

SUMMARY

During May 2021, the number of new dwellings approved:

- fell by 12% in South Australia in seasonally adjusted terms (nationally, new dwelling approvals fell 7.1%).

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 May 2021 was 41% higher than a year ago. Nationally, the number of dwelling approvals was 53% higher than a year ago – see Chart 1 and Table 1.

The number of private sector houses approved for construction in South Australia fell by 17% during May but was 64% higher than a year ago — see Chart 2.

Private ‘other’ dwelling approvals in South Australia rose by 36% during May to be 5.9% higher than a year earlier.

Nationally, the number of private sector houses approved for construction fell by 10% during May, while the number of private ‘other’ dwelling approvals rose by 1.2%.

	May 21 (no.) (seas adj)	May 21 vs. Apr 21 (% change)	May 21 vs. May 20 (% change)
NSW	5,919	-10.9	69.3
VIC	5,993	3.2	26.5
QLD	3,621	-13.1	49.5
SA	1,312	-11.9	41.4
WA	2,657	-8.7	120.3
TAS	402	2.0	63.4
AUS	20,163	-7.1	52.7

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

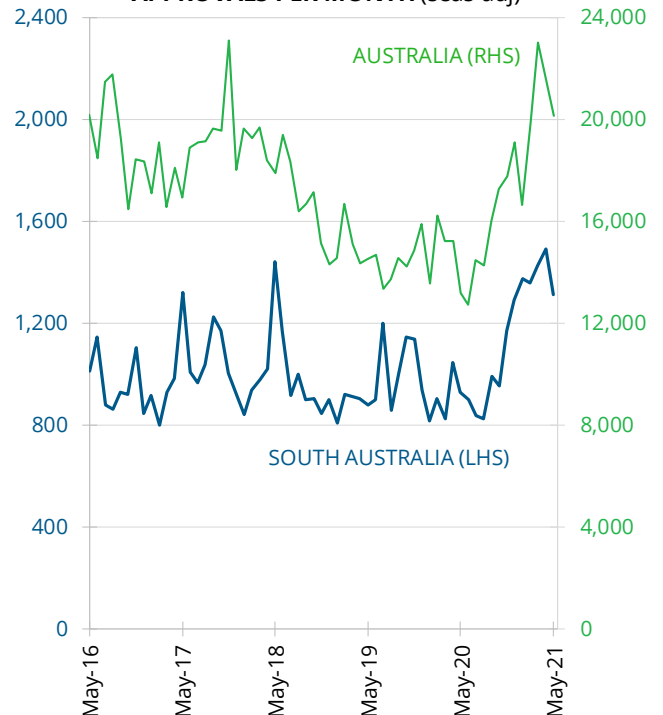
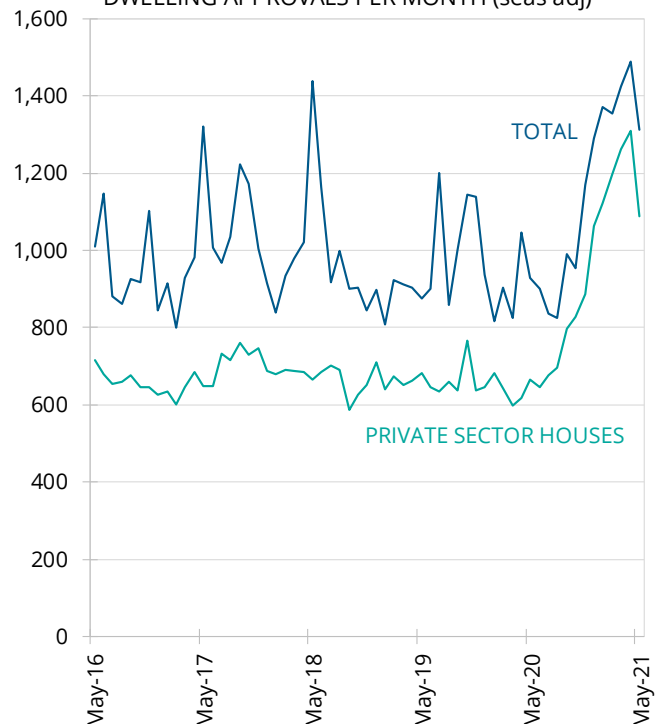
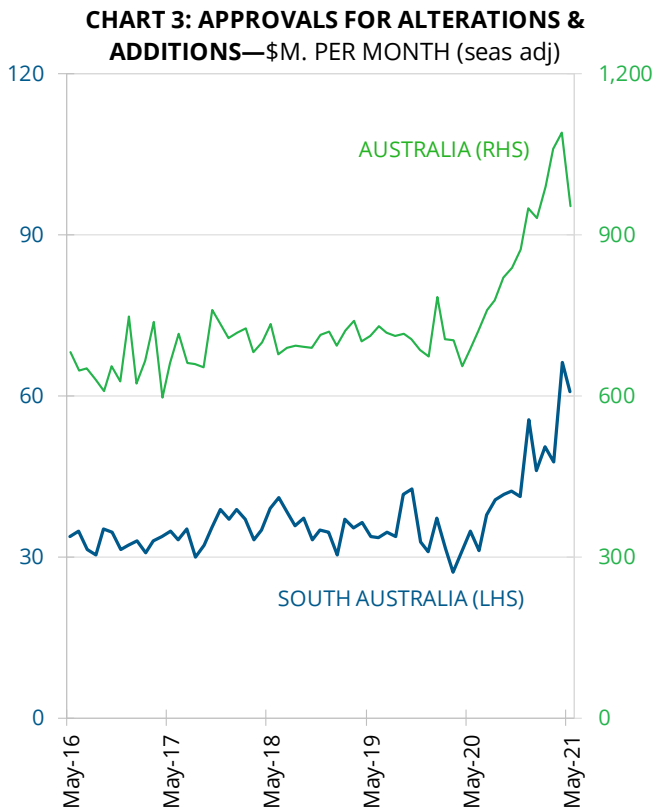


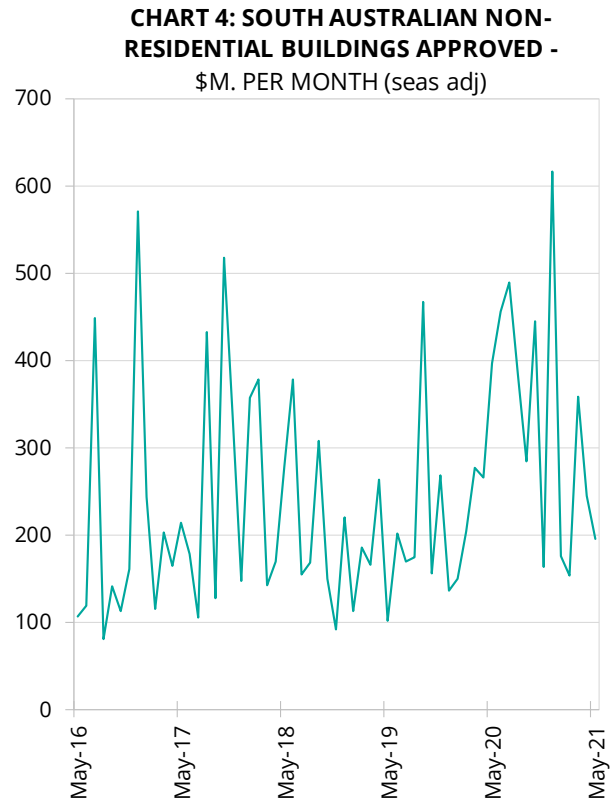
CHART 2: SOUTH AUSTRALIA — NUMBER OF DWELLING APPROVALS PER MONTH (seas adj)



The value of alteration and addition approvals in South Australia fell by 8.1% during May but was 75% higher than a year ago. Nationally, the value of alteration and addition approvals fell 13% in May but was 39% higher than a year earlier—see Chart 3.



During May, the value of non-residential building approvals fell by 20% in South Australia, to be 51% lower than a year earlier—see Chart 4. Nationally, the value of non-residential building approvals rose by 28% during May, to be 36% higher 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 3 August 2021