

# Building approvals

February 2026 | Economic brief

## Residential building approvals

Number of residential approvals	NT	Aust
Monthly change (seasonally adjusted)	n.a.	↑29.7%
Monthly change (trend)	↓14.5%	↑1.2%
Year-ended change (seasonally adjusted)	n.a.	↑14.0%
Year-ended change (trend)	↓28.8%	↑13.2%

The trend number of residential building approvals in the Territory declined by 14.5% to 47 in February 2026 (Chart 1). This was the weakest result of the jurisdictions, which otherwise ranged from a decline of 1.0% in New South Wales to an increase of 3.4% in Western Australia. Nationally, residential building approvals increased by 1.2%.

The number of residential building approvals in the Territory declined by 28.8% over the year to February 2026 (Chart 2). This was the weakest result of the jurisdictions, which otherwise ranged from a decline of 2.1% in South Australia to an increase of 56.9% in the Australian Capital Territory. Nationally, residential building approvals increased by 13.2%.

Value of residential approvals	NT	Aust
Year-ended change (original)	↓54.2%	↑27.4%

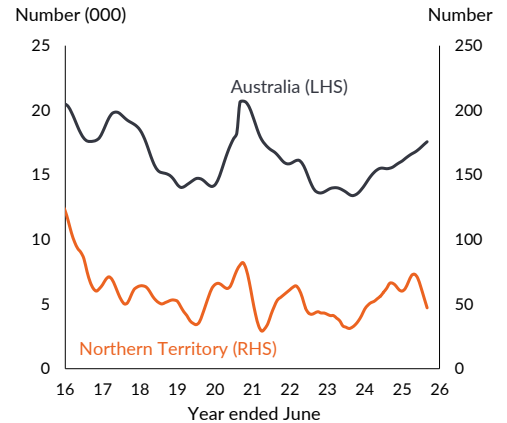
The value of residential building approvals in the Territory declined by 54.2% to \$22.4 million over the year to February 2026, compared with an increase of 27.4% to \$11.8 billion nationally.

## Non-residential approvals

Value of non-residential approvals	NT	Aust
Year-ended change (original)	↓67.0%	↑71.5%

The value of non-residential building approvals in the Territory declined by 67.0% to \$39.5 million over the year to February 2026. This reflects a decline of 89.4% in public non-residential building approvals, partly offset by an increase of 44.3% in private non-residential building approvals. Nationally, the value of non-residential building approvals increased by 71.5% to \$8.0 billion.

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



Source: DTF; ABS, Building Approvals

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



Source: DTF; ABS, Building Approvals

## Building approvals

Table 1 - Residential building approvals

	Period				Change		
	Feb 25	Jan 26	Feb 26	Year to date	Monthly <sup>1</sup>	Year-ended <sup>2</sup>	Year-average <sup>3</sup>
<b>Northern Territory</b>							
<b>Number</b>							
Original	72	28	29	739	n.p.	-59.7%	18.8%
- houses	49	21	29	581	n.p.	-40.8%	22.6%
- other residential <sup>4</sup>	23	6	0	149	n.p.	-100.0%	2.1%
- alterations, additions and conversions	0	1	0	9	n.p.	n.a.	350.0%
Seasonally adjusted	n.a.	n.a.	n.a.	n.a.	n.a.	n.a.	
Trend	66	55	47	760	-14.5%	-28.8%	
<b>Value (\$M)</b>							
Original	48.9	20.1	22.4	507.2	n.p.	-54.2%	12.2%
<b>Australia</b>							
<b>Number</b>							
Original	16 257	10 603	18 327	195 434	n.p.	12.7%	9.0%
Seasonally adjusted	16 690	14 669	19 022	196 491	29.7%	14.0%	
Trend	15 516	17 355	17 566	198 450	1.2%	13.2%	
<b>Value (\$M)</b>							
Original	9 299	7 036	11 843	118 087	n.p.	27.4%	16.1%

Table 2 - Non-residential building approvals

	Period				Change		
	Feb 25	Jan 26	Feb 26	Year to date	Monthly <sup>1</sup>	Year-ended <sup>2</sup>	Year-average <sup>3</sup>
<b>Northern Territory</b>							
<b>Value (\$M)</b>							
Original	119.7	19.6	39.5	999.3	n.p.	-67.0%	-25.7%
- private	20.0	11.6	28.9	338.5	n.p.	44.3%	-17.1%
- public	99.7	8.1	10.6	660.8	n.p.	-89.4%	-29.5%
<b>Australia</b>							
<b>Value (\$M)</b>							
Original	4 644	6 661	7 963	88 796	n.p.	71.5%	30.9%

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, *Building Approvals, Australia*

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 monthly data for the Territory, which is often derived from small samples and highly volatile. Although all due care has been exercised in the preparation of this material, no responsibility is accepted for any errors or omission.

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

## More information

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