

SUMMARY

During August 2020, the number of new dwellings approved:

- fell by 4.8% in South Australia in seasonally adjusted terms (nationally, new dwelling approvals fell 1.6%).

Note: Due to the impacts of COVID-19 on building approvals the ABS has suspended the trend series from May 2020 onwards until further notice.

FURTHER ANALYSIS

SEASONALLY ADJUSTED DATA

The total number of dwelling approvals in South Australia in August 2020 was 9.5% lower than a year ago. Nationally, the number of dwelling approvals was 0.6% higher than a year ago – see Chart 1 and Table 1.

The number of private sector houses approved for construction in South Australia rose by 1.4% during August to be 2.2% higher than a year ago — see Chart 2.

Private ‘other’ dwelling approvals in South Australia fell by 23% during August to be 42% lower than a year earlier.

Nationally, the number of private sector houses approved for construction rose by 4.8% during August, while the number of private ‘other’ dwelling approvals fell by 11%.

Table 1: Dwelling Approvals By State

	Aug 20 (no.) (seas adj)	Aug 20 vs. Jul 20 (% change)	Aug 20 vs. Aug 19 (% change)
NSW	3,364	-14.2	-18.8
VIC	5,181	1.8	22.7
QLD	2,487	8.1	12.0
SA	753	-4.8	-9.5
WA	1,301	33.8	-20.6
TAS	237	-26.2	-10.6
AUS	13,691	-1.6	0.6

CHART 1: TOTAL NUMBER OF DWELLING APPROVALS PER MONTH (seas adj)

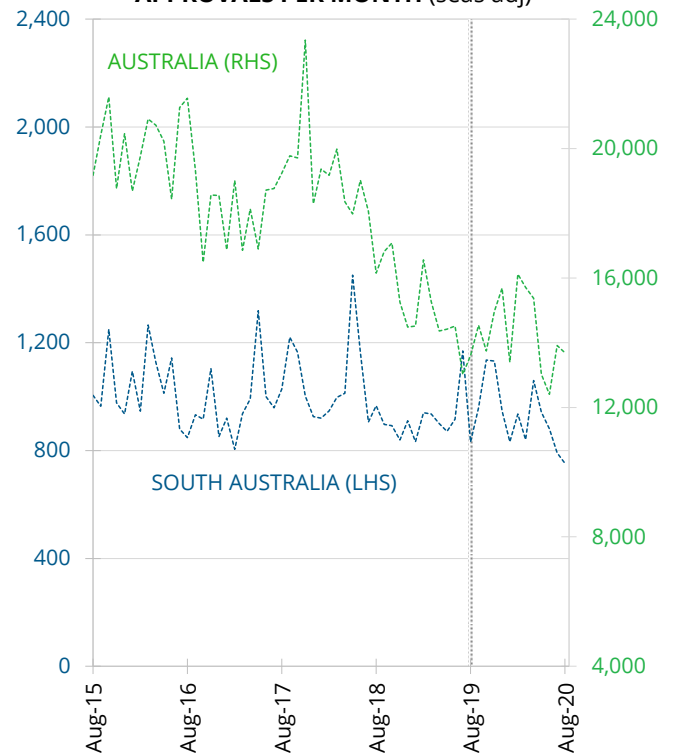
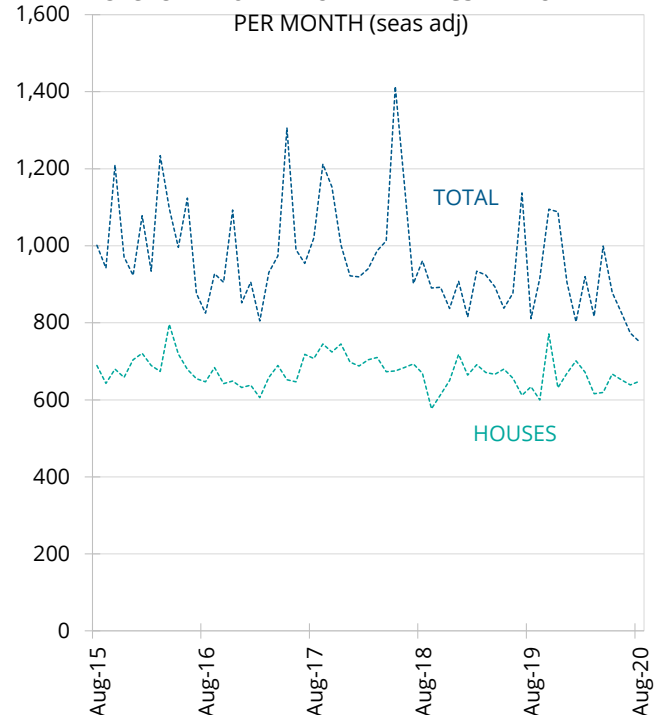
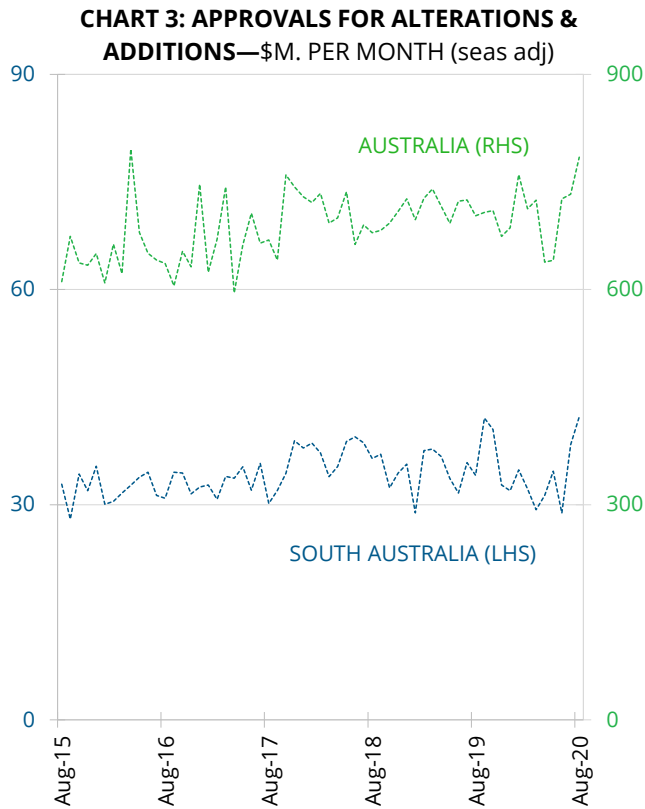


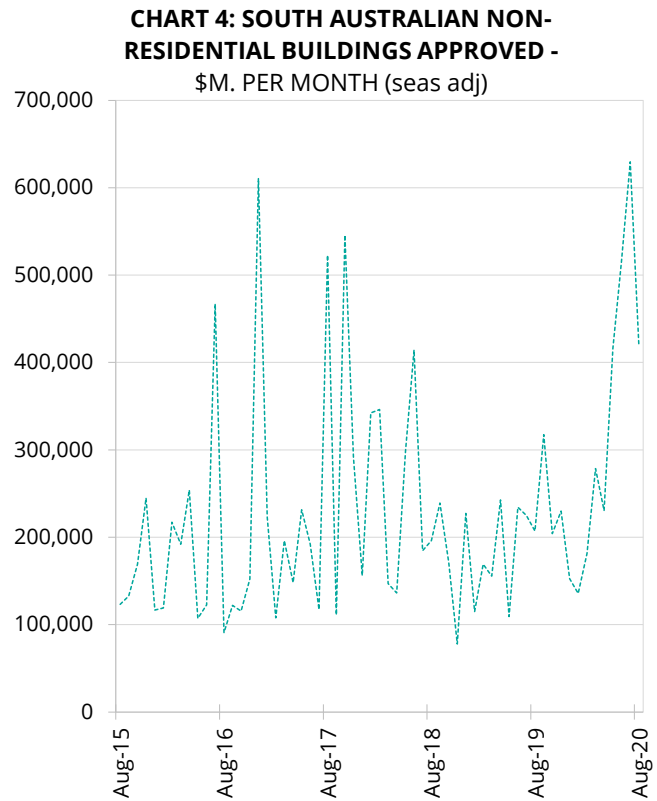
CHART 2: SOUTH AUSTRALIAN PRIVATE SECTOR—NUMBER OF DWELLINGS APPROVED PER MONTH (seas adj)



The value of alteration and addition approvals in South Australia rose by 10% during August and was 24% higher than a year ago. Nationally, the value of alteration and addition approvals rose 7.0% in August to be 12% higher than a year earlier—see Chart 3.



During August, the value of non-residential building approvals fell by 33% in South Australia, but was 104% higher than a year earlier—see Chart 4. Nationally, the value of non-residential building approvals rose by 41% during August, but was 29% lower than a year ago.



Note: The ABS excludes large irregular movements in a seasonally adjusted series when calculating a trend series. This is pertinent in this brief where seasonally adjusted private sector 'other dwellings' has recorded large irregular movements in South Australia, and explains why there is a large difference in the movement of these series.

Next release of [this ABS data](#) (previously cat. no. 8731.0) is 2 November 2020