

Building approvals

November 2024 | Economic brief

Residential building approvals

Number of residential approvals	NT	Aust
Monthly change (seasonally adjusted)	n.a.	↓3.6%
Monthly change (trend)	↑5.1%	↑1.2%
Year-ended change (seasonally adjusted)	n.a.	↑3.2%
Year-ended change (trend)	↑24.2%	↑11.2%

In November 2024, the trend number of residential building approvals in the Territory increased by 5.1% to 41, the second strongest result of the jurisdictions, which otherwise ranged from an increase of 0.3% in South Australia and Queensland to an increase of 8.5% in the Australian Capital Territory. Nationally, residential building approvals increased by 1.2%.

Over the year to November 2024, the trend number of residential building approvals in the Territory increased by 24.2%. This was the third strongest result of the jurisdictions, which otherwise ranged from a decline of 68.8% in the Australian Capital Territory to an increase of 50.0% in Western Australia. Nationally, residential building approvals increased by 11.2%.

Value of residential approvals	NT	Aust
Year-ended change (original)	↓23.9%	↑2.9%

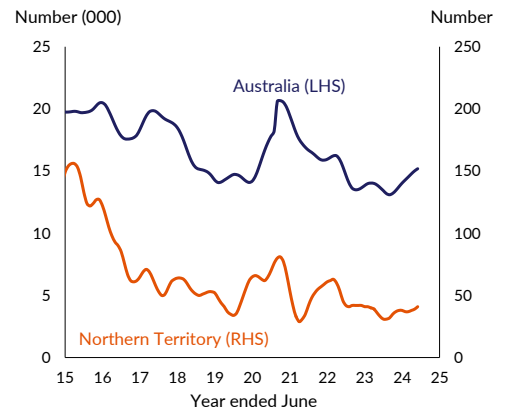
Over the year to November 2024, the value of residential building approvals in the Territory declined by 23.9% to \$33.7 million, compared with an increase of 2.9% to \$8.7 billion nationally.

Non-residential approvals

Value of non-residential approvals	NT	Aust
Year-ended change (original)	↓11.8%	↑12.6%

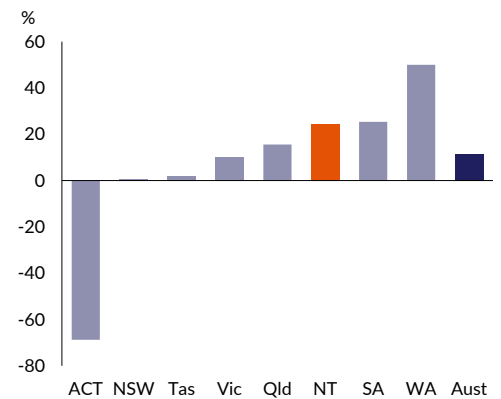
In November 2024, the value of non-residential building approvals in the Territory declined by 11.8% to \$20.7 million, reflecting a decline of 20.7% in private non-residential building approvals, partly offset by an increase of 7.3% in public non-residential building approvals. Nationally, the value of non-residential building approvals increased by 12.6% to \$5.6 billion.

Chart 1: Number of residential building approvals (monthly, trend)



Source: DTF; ABS Cat. No. 8731.0

Chart 2: Number of residential building approvals (year-ended change, trend)



Source: DTF; ABS Cat. No. 8731.0

Table 1 - Residential building approvals

	Period				Change		
	Nov 23	Oct 24	Nov 24	Year to date	Monthly ¹	Year-ended ²	Year-average ³
Northern Territory							
Number							
Original	44	29	46	430	n.p.	4.5%	-12.6%
- houses	15	26	28	360	n.p.	86.7%	-11.8%
- other residential ⁴	26	2	18	68	n.p.	-30.8%	-12.8%
- alterations, additions and conversions	3	1	0	2	n.p.	n.a.	-66.7%
Seasonally adjusted	n.a.	n.a.	n.a.	n.a.	n.a.	n.a.	
Trend	33	39	41	434	5.1%	24.2%	
Value (\$M)							
Original	44.3	28.7	33.7	321.4	n.p.	-23.9%	-19.0%
Australia							
Number							
Original	15 829	17 257	15 498	169 138	n.p.	-2.1%	0.9%
Seasonally adjusted	14 530	15 554	14 998	168 691	-3.6%	3.2%	
Trend	13 664	15 016	15 194	168 003	1.2%	11.2%	
Value (\$M)							
Original	8 443	9 401	8 692	95 423	n.p.	2.9%	7.8%

Table 2 - Non-residential building approvals

	Period				Change		
	Nov 23	Oct 24	Nov 24	Year to date	Monthly ¹	Year-ended ²	Year-average ³
Northern Territory							
Value (\$M)							
Original	23.4	34.6	20.7	1092.5	n.p.	-11.8%	25.9%
- private	16.0	31.4	12.7	315.4	n.p.	-20.7%	-2.6%
- public	7.4	3.1	8.0	777.1	n.p.	7.3%	42.9%
Australia							
Value (\$M)							
Original	5 004	5 215	5 635	62 985	n.p.	12.6%	-14.9%

n.a.: not applicable or not available; n.p.: not published

1 Compares the latest month with the previous month.

2 Compares the latest month with the same month last year.

3 Compares the 12 months up to and including the latest month with the previous 12-month period.

4 Includes units and townhouses.

Caution is advised when using original monthly data, which is often derived from small samples and highly volatile.

Source: Department of Treasury and Finance, ABS Cat. No. 8731.0

Term	Definition
Residential building	Buildings that contain one or more dwellings, intended for the provision of long-term accommodation.
Non-residential building	Building either classified as a commercial building, industrial building and other non-residential building.
Commercial building	Buildings primarily occupied with or engaged in commercial trade or work intended for commercial trade, including buildings used primarily for retail and wholesale trade, office and transport activities.
Industrial building	Buildings used for warehousing, primary production and the production and assembly activities of industrial or manufacturing processes.
Other non-residential building	Non-residential buildings for the provision of education, religious worship or other religious activities, aged and health care, recreation, entertainment, or commercial temporary accommodation.

Caution is advised when using data for the Territory, as it is often derived from small samples and can be highly volatile. Although all due care has been exercised in preparing this material, no responsibility is accepted for any errors or omission.

[Building Approvals, Australia | Australian Bureau of Statistics \(abs.gov.au\)](#)

More information

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