.5	5 673.6
August	2 221.2	616.1	5.7	517.1	5.4	3 365.5	1 787.5	5 153.1
September	2 079.4	830.0	4.1	476.3	11.1	3 400.8	1 938.5	5 339.4

— nil or rounded to zero (including null cells)

VALUE OF BUILDING APPROVED, States and territories—By sector: **Original**

States and territories	New houses	New other residential building	Alterations and additions creating dwellings	Alterations and additions not creating dwellings	Conversions	Total residential building	Non-residential building	Total building
	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
PRIVATE SECTOR								
NSW	369.1	361.8	0.1	150.6	10.2	891.9	537.8	1 429.7
Vic.	544.2	122.0	1.1	123.1	0.2	790.6	455.2	1 245.8
Qld	551.6	186.8	0.2	98.0	0.4	837.0	341.3	1 178.3
SA	108.8	11.3	—	27.9	—	148.0	77.9	225.9
WA	379.0	97.3	0.5	37.7	0.2	514.8	99.0	613.8
Tas.	40.1	1.6	2.1	10.7	—	54.5	32.6	87.0
NT	10.2	30.7	—	2.9	—	43.9	3.0	46.8
ACT	35.3	9.0	—	9.0	—	53.3	39.7	93.0
Aust.	2 038.4	820.5	4.1	459.8	11.1	3 333.8	1 586.5	4 920.3
PUBLIC SECTOR								
NSW	5.5	0.6	—	4.4	—	10.4	94.8	105.2
Vic.	1.1	—	—	4.3	—	5.4	95.8	101.2
Qld	6.8	3.8	—	6.7	—	17.2	81.6	98.9
SA	8.3	1.4	—	0.1	—	9.9	12.6	22.4
WA	10.2	3.7	—	0.1	—	14.0	32.2	46.2
Tas.	0.1	—	—	—	—	0.1	4.1	4.2
NT	—	—	—	0.9	—	0.9	16.1	17.0
ACT	9.0	—	—	—	—	9.0	14.9	23.9
Aust.	41.0	9.5	—	16.5	—	67.0	352.1	419.1
TOTAL								
NSW	374.6	362.4	0.1	155.0	10.2	902.3	632.6	1 534.9
Vic.	545.3	122.0	1.1	127.3	0.2	796.0	551.0	1 347.0
Qld	558.3	190.6	0.2	104.7	0.4	854.2	423.0	1 277.2
SA	117.1	12.7	—	28.0	—	157.9	90.5	248.3
WA	389.2	101.0	0.5	37.8	0.2	528.7	131.3	660.0
Tas.	40.3	1.6	2.1	10.7	—	54.6	36.6	91.2
NT	10.2	30.7	—	3.8	—	44.8	19.0	63.8
ACT	44.3	9.0	—	9.0	—	62.3	54.6	116.9
Aust.	2 079.4	830.0	4.1	476.3	11.1	3 400.8	1 938.5	5 339.4

— nil or rounded to zero (including null cells)

VALUE OF NON-RESIDENTIAL BUILDING APPROVED, States and territories: **Original**

	NSW	Vic.	Qld	SA	WA	Tas.	NT	ACT	Aust.
	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
Commercial									
Retail/wholesale trade	142.2	72.7	52.8	20.0	32.7	6.4	0.8	2.3	330.0
Transport	0.7	9.4	0.4	0.2	3.0	0.5	—	9.9	24.2
Offices	166.9	107.2	150.5	34.5	29.6	1.1	0.3	28.5	518.6
Other commercial n.e.c.	4.4	7.2	3.7	1.5	1.3	—	0.1	—	18.3
<i>Total commercial</i>	<i>314.2</i>	<i>196.6</i>	<i>207.5</i>	<i>56.2</i>	<i>66.6</i>	<i>8.0</i>	<i>1.3</i>	<i>40.8</i>	<i>891.1</i>
Industrial									
Factories	34.5	23.7	14.1	6.7	13.6	3.4	—	0.5	96.5
Warehouses	28.4	106.7	40.4	5.5	20.9	4.1	1.2	1.7	208.8
Agricultural/aquacultural	1.8	1.0	2.0	1.2	0.2	0.3	—	—	6.5
Other industrial n.e.c.	4.3	7.4	20.4	0.8	7.3	0.8	0.6	—	41.6
<i>Total industrial</i>	<i>69.1</i>	<i>138.8</i>	<i>76.8</i>	<i>14.2</i>	<i>42.0</i>	<i>8.5</i>	<i>1.8</i>	<i>2.1</i>	<i>353.4</i>
Other non-residential									
Educational	58.9	94.0	42.7	6.1	0.7	5.0	10.5	0.9	218.8
Religious	1.4	0.6	5.1	—	—	—	—	—	7.1
Aged care facilities	102.8	54.4	24.7	6.2	6.8	9.3	—	—	204.2
Health	15.1	17.1	8.5	0.9	1.2	—	3.6	0.2	46.7
Entertainment and recreation	43.5	37.3	11.2	3.3	6.2	—	1.2	10.6	113.2
Accommodation	17.2	3.3	26.0	1.5	3.9	4.0	—	—	56.0
Other non-residential n.e.c.	10.4	9.0	20.5	1.9	3.8	1.9	0.7	—	48.1
<i>Total other non-residential</i>	<i>249.3</i>	<i>215.6</i>	<i>138.7</i>	<i>20.0</i>	<i>22.7</i>	<i>20.1</i>	<i>16.0</i>	<i>11.7</i>	<i>694.1</i>
Total non-residential	632.6	551.0	423.0	90.5	131.3	36.6	19.0	54.6	1 938.5

— nil or rounded to zero (including null cells)

Original

	NSW	Vic.	Qld	SA	WA	Tas.	NT	ACT	Aust.
	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
PRIVATE SECTOR									
Commercial									
Retail/wholesale trade	141.7	72.2	52.7	20.0	30.8	6.4	0.8	2.3	327.0
Transport	0.6	9.4	0.3	0.2	—	0.5	—	9.9	20.9
Offices	159.4	104.6	110.5	31.7	13.9	1.1	0.3	23.3	444.7
Other commercial n.e.c.	4.4	7.2	3.7	1.5	1.3	—	—	—	18.2
<i>Total commercial</i>	306.1	193.4	167.2	53.4	46.0	8.0	1.1	35.5	810.8
Industrial									
Factories	34.5	23.7	14.1	6.6	13.5	3.4	—	0.5	96.3
Warehouses	27.9	106.7	38.0	5.1	20.9	4.1	1.2	1.7	205.5
Agricultural/aquacultural	1.8	0.9	2.0	1.2	0.2	0.3	—	—	6.4
Other industrial n.e.c.	3.6	7.4	20.2	0.8	1.1	0.8	0.6	—	34.5
<i>Total industrial</i>	67.8	138.7	74.3	13.8	35.6	8.5	1.8	2.1	342.8
Other non-residential									
Educational	16.5	43.6	25.8	0.8	0.7	2.8	—	0.9	91.1
Religious	1.4	0.6	5.1	—	—	—	—	—	7.1
Aged care facilities	102.8	54.3	22.2	5.4	6.8	9.3	—	—	200.7
Health	1.6	1.2	5.1	0.1	1.2	—	—	0.2	9.5
Entertainment and recreation	21.0	14.9	5.7	1.2	1.4	—	—	0.9	45.1
Accommodation	17.2	2.7	26.0	1.5	3.9	4.0	—	—	55.4
Other non-residential n.e.c.	3.4	5.8	9.8	1.5	3.4	—	—	—	23.9
<i>Total other non-residential</i>	163.9	123.1	99.8	10.6	17.4	16.1	—	2.1	432.9
Total non-residential	537.8	455.2	341.3	77.9	99.1	32.6	3.0	39.7	1 586.5
PUBLIC SECTOR									
Commercial									
Retail/wholesale trade	0.5	0.5	0.1	—	1.9	—	—	—	3.0
Transport	0.1	—	0.2	—	3.0	—	—	—	3.2
Offices	7.4	2.6	40.0	2.8	15.7	—	—	5.3	73.9
Other commercial n.e.c.	—	—	—	—	—	—	0.1	—	0.1
<i>Total commercial</i>	8.1	3.2	40.2	2.8	20.5	—	0.1	5.3	80.2
Industrial									
Factories	0.1	—	—	0.1	0.2	—	—	—	0.3
Warehouses	0.5	—	2.4	0.3	—	—	—	—	3.3
Agricultural/aquacultural	—	0.1	—	—	—	—	—	—	0.1
Other industrial n.e.c.	0.7	—	0.1	—	6.2	—	—	—	7.0
<i>Total industrial</i>	1.3	0.1	2.5	0.4	6.4	—	—	—	10.7
Other non-residential									
Educational	42.4	50.4	16.9	5.3	—	2.2	10.5	—	127.7
Religious	—	—	—	—	—	—	—	—	—
Aged care facilities	—	0.2	2.5	0.8	—	—	—	—	3.4
Health	13.4	15.9	3.4	0.8	—	—	3.6	—	37.1
Entertainment and recreation	22.5	22.4	5.5	2.1	4.9	—	1.2	9.7	68.1
Accommodation	—	0.6	—	—	—	—	—	—	0.6
Other non-residential n.e.c.	7.1	3.2	10.6	0.4	0.4	1.9	0.7	—	24.2
<i>Total other non-residential</i>	85.4	92.5	38.9	9.4	5.3	4.1	16.0	9.7	261.2
Total non-residential	94.8	95.8	81.6	12.6	32.2	4.1	16.1	14.9	352.1

— nil or rounded to zero (including null cells)

	\$50,000 to less than \$1m	\$1m to less than \$5m	\$5m and over	Total
BUILDING JOBS (no.)				
Commercial				
Retail/wholesale trade	762	43	6	811
Transport	24	1	2	27
Offices	416	69	18	503
Other commercial n.e.c.	25	4	—	29
<i>Total commercial</i>	<i>1 227</i>	<i>117</i>	<i>26</i>	<i>1 370</i>
Industrial				
Factories	119	24	2	145
Warehouses	156	36	8	200
Agricultural/aquacultural	49	—	—	49
Other industrial n.e.c.	64	3	2	69
<i>Total industrial</i>	<i>388</i>	<i>63</i>	<i>12</i>	<i>463</i>
Other non-residential				
Educational	161	38	9	208
Religious	7	3	—	10
Aged care facilities	21	13	14	48
Health	44	16	1	61
Entertainment and recreation	116	10	5	131
Accommodation	44	11	1	56
Other non-residential n.e.c.	96	14	—	110
<i>Total other non-residential</i>	<i>489</i>	<i>105</i>	<i>30</i>	<i>624</i>
Total non-residential	2 104	285	68	2 457

	VALUE (\$m)			
Commercial				
Retail/wholesale trade	125.2	99.6	105.2	330.0
Transport	4.8	2.5	16.8	24.2
Offices	102.2	133.3	283.0	518.6
Other commercial n.e.c.	9.2	9.2	—	18.3
<i>Total commercial</i>	<i>241.4</i>	<i>244.7</i>	<i>405.0</i>	<i>891.1</i>
Industrial				
Factories	35.1	49.7	11.8	96.5
Warehouses	50.8	72.6	85.4	208.8
Agricultural/aquacultural	6.5	—	—	6.5
Other industrial n.e.c.	15.9	10.1	15.5	41.6
<i>Total industrial</i>	<i>108.3</i>	<i>132.4</i>	<i>112.7</i>	<i>353.4</i>
Other non-residential				
Educational	42.7	77.5	98.6	218.8
Religious	2.1	5.0	—	7.1
Aged care facilities	4.9	41.5	157.8	204.2
Health	9.5	31.8	5.4	46.7
Entertainment and recreation	31.1	20.7	61.5	113.2
Accommodation	11.9	29.7	14.3	56.0
Other non-residential n.e.c.	26.1	22.0	—	48.1
<i>Total other non-residential</i>	<i>128.3</i>	<i>228.3</i>	<i>337.5</i>	<i>694.1</i>
Total non-residential	478.0	605.3	855.2	1 938.5

— nil or rounded to zero (including null cells)

VALUE OF BUILDING APPROVED, Chain volume measures(a)

Period	New houses	New other residential building	New residential building	Alterations and additions to residential buildings(b)	Total residential building	Non-residential building	Total building
ORIGINAL (\$m)							
2003-04	22 747.9	11 018.5	33 762.0	5 485.8	39 244.9	18 328.7	57 611.4
2004-05	20 913.4	9 903.0	30 816.4	5 217.4	36 033.9	19 899.8	55 933.7
2005-06	20 739.3	8 203.3	28 942.6	5 257.3	34 200.0	23 553.1	57 753.1
2005							
March Qtr	4 643.6	2 290.6	6 932.8	1 164.9	8 097.6	5 017.7	13 108.9
June Qtr	5 656.0	2 586.5	8 244.2	1 350.1	9 593.8	5 308.2	14 901.7
September Qtr	5 359.3	2 269.1	7 628.5	1 318.8	8 947.3	6 027.9	14 975.2
December Qtr	5 047.0	2 036.0	7 082.9	1 246.8	8 329.7	5 912.2	14 242.0
2006							
March Qtr	4 966.1	1 841.7	6 807.9	1 283.5	8 091.4	5 295.6	13 387.0
June Qtr	5 366.9	2 056.5	7 423.3	1 408.2	8 831.5	6 317.4	15 148.9
SEASONALLY ADJUSTED (\$m)							
2005							
March Qtr	5 179.3	2 594.0	7 771.4	1 291.8	9 062.9	5 090.1	14 152.3
June Qtr	5 347.4	2 423.4	7 772.5	1 300.4	9 072.6	5 371.4	14 441.8
September Qtr	5 105.4	2 194.6	7 300.0	1 212.8	8 512.8	5 833.1	14 345.8
December Qtr	5 073.4	2 001.0	7 074.4	1 278.3	8 352.6	5 932.8	14 285.4
2006							
March Qtr	5 323.7	1 952.9	7 276.5	1 394.6	8 671.2	5 373.8	14 045.0
June Qtr	5 236.9	2 054.9	7 291.7	1 371.7	8 663.4	6 413.5	15 076.9
TREND (\$m)							
2005							
March Qtr	5 201.7	2 503.4	7 704.9	1 286.9	8 991.6	5 056.8	14 047.7
June Qtr	5 203.3	2 416.3	7 619.6	1 262.3	8 881.7	5 452.4	14 333.0
September Qtr	5 175.8	2 204.3	7 380.5	1 259.4	8 639.8	5 689.9	14 328.8
December Qtr	5 166.6	2 046.4	7 215.6	1 293.3	8 508.9	5 770.3	14 273.0
2006							
March Qtr	5 210.5	1 987.9	7 199.1	1 346.8	8 545.9	5 864.6	14 408.7
June Qtr	5 284.8	1 993.0	7 267.3	1 398.1	8 665.4	5 995.5	14 663.7
TREND (% change from previous quarter)							
2005							
March Qtr	0.5	—	0.3	-2.0	—	5.2	1.8
June Qtr	—	-3.5	-1.1	-1.9	-1.2	7.8	2.0
September Qtr	-0.5	-8.8	-3.1	-0.2	-2.7	4.4	—
December Qtr	-0.2	-7.2	-2.2	2.7	-1.5	1.4	-0.4
2006							
March Qtr	0.8	-2.9	-0.2	4.1	0.4	1.6	1.0
June Qtr	1.4	0.3	0.9	3.8	1.4	2.2	1.8

— nil or rounded to zero (including null cells)

(b) Refer to Explanatory Notes, paragraph 13.

(a) Reference year for chain volume measures is 2004-05. Refer to Explanatory Notes, paragraph 23.

Original

<i>Period</i>	<i>NSW</i>	<i>Vic.</i>	<i>Qld</i>	<i>SA</i>	<i>WA</i>	<i>Tas.</i>	<i>NT</i>	<i>ACT</i>	<i>Aust.</i>
	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
TOTAL RESIDENTIAL BUILDING									
2003-04	11 122.2	10 492.8	9 783.6	1 928.1	4 330.2	616.2	288.5	656.6	39 244.9
2004-05	9 462.2	9 706.2	9 023.3	1 934.6	4 448.1	540.2	363.8	555.4	36 033.9
2005-06	8 460.3	8 724.6	8 794.0	2 053.0	4 787.4	542.4	351.5	486.8	34 200.0
2005									
March Qtr	2 125.3	2 064.2	2 070.8	456.3	992.3	126.1	105.6	161.9	8 097.6
June Qtr	2 312.9	2 878.1	2 447.5	467.3	1 158.3	136.0	71.5	117.4	9 593.8
September Qtr	2 412.7	2 010.1	2 468.8	488.7	1 189.9	135.8	135.6	105.8	8 947.3
December Qtr	2 084.4	2 121.5	2 061.2	481.7	1 229.9	130.5	83.4	137.2	8 329.7
2006									
March Qtr	1 864.9	2 188.1	2 063.8	567.1	1 107.5	130.8	69.0	100.1	8 091.4
June Qtr	2 098.3	2 404.9	2 200.1	515.4	1 260.0	145.3	63.6	143.8	8 831.5
NON-RESIDENTIAL BUILDING									
2003-04	5 745.0	5 108.2	3 676.0	1 275.4	1 701.2	200.1	194.4	396.5	18 328.7
2004-05	6 380.8	5 044.0	4 307.5	1 151.4	1 964.0	320.1	275.4	456.5	19 899.8
2005-06	6 225.5	6 937.9	5 550.5	1 237.1	1 821.3	272.1	344.0	1 164.7	23 553.1
2005									
March Qtr	1 835.4	1 004.4	1 012.0	392.7	527.6	57.5	50.7	140.4	5 017.7
June Qtr	1 521.8	1 551.6	1 000.3	296.3	552.8	124.7	70.8	184.2	5 308.2
September Qtr	1 595.4	1 808.5	1 376.7	332.9	427.8	83.6	39.9	363.0	6 027.9
December Qtr	1 374.5	1 649.4	1 578.3	313.5	500.1	69.7	74.8	352.0	5 912.2
2006									
March Qtr	1 498.7	1 591.1	1 083.3	328.2	372.8	66.0	65.3	290.0	5 295.6
June Qtr	1 756.9	1 888.8	1 512.2	262.6	520.5	52.8	164.0	159.7	6 317.4
TOTAL BUILDING									
2003-04	16 872.8	15 603.9	13 493.2	3 200.9	6 031.5	812.3	483.4	1 057.6	57 611.4
2004-05	15 843.0	14 750.2	13 330.8	3 085.9	6 412.1	860.4	639.3	1 012.0	55 933.7
2005-06	14 685.8	15 662.5	14 344.5	3 290.0	6 608.7	814.6	695.5	1 651.5	57 753.1
2005									
March Qtr	3 959.9	3 069.2	3 081.9	846.7	1 519.8	183.2	156.8	302.2	13 108.9
June Qtr	3 835.2	4 429.3	3 452.0	763.5	1 711.1	261.5	142.1	299.4	14 901.7
September Qtr	4 008.1	3 818.6	3 845.6	821.5	1 617.8	219.4	175.5	468.8	14 975.2
December Qtr	3 458.8	3 770.9	3 639.5	795.2	1 730.0	200.2	158.2	489.2	14 242.0
2006									
March Qtr	3 363.6	3 779.3	3 147.2	895.3	1 480.3	196.9	134.3	390.1	13 387.0
June Qtr	3 855.2	4 293.7	3 712.3	778.0	1 780.5	198.1	227.5	303.5	15 148.9

(a) Reference year for chain volume measures is 2004-05. Refer to Explanatory Notes, paragraph 23.

WHAT IF...? REVISIONS TO TREND ESTIMATES

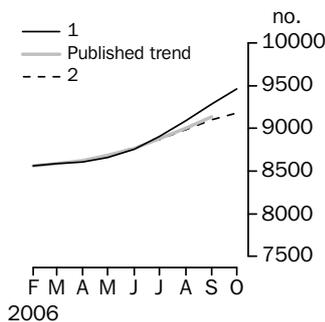
EFFECT OF NEW SEASONALLY ADJUSTED ESTIMATES ON TREND ESTIMATES

TREND REVISIONS

Recent seasonally adjusted and trend estimates are likely to be revised when original estimates for subsequent months become available. The approximate effect of possible scenarios on trend estimates are presented below. Generally, the greater the volatility of the original series, the larger the size of the revisions to trend estimates. Analysis of the building approval original series has shown that they can be revised substantially. As a result, some months can elapse before turning points in the trend series are reliably identified.

The graphs and tables which follow present the effect of two possible scenarios on the previous trend estimates: that the October seasonally adjusted estimate is higher than the September estimate by 3.7% for the number of private sector houses approved and 13% for private sector other dwelling units approved; and that the October seasonally adjusted estimate is lower than the September estimate by 3.7% for the number of private sector houses approved and 13% for private sector other dwelling units approved. These percentages represent the average absolute monthly percentage change for these series over the last ten years.

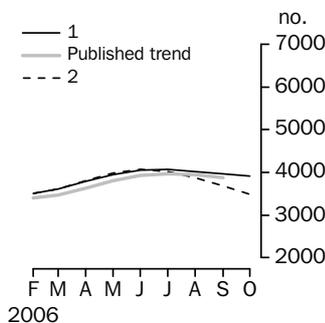
PRIVATE SECTOR HOUSES APPROVED



	Trend as published		WHAT IF NEXT MONTH'S SEASONALLY ADJUSTED ESTIMATE:			
	no.	% change	(1) rises by 3.7% on Sep 2006		(2) falls by 3.7% on Sep 2006	
	no.	% change	no.	% change	no.	% change
2006						
May	8 683	0.7	8 661	0.6	8 684	0.7
June	8 769	1.0	8 759	1.1	8 771	1.0
July	8 880	1.3	8 905	1.7	8 875	1.2
August	9 002	1.4	9 089	2.1	8 989	1.3
September	9 136	1.5	9 286	2.2	9 097	1.2
October	—	—	9 463	1.9	9 179	0.9

— nil or rounded to zero (including null cells)

PRIVATE SECTOR OTHER DWELLINGS



	Trend as published		WHAT IF NEXT MONTH'S SEASONALLY ADJUSTED ESTIMATE:			
	no.	% change	(1) rises by 13% on Sep 2006		(2) falls by 13% on Sep 2006	
	no.	% change	no.	% change	no.	% change
2006						
May	3 800	4.8	3 948	4.3	3 982	4.7
June	3 923	3.2	4 051	2.6	4 068	2.2
July	3 964	1.0	4 067	0.4	4 021	-1.2
August	3 940	-0.6	4 025	-1.0	3 876	-3.6
September	3 869	-1.8	3 960	-1.6	3 679	-5.1
October	—	—	3 908	-1.3	3 485	-5.3

— nil or rounded to zero (including null cells)

EXPLANATORY NOTES

INTRODUCTION

1 This publication presents monthly details of building work approved.

SCOPE AND COVERAGE

2 Statistics of building work approved are compiled from:

- permits issued by local government authorities and other principal certifying authorities
- contracts let or day labour work authorised by commonwealth, state, semi-government and local government authorities
- major building approvals in areas not subject to normal administrative approval e.g. building on remote mine sites.

3 The scope of the survey comprises the following:

- construction of new buildings
- alterations and additions to existing buildings
- approved non-structural renovation and refurbishment work
- approved installation of integral building fixtures.

4 Excluded from the statistics is construction activity not defined as building (e.g. roads, bridges, railways, earthworks, etc.). Statistics for this activity can be found in *Engineering Construction Activity, Australia* (cat. no. 8762.0).

5 From July 1990, the statistics include:

- all approved new residential building valued at \$10,000 or more
- approved alterations and additions to residential building valued at \$10,000 or more
- all approved non-residential building jobs valued at \$50,000 or more.

VALUE DATA

6 Statistics on the value of building work approved are derived by aggregating the estimated 'value of building work when completed' as reported on building approval documents provided to local councils or other building approval authorities. Conceptually these value data should exclude the value of land and landscaping but include site preparation costs. These estimates are usually a reliable indicator of the completed value of 'houses'. However, for 'other residential buildings' and 'non-residential buildings', they can differ significantly from the completed value of the building as final costs and contracts have not been established before council approval is sought and gained.

7 The Australian Bureau of Statistics (ABS) generally accepts values provided by approving bodies. Every effort is made to ensure data are provided on a consistent basis, however, there may be instances where value reported does not reflect the building completion value. For example, the reported value for most project homes is the contract price, which may include the cost of site preparation and landscaping. In other cases where a builder is contracted to construct a dwelling based on the owner's plans, the value may only be the builder's costs. Some councils do not use the value on approval documents, instead deriving a value based on floor area and type of structure.

8 From July 2000, value data includes the Goods and Services Tax (GST) for residential and non-residential building approvals. The ABS has consulted with councils and other approving authorities to ensure that approval values are reported inclusive of the GST. Where it was identified by a council or other approving authority that approvals submitted from its jurisdiction were on a GST-exclusive basis, the ABS made adjustments to the data to ensure that values were consistent with other data collected and were inclusive of GST.

OWNERSHIP

9 Building ownership is classified as either public or private sector and is based on the sector of intended owner of the completed building at the time of approval. Residential buildings constructed by private sector builders under government housing authority schemes are classified as public sector when the authority has contracted, or intends to contract, to purchase the building on or before completion.

EXPLANATORY NOTES *continued*

BUILDING CLASSIFICATION

10 *Functional classification of buildings.* A building is classified according to its intended major function. Hence a building which is ancillary to other buildings, or forms a part of a group of related buildings, is classified to the function of the building and not to the function of the group as a whole. An example of this can be seen in the treatment of building work approved for a factory complex. In this case, a detached administration building would be classified to Offices, a detached cafeteria building to Retail/wholesale trade, while factory buildings would be classified to Factories. An exception to this rule is the treatment of group accommodation buildings where, for example, a student accommodation building on a university campus would be classified to Educational. The categories included under type of building classifications are defined in the Glossary.

11 In the case of a large multi-function building which, at the time of approval is intended to have more than one purpose (e.g. a hotel/shops/casino project), the ABS endeavours to split the approval details according to each main function. Where this is not possible because separate details cannot be obtained, the building is classified to the predominant function of the building on the basis of the function which represents the highest proportion of the total value of the project.

12 Building approvals are classified both by the TYPE OF BUILDING (e.g. 'house', 'factory') and by the TYPE OF WORK involved (e.g. 'new', 'alterations and additions' and 'conversions'). These classifications are often used in conjunction with each other in this publication and are defined in the Glossary.

13 The TYPE OF WORK classification refers to the building activity carried out. Conversion jobs are shown separately in tables 9, 10, 19 and 20. However, in other tables they are included within existing categories, as follows: in tables 1 and 2 they are included in the appropriate TYPE OF BUILDING category, and in tables 13, 14 and 24 they are included in the 'Alterations and additions to residential buildings' category.

SEASONAL ADJUSTMENT

14 Seasonal adjustment is a means of removing the estimated effects of seasonal variation from the series so that the effects of other influences can be more clearly recognised.

15 In the seasonal adjustment of series, account has been taken of both normal seasonal factors and 'trading day' effects arising from the varying numbers of Sundays, Mondays, Tuesdays, etc. in the month. Adjustment has also been made for the influence of Easter which may affect the March and April estimates differently.

16 Seasonal adjustment does not remove from the series the effect of irregular or non-seasonal influences (e.g. the approval of large projects or a change in the administrative arrangements of approving authorities).

17 From May 2003, the seasonally adjusted estimates are produced by the concurrent seasonal adjustment method which takes account of the latest available original estimates. The concurrent method improves the estimation of seasonal factors, and therefore, the seasonally adjusted and trend estimates for the current and previous months. As a result of this improvement, revisions to the seasonally adjusted and trend estimates will be observed for recent periods. The estimates that will improve the most will be for the current month, previous month and the same month one year ago. The concurrent seasonal adjustment methodology replaces the forward factor methodology previously used to adjust Building Approval series, where seasonal factors were only revised following an annual reanalysis.

18 The state/territory series have been seasonally adjusted independently. However, a further adjustment has been made to these series to provide coherence between the state/territory estimates and the Australian total estimates.

EXPLANATORY NOTES *continued*

SEASONAL ADJUSTMENT

continued

19 A more detailed review of concurrent seasonal factors will be conducted annually, generally prior to the release of data for May. The timing of this review may vary and when appropriate will be notified in the 'Data Notes' section of this publication.

TREND ESTIMATES

20 Smoothing seasonally adjusted series reduces the impact of the irregular component of the seasonally adjusted series and creates trend estimates. For monthly series, these trend estimates are derived by applying a 13-term Henderson-weighted moving average to all months of the seasonally adjusted series except the last six months. Trend series are created for the last six months by applying surrogates of the Henderson moving average to the seasonally adjusted series. For the quarterly chain volume measures (table 24), the trend estimates are derived by applying a 7-term Henderson-weighted moving average to all quarters of the respective seasonally adjusted series except the last three quarters. Trend series are created for these last three quarters by applying surrogates of the Henderson moving average seasonally adjusted series. For further information, see *Information Paper: A Guide to Interpreting Time Series—Monitoring Trends, 2003* (cat. no. 1349.0) or contact the Assistant Director, Time Series Analysis on Canberra (02) 6252 6540 or email <timeseries@abs.gov.au>.

21 While the smoothing techniques described in paragraph 20 enable trend estimates to be produced for the latest few periods, they do result in revisions to the trend estimates as new data becomes available. Generally, revisions become smaller over time and, after three months, usually have a negligible impact on the series. Revisions to the original data may also lead to revisions to the trend.

22 The ABS produces trend estimates to best represent the underlying behaviour in ABS original estimates. Abnormally high or low values (outliers) are discounted or excluded from the trend estimates. Outliers are considered to be part of the irregular component of the original estimates and, thus, do not conceptually form a part of trend estimates but do appear in the original and seasonally adjusted estimates. Therefore, failure to exclude outliers can result in a distortion to the trend estimates.

CHAIN VOLUME MEASURES

23 The chain volume measures appearing in this publication are annually reweighted chain Laspeyres indexes referenced to current price values in a chosen reference year. The reference year is updated annually in the July issue of this publication. While current price estimates reflect both price and volume changes, chain volume estimates measure changes in value after the direct effects of price changes have been eliminated and hence only reflect volume changes. The direct impact of the GST is a price change, and hence is removed from chain volume estimates. Since the value of approvals are more timely than the building price deflators, chain volume measures for the latest quarter are published once an additional month (after the quarter) of building approvals data becomes available. Therefore chain volume measures are updated in the April, July, October and January issues. Further information on the nature and concepts of chain volume measures is contained in the ABS publication *Information Paper: Introduction of Chain Volume Measures in the Australian National Accounts* (cat. no. 5248.0).

AUSTRALIAN STANDARD GEOGRAPHIC CLASSIFICATION (ASGC)

24 Area statistics are now being classified to the *Australian Standard Geographical Classification (ASGC), 2006 Edition* (cat. no. 1216.0), effective from July 2006. Building work approved before July 2006 was classified according to the current edition of the ASGC at that time, and is presented in this publication unrevised, in the original geographical area that applied at the time of approval. From July 2006, changes were made to the boundary of the Brisbane Statistical Division.

25 From 1 July 2002, approvals in the External Territories of Australia are included in these statistics. Jervis Bay is included in New South Wales, while Christmas Island and Cocos (Keeling) Islands are included in Western Australia.

EXPLANATORY NOTES *continued*

RELATED PUBLICATIONS

26 Users may also wish to refer to the following publications:

Building Activity, Australia, cat. no. 8752.0

Dwelling Unit Commencements, Australia, Preliminary, cat. no. 8750.0

Construction Work Done, Australia, Preliminary, cat. no. 8755.0

Engineering Construction Activity, Australia, cat. no. 8762.0

House Price Indexes: Eight Capital Cities, cat. no. 6416.0

Housing Finance, Australia, cat. no. 5609.0

Producer Price Indexes, Australia, cat. no. 6427.0.

27 While building approvals value series are shown inclusive of GST, this is different to building activity – *Building Activity, Australia* (cat. no. 8752.0) and *Construction Work Done, Australia, Preliminary* (cat. no. 8755.0) – in which residential work is published inclusive of GST and non-residential work exclusive of GST. In the Engineering Construction Survey – *Engineering Construction Activity, Australia* (cat. no. 8762.0) all values exclude GST.

ABS DATA AVAILABLE ON REQUEST

28 As well as the statistics included in this and related publications, the ABS may have other relevant data available on request. Inquiries should be made to the National Information and Referral Service on 1300 135 070.

ROUNDING

29 When figures have been rounded, discrepancies may occur between sums of the component items and totals.

APPENDIX LIST OF ELECTRONIC TABLES

ELECTRONIC TABLES

The following tables are available electronically via the ABS web site
<<http://www.abs.gov.au>>.

Note: not all series in the table go back to the earliest start date.

DWELLING UNITS

	<i>Publication table no. (a)</i>	<i>Electronic table no. (a)</i>	<i>Start date (b)</i>
Dwelling units approved, New South Wales	na	1	July 1983
Dwelling units approved, Victoria	na	2	July 1983
Dwelling units approved, Queensland	na	3	July 1983
Dwelling units approved, South Australia	na	4	July 1983
Dwelling units approved, Western Australia	na	5	July 1983
Dwelling units approved, all series, Australia	1	6	July 1983
Dwelling units approved, percentage change, Australia	2	na	..
Dwelling units approved, state and territories, number	3	7	July 1983
Dwelling units approved, states and territories, percentage change	4	na	..
Private sector houses approved, states and territories	5	8	July 1983
Private sector houses approved, states and territories, percentage change	6	na	..
Dwelling units approved, states and territories, by type	7	9	July 1983
Dwelling units approved, by Capital City Statistical Division, original	8	10	July 1983
Dwelling units approved, by sector, original, Australia	9	11	January 1956
Dwelling units approved, by sector, New South Wales	10	12	July 1970
Dwelling units approved, by sector, Victoria	10	13	July 1970
Dwelling units approved, by sector, Queensland	10	14	July 1970
Dwelling units approved, by sector, South Australia	10	15	July 1970
Dwelling units approved, by sector, Western Australia	10	16	July 1970
Dwelling units approved, by sector, Tasmania	10	17	July 1970
Dwelling units approved, by sector, Northern Territory	10	18	July 1970
Dwelling units approved, by sector, Australian Capital Territory	10	19	July 1970
Dwelling units approved in new residential buildings, original	11	20	January 1956
Value of dwelling units approved in new residential buildings, original	11	21	January 1956
Dwelling units approved in new residential buildings, number and value, New South Wales	12	22	January 1965
Dwelling units approved in new residential buildings, number and value, Victoria	12	23	January 1956
Dwelling units approved in new residential buildings, number and value, Queensland	12	24	January 1956
Dwelling units approved in new residential buildings, number and value, South Australia	12	25	January 1956
Dwelling units approved in new residential buildings, number and value, Western Australia	12	26	January 1956
Dwelling units approved in new residential buildings, number and value, Tasmania	12	27	January 1956
Dwelling units approved in new residential buildings, number and value, Northern Territory	12	28	January 1956
Dwelling units approved in new residential buildings, number and value, Australian Capital Territory	12	29	January 1965

(a) na not available

(b) .. not applicable

APPENDIX LIST OF ELECTRONIC TABLES *continued*

VALUE

	<i>Publication table no. (a)</i>	<i>Electronic table no. (a)</i>	<i>Start date(b)</i>
Value of building approved, New South Wales	na	30	July 1970
Value of building approved, Victoria	na	31	July 1970
Value of building approved, Queensland	na	32	July 1970
Value of building approved, South Australia	na	33	July 1970
Value of building approved, Western Australia	na	34	July 1970
Value of building approved, Tasmania	na	35	July 1970
Value of building approved, Northern Territory	na	36	July 1970
Value of building approved, Australian Capital Territory	na	37	July 1970
Value of building approved, Australia	13	38	January 1956
Value of building approved, Australia, percentage change	14	na	..
Value of total building approved, states and territories	15	39	July 1973
Value of total building approved, percentage change	16	na	..
Value of total building approved, states and territories	17	40	July 1973
Value of non-residential building approved, states and territories	18	41	July 1970
Value of building approved, by sector	19	42	January 1961
Value of building approved, by sector, New South Wales	20	43	July 1970
Value of building approved, by sector, Victoria	20	44	July 1970
Value of building approved, by sector, Queensland	20	45	July 1970
Value of building approved, by sector, South Australia	20	46	July 1970
Value of building approved, by sector, Western Australia	20	47	July 1970
Value of building approved, by sector, Tasmania	20	48	July 1970
Value of building approved, by sector, Northern Territory	20	49	July 1970
Value of building approved, by sector, Australian Capital Territory	20	50	July 1970
Value of non-residential building approved, by sector, Australia	21	51	July 2000
Value of non-residential building approved, by sector, New South Wales	22	52	July 2000
Value of non-residential building approved, by sector, Victoria	22	53	July 2000
Value of non-residential building approved, by sector, Queensland	22	54	July 2000
Value of non-residential building approved, by sector, South Australia	22	55	July 2000
Value of non-residential building approved, by sector, Western Australia	22	56	July 2000
Value of non-residential building approved, by sector, Tasmania	22	57	July 2000
Value of non-residential building approved, by sector, Northern Territory	22	58	July 2000
Value of non-residential building approved, by sector, Australian Capital Territory	22	59	July 2000
Number of non-residential building jobs approved, by value range, New South Wales	na	60	July 2000
Number of non-residential building jobs approved, by value range, Victoria	na	61	July 2000
Number of non-residential building jobs approved, by value range, Queensland	na	62	July 2000
Number of non-residential building jobs approved, by value range, South Australia	na	63	July 2000
Number of non-residential building jobs approved, by value range, Western Australia	na	64	July 2000
Number of non-residential building jobs approved, by value range, Tasmania	na	65	July 2000
Number of non-residential building jobs approved, by value range, Australia	23	66	July 2000
Value of non-residential building approved, by value range, New South Wales	na	67	July 2000
Value of non-residential building approved, by value range, Victoria	na	68	July 2000
Value of non-residential building approved, by value range, Queensland	na	69	July 2000
Value of non-residential building approved, by value range, South Australia	na	70	July 2000
Value of non-residential building approved, by value range, Western Australia	na	71	July 2000
Value of non-residential building approved, by value range, Tasmania	na	72	July 2000
Value of non-residential building approved, by value range, Australia	23	73	July 2000

(a) na not available

(b) .. not applicable

CHAIN VOLUME MEASURES

	<i>Publication table no.</i>	<i>Electronic table no.</i>	<i>Start date</i>
Value of building approved, chain volume measures, Australia	24	74	September 1970
Value of building approved, chain volume measures, New South Wales	25	75	September 1985
Value of building approved, chain volume measures, Victoria	25	76	September 1985
Value of building approved, chain volume measures, Queensland	25	77	September 1985
Value of building approved, chain volume measures, South Australia	25	78	September 1985
Value of building approved, chain volume measures, Western Australia	25	79	September 1985
Value of building approved, chain volume measures, Tasmania	25	80	September 1985
Value of building approved, chain volume measures, Northern Territory	25	81	September 1985
Value of building approved, chain volume measures, Australian Capital Territory	25	82	September 1985

APPENDIX LIST OF ELECTRONIC TABLES *continued*

ADDITIONAL TABLES

	<i>Publication table no.</i>	<i>Electronic table no.</i>	<i>Start date</i>
Value of non-residential building approved, by sector, Australia	21-22	83	January 1965
Value of non-residential building approved, by sector, NSW	21-22	84	July 1970
Value of non-residential building approved, by sector, Vic.	21-22	85	July 1970
Value of non-residential building approved, by sector, Qld	21-22	86	July 1970
Value of non-residential building approved, by sector, SA	21-22	87	July 1970
Value of non-residential building approved, by sector, WA	21-22	88	July 1970
Value of non-residential building approved, by sector, Tas.	21-22	89	July 1970
Value of non-residential building approved, by sector, NT	21-22	90	July 1970
Value of non-residential building approved, by sector, ACT	21-22	91	July 1970

DATA CUBES

	<i>SuperTable format</i>	<i>Excel format</i>
Statistical Local Areas, New South Wales, 2001-02 to 2006-07	1	1
Statistical Local Areas, Victoria, 2001-02 to 2006-07	2	2
Statistical Local Areas, Queensland, 2001-02 to 2006-07	3	3
Statistical Local Areas, South Australia, 2001-02 to 2006-07	4	4
Statistical Local Areas, Western Australia, 2001-02 to 2006-07	5	5
Statistical Local Areas, Tasmania, 2001-02 to 2006-07	6	6
Statistical Local Areas, Northern Territory, 2001-02 to 2006-07	7	7
Statistical Local Areas, Australian Capital Territory, 2001-02 to 2006-07	8	8
Number and value (\$m) of approvals, states and territories	9	na

GLOSSARY

Accommodation	Buildings primarily providing short-term or temporary accommodation, and includes the following categories: <ul style="list-style-type: none">■ Self-contained, short-term apartments (e.g. serviced apartments)■ Hotels (predominantly accommodation), motels, boarding houses, cabins■ Other short-term accommodation n.e.c. (e.g. migrant hostels, youth hostels, lodges).
Aged care facilities	Building used in the provision or support of aged care facilities, excluding dwellings (e.g. retirement villages). Includes aged care facilities with and without medical care.
Agriculture/aquaculture	Buildings housing, or associated with, agriculture and aquaculture activities, including bulk storage of produce (e.g. shearing shed, grain silo, shearers' quarters).
Alterations and additions	Building activity carried out on existing buildings. Includes adding to or diminishing floor area, altering the structural design of a building and affixing rigid components which are integral to the functioning of the building.
Alterations and additions to residential buildings	Alterations and additions carried out on existing residential buildings, which may result in the creation of new dwelling units. See also Explanatory Notes, paragraph 13.
Building	A building is a rigid, fixed and permanent structure which has a roof. Its intended purpose is primarily to house people, plant, machinery, vehicles, goods or livestock. An integral feature of a building's design is the provision for regular access by persons in order to satisfy its intended use.
Commercial	Buildings primarily occupied with or engaged in commercial trade or work intended for commercial trade, including buildings used primarily in wholesale and retail trades, office and transport activities.
Conversion	Building activity which converts a non-residential building to a residential building, e.g. conversion of a warehouse to residential apartments. Conversion is considered to be a special type of alteration, and these jobs have been separately identified as such from the July 1996 reference month, though they have only appeared separately in this publication from the January 1998 issue. Prior to that issue, conversions were published as part of the 'Conversions, etc.' category or included elsewhere within a table. See also Explanatory Notes, paragraph 13.
Dwelling unit	A dwelling unit is a self-contained suite of rooms, including cooking and bathing facilities and intended for long-term residential use. Regardless of whether they are self-contained or not, units within buildings offering institutional care (e.g. hospitals) or temporary accommodation (e.g. motels, hostels and holiday apartments) are not defined as dwelling units. Such units are included in the appropriate category of non-residential building approvals. Dwelling units can be created in one of four ways: through new work to create a residential building; through alteration/addition work to an existing residential building; through either new or alteration/addition work on non-residential building or through conversion of a non-residential building to a residential building.
Educational	Buildings used in the provision or support of educational services, including group accommodation buildings (e.g. classrooms, school canteens, dormitories).
Entertainment and recreation	Buildings used in the provision of entertainment and recreational facilities or services (e.g. libraries, museums, casinos, sporting facilities).
Factories	Buildings housing, or associated with, production and assembly processes of intermediate and final goods.
Flats, units or apartments	Dwellings not having their own private grounds and usually sharing a common entrance, foyer or stairwell.
Health	Buildings used in the provision of non-aged care medical services (e.g. nursing quarters, laboratories, clinics).

GLOSSARY *continued*

House	A house is a detached building primarily used for long term residential purposes. It consists of one dwelling unit. For instance, detached 'granny flats' and detached dwelling units (e.g. caretaker's residences) associated with a non-residential building are defined as houses. Also includes 'cottages', 'bungalows' and rectories.
Industrial	Buildings used for warehousing and the production and assembly activities of industrial establishments, including factories and plants.
New	Building activity which will result in the creation of a building which previously did not exist.
Non-residential building	A non-residential building is primarily intended for purposes other than long term residential purposes. Note that, on occasions, one or more dwelling units may be created through non-residential building activity. Prior to the January 1998 issue of this publication, they have been included in the 'Conversions, etc.' column in tables showing dwelling units approved. They are now identified separately (e.g. see table 9). However, the value of these dwelling units cannot be separated out from that of the non-residential building which they are part of, therefore the value associated with these remain in the appropriate non-residential category.
Offices	Buildings primarily used in the provision of professional services or public administration (e.g. offices, insurance or finance buildings).
Other dwellings	Includes all dwellings other than houses. They can be created by: the creation of new other residential buildings (e.g. flats); alteration/addition work to an existing residential building; either new or alteration/addition work on a non-residential building; conversion of a non-residential building to a residential building creating more than one dwelling unit.
Other residential building	An other residential building is a building other than a house primarily used for long-term residential purposes. An other residential building contains more than one dwelling unit. Other residential buildings are coded to the following categories: semidetached, row or terrace house or townhouse with one storey; semidetached, row or terrace house or townhouse with two or more storeys; flat, unit or apartment in a building of one or two storeys; flat, unit or apartment in a building of three storeys; flat, unit or apartment in a building of four or more storeys; flat, unit or apartment attached to a house; other/number of storeys unknown. The latter two categories are included with the semidetached, row or terrace house or townhouse with one storey category in table 11 and 12 of this publication.
Religious	Buildings used for or associated with worship or in support of programs sponsored by religious bodies (e.g. church, temple, church hall, dormitories).
Residential building	A residential building is a building consisting of one or more dwelling units. Residential buildings can be either houses or other residential buildings.
Retail/wholesale trade	Buildings primarily used in the sale of goods to intermediate and end users.
Semidetached, row or terrace houses, townhouses	Dwellings having their own private grounds with no other dwellings above or below.
Transport	Buildings primarily used in the provision of transport services, and includes the following categories: <ul style="list-style-type: none">■ Passenger transport buildings (e.g. passenger terminals)■ Non-passenger transport buildings (e.g. freight terminals)■ Commercial car parks (excluded are those built as part of, and intended to service, other distinct building developments)■ Other transport buildings n.e.c.
Warehouses	Buildings primarily used for storage of goods, excluding produce storage.

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