

Building approvals

February 2022 | Economic brief

This brief uses 'original' data as the Australian Bureau of Statistics has suspended reporting the trend series. Caution is advised in interpreting monthly 'original' data as it can be volatile.

Residential building approvals

Number of residential approvals	NT	Aust
Monthly change (original)	↑230.4%	↑81.2%
Annual change (original)	↑24.6%	↓8.0%
Year-on-year change (original)	↓12.7%	↑16.8%

In February 2022, the number of residential building approvals in the Territory increased by 230.4% to 76. The Territory reported the second highest result of the jurisdictions, behind the Australian Capital Territory (536.0%). The Territory's increase reflects an increase in both house and unit approvals (up from 23 to 35, and from 0 to 38, respectively). Nationally residential building approvals increased by 81.2%.

Through the year, the number of residential building approvals in the Territory increased by 24.6%, reflecting the higher number of unit and townhouse approvals and partially offset by lower house approvals. Nationally, residential building approvals decreased by 8.0%.

In year-on-year terms, residential building approvals in the Territory decreased by 12.7% to 645, compared with an increase of 16.8% nationally (Chart 1). The Territory reported the only decrease of the jurisdictions, which otherwise ranged from an increase of 0.2% in Tasmania to an increase of 20.8% in New South Wales (Chart 2). House approvals increased by 0.2%, unit and townhouse approvals decreased by 48.2%, and alterations, additions and conversions approvals decreased by 58.3%.

Value of residential approvals	NT	Aust
Change in month (original)	↑185.3%	↑81.2%
Annual change (original)	↑24.7%	↑6.0%
Year-on-year change (original)	↑6.2%	↑26.0%

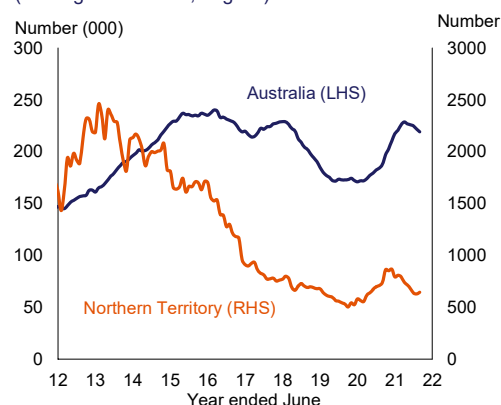
In year-on-year terms, the value of residential building approvals in the Territory increased by 6.2% to \$376 million, compared with an increase of 26.0% to \$91.7 billion nationally.

Non-residential approvals

Value of non-residential approvals	NT	Aust
Change in month (original)	↑33.2%	↑177.6%
Annual change (original)	↓59.8%	↑40.6%
Year-on-year change (original)	↓5.5%	↑18.8%

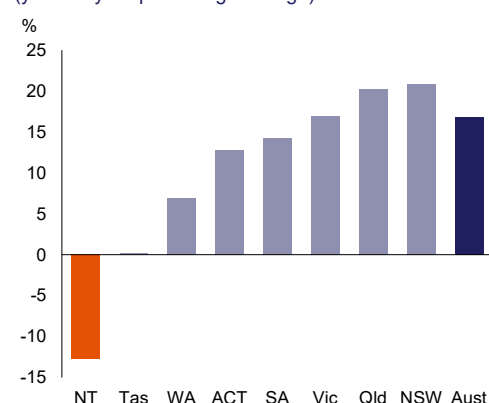
In February 2022, the value of non-residential building approvals in the Territory increased by 33.2% to \$21 million, reflecting a 366.5% increase in public non-residential building approvals. Private non-residential building approvals decreased by 31.6%. Nationally, the value of non-residential building approvals increased by 177.6% to \$6.3 billion.

Chart 1: Number of residential building approvals (moving annual total, original)



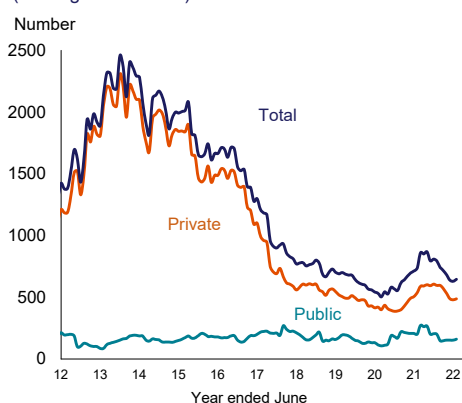
Source: DTF; ABS Cat. No. 8731.0

Chart 2: Number of residential building approvals (year-on-year percentage change)



Source: DTF; ABS Cat. No. 8731.0

Chart 3: Territory Residential Building Approvals (moving annual total)



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

Table 1 - Residential building approvals

	Period				Change		
	Feb 21	Jan 22	Feb 22	Year to date	Monthly ¹	Annual ²	Year-on-year ³
Northern Territory							
Number							
Original	61	23	76	645	230.4%	24.6%	-12.7%
– houses	59	23	35	548	52.2%	-40.7%	0.2%
– other residential ⁴	0	0	38	87	n/a	n/a	-48.2%
– alterations, additions and conversions	2	0	3	10	n/a	50.0%	-58.3%
Seasonally adjusted	n/a	n/a	n/a	n/a	n/a	n/a	
Trend ⁵	n/a	n/a	n/a	n/a	n/a	n/a	
Value (\$M)							
Original	28	12	35	376	185.3%	24.7%	6.2%
Australia							
Number							
Original	19 846	10 070	18 250	223 827	81.2%	-8.0%	16.8%
Seasonally adjusted	20 248	13 015	18 675	223 311	43.5%	-7.8%	
Trend ⁵	n/a	n/a	n/a	n/a	n/a	n/a	
Value (\$M)							
Original	7 484	4 379	7 936	91 710	81.2%	6.0%	26.0%

Table 2 - Non-residential building approvals

	Period				Change		
	Feb 21	Jan 22	Feb 22	Year to date	Monthly ¹	Annual ²	Year-on-year ³
Northern Territory							
Value (\$M)							
Original	51	15	21	894	33.2%	-59.8%	-5.5%
– private	34	13	9	200	-31.6%	-74.4%	3.5%
– public	17	3	12	693	366.5%	-29.7%	-7.8%
Australia							
Value (\$M)							
Original	4 451	2 253	6 256	56 976	177.6%	40.6%	18.8%

n/a: not applicable or not available

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.

5 Building approvals trend series suspended from the May 2020 release.

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

Caution is advised when using monthly 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.

More information

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