

# Residential construction<sup>1</sup> in the period of January-August 2024

23.09.2024


**89.1**

Index number of dwellings completed y/y

In the period of January-August 2024, there were less dwellings completed than the year before. Whereas the number of dwellings for which permits have been granted or which have been registered with a construction project as well as dwellings in which construction has begun increased.

## Dwellings completed

According to the preliminary data, 128.8 thousand dwellings were completed in the first eight months of 2024, i.e. by 10.9% less than in the corresponding period of 2023. Developers completed 78.5 thousand dwellings – by 9.0% less than a year ago, whereas private investors completed 46.3 thousand dwellings, i.e. by 16.9% less. Within these forms of construction, 96.9% of the total number of newly completed dwellings was built. Within other forms of construction 4.0 thousand dwellings were completed (2.5 thousand in the previous year).

The total useful floor area of dwellings completed amounted to 11.6 million m<sup>2</sup>, i.e. by 12.7% less than a year ago and its average value for 1 dwelling was 90.2 m<sup>2</sup>.

Developers and private investors completed respectively: 60.9% and 36.0% of the total number of dwellings

**Table 1. Dwellings completed**

SPECIFICATION	08 2024			01-08 2024	
	Number of dwellings	08 2023=100	07 2024=100	Number of dwellings	01-08 2023=100
<b>TOTAL</b>	<b>14 586</b>	<b>82.0</b>	<b>78.3</b>	<b>128 830</b>	<b>89.1</b>
Private	5 462	103.5	88.0	46 332	83.1
For sale or rent	8 447	69.7	74.1	78 514	91.0
of which for rent	16	almost 20 – fold less	over 11 – fold less	519	42.3
Cooperative	-	.	.	840	114.4
Municipal	310	133.6	378.0	1 266	156.7
Public building society	366	231.6	93.6	1 863	191.9
Company	1	.	100.0	15	375.0

<sup>1</sup> Preliminary data; subject to change upon developing final data.

## Dwellings for which permits have been granted or which have been registered with a construction project<sup>2</sup>

In the period of January-August 2024, permits and registrations have been granted for construction of 196.4 thousand dwellings, i.e. by 30.0% more than a year ago. Permits for construction of the biggest number of dwellings were given to developers (138.3 thousand, an increase of 40.3% y/y) and to private investors (53.5 thousand, an increase of 11.9%). Within these forms of construction, permits have been granted and registrations with a construction project were made for 97.6% of dwellings in total. In other forms of construction 4.7 thousand dwellings for which permits have been granted or which have been registered with a construction project were noted (4.8 thousand in the previous year).

**Table 2. Dwellings for which permits have been granted or which have been registered with a construction project**

SPECIFICATION	08 2024			01-08 2024	
	Number of dwellings	08 2023=100	07 2024=100	Number of dwellings	01-08 2023=100
<b>TOTAL</b>	<b>25 581</b>	<b>128.0</b>	<b>96.0</b>	<b>196 435</b>	<b>130.0</b>
Private	6 745	103.6	86.3	53 487	111.9
For sale or rent	17 908	140.4	98.2	138 255	140.3
Cooperative	132	.	.	207	56.3
Municipal	203	58.5	75.2	1 229	82.6
Public building society	593	196.4	174.9	3 248	115.1
Company	-	.	.	9	almost 11 – fold less

## Dwellings in which construction has begun

In the first eight months of 2024, the number of dwellings in which construction has begun was 162.2 thousand, i.e. by 35.4% more than a year before. Developers have started construction of 105.2 thousand dwellings (by 54.7% more y/y), and private investors of 54.4 thousand (by 11.3% more). Altogether the share of these forms of construction was 98.4% of the total number of dwellings. In other forms of construction the number of dwellings in which construction has begun was 2.7 thousand (2.9 in the previous year).

**Table 3. Dwellings in which construction has begun**

SPECIFICATION	08 2024			01-08 2024	
	Number of dwellings	08 2023=100	07 2024=100	Number of dwellings	01-08 2023=100
<b>TOTAL</b>	<b>19 899</b>	<b>110.6</b>	<b>99.6</b>	<b>162 245</b>	<b>135.4</b>
Private	6 935	104.1	92.0	54 393	111.3
For sale or rent	12 801	118.7	108.6	105 178	154.7
of which for rent	11	24.4	110.0	215	97.3
Cooperative	-	.	.	409	361.9
Municipal	8	over 11 – fold less	40.0	432	58.7
Public building society	155	49.1	28.2	1 816	97.4
Company	-	.	.	17	over 12 – fold less

<sup>2</sup> Including a simplified procedure for single-family residential buildings.

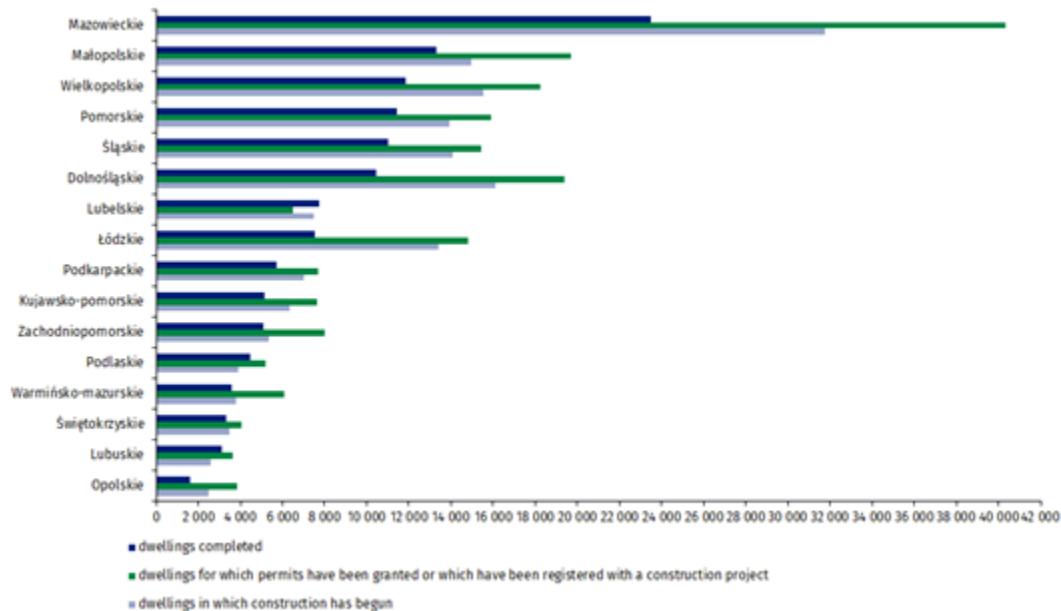
It is estimated that at the end of August 2024, there were 834.4 thousand dwellings under construction, i.e. by 3.2% more than in the corresponding month of 2023.

### Chart 1. Residential construction in Poland



In the period of January-August 2024, the highest total number of dwellings completed, as well as dwellings in which construction has begun and dwellings for which permits have been granted or which have been registered with a construction project, were recorded in Mazowieckie voivodship (respectively: 23.5 thousand, 31.7 thousand and 40.3 thousand dwellings). High values were also noted in: Małopolskie (13.3 thousand, 15.0 thousand and 19.7 thousand), Dolnośląskie (10.4 thousand, 16.1 thousand and 19.4 thousand) and Wielkopolskie (11.9 thousand, 15.5 thousand and 18.2 thousand).

### Chart 2. Residential construction by voivodships in January-August 2024



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In August 2024, compared to the previous month, the number of dwellings completed, the number of dwellings for which permits have been granted or which have been registered with a construction project as well as the number of dwellings in which construction has begun decreased (by 21.7%, 4.0%, 0.4%, respectively).

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#### Terms used in official statistics

[Dwellings for which permits have been granted or which have been registered with a construction project](#)

[Dwellings in which construction has begun](#)

[Dwellings completed](#)