

Table 17a **Dwellings by tenure in England, Wales, Scotland, Northern Ireland and the United Kingdom**

Thousands

	1971	1976	1981	1986	1991	1996	2001	2005	2010	2015	2016	2017	2018	2019	2020	2021	2022	2023
England																		
Owner-occupiers	8,503	9,570	10,773	12,015	13,230	13,842	14,735	15,100	14,895	14,708	14,830	15,086	15,353	15,591	15,776	15,914	16,107	16,283
+ Privately rented	3,122	2,332	2,044	1,953	1,767	2,073	2,133	2,720	3,912	4,773	4,832	4,798	4,773	4,762	4,813	4,875	4,904	4,939
+ Housing association		281	410	475	608	942	1,424	1,802	2,180	2,387	2,430	2,444	2,452	2,479	2,505	2,524	2,542	2,571
+ Local authority	4,586	4,985	4,798	4,439	3,899	3,470	2,812	2,248	1,852	1,698	1,669	1,658	1,635	1,629	1,616	1,615	1,610	1,602
= All dwellings	16,211	17,168	18,025	18,882	19,671	20,468	21,207	21,870	22,839	23,567	23,762	23,985	24,213	24,461	24,710	24,928	25,162	25,396
Wales																		
Owner-occupiers	540	631	680	761	837	878	941	990	984	985	994	1,003	1,008	1,018	1,031	1,038	1,039	1,041
+ Privately rented	151	131	105	98	97	104	90	108	170	207	207	206	208	206	199	196	199	200
+ Housing association			24	25	28	45	55	65	110	136	137	139	140	141	143	145	147	148
+ Local authority	276	284	290	254	222	207	188	158	111	88	87	87	87	87	87	88	88	88
= All dwellings	967	1,046	1,099	1,138	1,184	1,233	1,275	1,319	1,375	1,416	1,425	1,435	1,444	1,452	1,460	1,467	1,472	1,478
Scotland																		
Owner-occupiers	569	645	718	850	1,088	1,293	1,439	1,536	1,584	1,552	1,558	1,579	1,620	1,631	1,621	1,631	1,711	1,708
+ Privately rented	305	234	191	161	126	155	181	225	303	402	414	413	390	395	416	421	358	376
+ Housing association			36	47	65	91	139	251	272	278	278	279	281	284	291	294	297	304
+ Local authority	948	1,042	1,027	974	845	692	553	374	323	317	317	315	314	316	317	318	321	323
= All dwellings	1,822	1,921	1,970	2,032	2,124	2,230	2,321	2,397	2,482	2,549	2,567	2,585	2,605	2,626	2,645	2,664	2,687	2,710
Northern Ireland																		
Owner-occupiers	–	245	271	323	376	409	488	505	521	515	517	520	522	527	533	535	542	550
+ Privately rented	–	59	38	22	20	22	37	68	106	133	137	140	146	152	152	155	156	155
+ Housing association	–	–	3	6	10	14	19	22	29	34	34	35	35	37	38	40	41	41
+ NIHE	–	177	190	184	167	152	129	102	96	90	90	88	87	87	85	84	83	83
= All dwellings	–	481	501	536	573	597	674	698	752	772	778	783	790	803	808	814	822	829
United Kingdom																		
Owner-occupiers	–	11,091	12,442	13,949	15,531	16,422	17,603	18,131	17,984	17,760	17,899	18,188	18,503	18,767	18,961	19,118	19,399	19,582
+ Privately rented	–	3,037	2,378	2,234	2,010	2,354	2,441	3,121	4,491	5,515	5,590	5,557	5,517	5,515	5,580	5,647	5,617	5,670
+ Housing association			473	553	711	1,092	1,637	2,140	2,591	2,835	2,879	2,897	2,908	2,941	2,977	3,003	3,027	3,064
+ Local authority	–	6,488	6,305	5,851	5,133	4,521	3,682	2,882	2,382	2,193	2,163	2,148	2,123	2,119	2,105	2,105	2,102	2,096
= All dwellings	–	20,616	21,595	22,588	23,552	24,528	25,468	26,274	27,448	28,303	28,531	28,787	29,052	29,338	29,623	29,873	30,141	30,413

Sources: ONS UK Dwelling Stock by Country and Tenure (from 2001), Ministry of Housing, Communities and Local Government (and predecessors) Housing Statistics, Scottish Government Housing Statistics, Welsh Government Housing Statistics, NISRA 2021 Census, and ONS Family Resources Survey.

Notes: 1. Figures from 2001 for all countries are for March of year shown. Prior to 1991, figures are for the December of the year shown. For 1991-2000 figures for England and Wales are for March of the year shown, for Scotland and Northern Ireland they are for December of the previous year.

2. 1991 figures for Northern Ireland are not available, so 1992 figures have been substituted. Northern Ireland tenure estimates for 2015-2023 are authors' own estimates derived from three-year FRS rolling tenure averages and Census 2021 tenure estimates applied to total stock figures.

3. Owner-occupation includes shared ownership and long leasehold dwellings. Private renting includes renting with a job or business. Local authority includes other public sector such as new town and Scottish Homes (SSHA) dwellings.

4. Figures for 1971 and 1976 for the UK and Wales combine housing association and private rented dwellings as tenure-specific figures are not available for those years.

5. Only England and Wales figures for 2011-2020 have so far been adjusted to reflect the 2021 Census. Following methodological changes, England and Wales allow for vacant dwellings from 2003. Tenure figures do not necessarily sum to totals due to varying treatment of vacant stock and rounding.

Table 17b **Dwellings by tenure in England, Wales, Scotland, Northern Ireland and the United Kingdom**

Percentages

	1971	1976	1981	1986	1991	1996	2001	2005	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023
England																						
Owner-occupiers	52	56	60	64	67	68	69	69	65	65	64	63	63	62	62	63	63	64	64	64	64	64
+ Privately rented	19	14	11	10	9	10	10	12	17	18	19	19	20	20	20	20	20	19	19	20	19	19
+ Housing association	0	2	2	3	3	5	7	8	10	10	10	10	10	10	10	10	10	10	10	10	10	10
+ Local authority	28	29	27	24	20	17	13	10	8	8	8	8	7	7	7	7	7	7	7	6	6	6
= All dwellings	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100
Wales																						
Owner-occupiers	56	60	62	67	71	71	74	75	72	71	70	70	70	70	70	70	70	70	71	71	71	70
+ Privately rented	16	13	10	9	8	8	7	8	12	13	14	14	14	15	15	14	14	14	14	13	14	14
+ Housing association	0	0	2	2	2	4	4	5	8	10	10	10	10	10	10	10	10	10	10	10	10	10
+ Local authority	29	27	26	22	19	17	15	12	8	6	6	6	6	6	6	6	6	6	6	6	6	6
= All dwellings	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100
Scotland																						
Owner-occupiers	–	35	37	43	54	61	65	66	66	64	62	61	61	61	61	62	63	63	62	62	64	64
+ Privately rented	–	13	10	8	6	7	8	10	13	13	15	16	16	16	16	16	15	15	16	16	13	14
+ Housing association	–	0	2	2	3	4	6	11	11	11	11	11	11	11	11	11	11	11	11	11	11	11
+ Local authority	–	57	53	49	42	33	25	16	13	13	13	13	13	13	12	12	12	12	12	12	12	12
= All dwellings	–	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100
Northern Ireland																						
Owner-occupiers	–	51	54	60	66	69	72	72	69	68	68	67	67	67	66	66	66	66	66	66	66	66
+ Privately rented	–	12	8	4	3	4	5	10	14	16	16	17	17	17	18	18	19	19	19	19	19	19
+ Housing association	–	–	1	1	2	2	3	3	4	4	4	4	4	4	4	4	4	5	5	5	5	5
+ NIHE	–	37	38	34	29	25	19	15	13	13	12	12	12	12	12	11	11	11	11	10	10	10
= All dwellings	–	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100
United Kingdom																						
Owner-occupiers	–	54	58	62	66	67	69	69	66	65	64	63	63	63	63	63	64	64	64	64	64	64
+ Privately rented	–	15	11	10	9	10	10	12	16	17	18	19	19	19	20	19	19	19	19	19	19	19
+ Housing association	–	–	2	2	3	4	6	8	9	10	10	10	10	10	10	10	10	10	10	10	10	10
+ Local authority	–	31	29	26	22	18	14	11	9	8	8	8	8	8	8	7	7	7	7	7	7	7
= All dwellings	–	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100	100

Source and Notes: See Table 17a.