

Press release: New housing statistics show increase in affordable homes

- Figures have been released for the number of housing starts and completions delivered through Homes England programmes between 1 April 2018 and 31 March 2019.
- These show the highest levels of starts for nine years and the highest levels of completions for four years.
- 67% of housing starts and 71% of housing completions were for affordable homes.

Government housing accelerator Homes England has today [published its latest annual housing statistics](#), which show a significant increase in the number of affordable homes being built in England.

Between 1 April 2018 and 31 March 2019, there were 45,692 new houses started on site under programmes managed by Homes England and 40,289 houses completed. These are the highest levels of starts for nine years and the highest levels of completions for four years.

Of the starts on site, 30,563 (67%) were for affordable homes, a 10 per cent increase on 2017-18. These are the highest numbers of affordable home starts for five years. Similarly, 28,710 (71%) of housing completions in 2018-19 were for affordable homes which is an 11 per cent increase on 2017-18 figures and the highest numbers for four years.

A total of 17,772 affordable homes started in 2018-19 were for Affordable Rent – a 4 per cent increase on the previous year – and 11,560 were for schemes including Shared Ownership and Rent to Buy – a 24 per cent increase on 2017-18. The remaining 1,231 were for Social Rent, a 12 per cent decrease on the previous 12 months.

Of the affordable homes completed, 18,895 were for Affordable Rent – representing a 4 per cent decrease on the previous year, whereas the 8,854 completed under affordable housing schemes including Shared Ownership and Rent to Buy represent a 75 per cent increase on 2017-18.

Nick Walkley, Chief Executive of Homes England, said:

“At a time where the average house costs around eight times the average income, these are positive signs that the delivery of homes, and particularly affordable homes, is on the up.

“However, there is still a huge amount of work to do to make sure this trend continues. We’re just getting started and need the sector to join us in our mission to make sure we continue to deliver homes across the country for the people who need them the most.”

Housing Minister Kit Malthouse MP said:

“It’s great to see our housing accelerator has their foot firmly on the gas with nearly 29,000 new affordable homes finished last year.

“Getting these properties built is all part of our cast-iron commitment to making sure everyone has the opportunity to realise the dream of a stable home.

“But there is more to do, and so this Government is providing serious support, including £44 billion of funding and guarantees, to build more, better, faster.”

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Notes to editors:

- The figures published today reflect the latest set of official statistics in relation to housing starts and completions for England (excluding London for all programmes except those administered by Homes England on behalf of the Greater London Authority (GLA)). Since April 2012, the Mayor of London has had oversight of strategic housing, regeneration and economic development in London.
- The list of programmes included in these totals are detailed in the official housing statistics report, which can be found [here](#)
- Homes England manages London delivery relating to Get Britain Building, Build to Rent, Builders Finance Fund and The Home Building Fund – Short Term Fund, which are reported in these statistics.
- Homes England also manages the Help to Buy equity loan scheme in England (including in London on behalf of the GLA). However, the completions are reported by the Department for Communities and Local Government and, therefore, are excluded from these statistics.