

Table 100 Welsh social landlord lettings

Number of lettings

	1980/81	1985/86	1990/91	1995/96	2000/01	2005/06	2010/11	2011/12	2012/13	2013/14	2014/15	2015/16	2016/17	2017/18	2018/19	2019/20	2020/21	2021/22	2022/23	2023/24	2024/25
Local authority stock (000s)	292.7	257.0	223.9	207.8	178.0	154.5	88.8	88.5	88.3	88.2	87.9	87.4	87.3	87.4	87.4	87.3	87.6	87.9	88.5	89.2	89.7
Self-contained	-	-	-	-	176.0	154.2	88.7	88.4	88.2	88.0	87.8	87.3	87.2	87.2	87.2	87.2	87.4	87.6	88.2	88.8	89.2
Other	-	-	-	-	2.0	0.3	0.4	0.5	0.4	0.2	0.1	0.1	0.1	0.1	0.1	0.1	0.1	0.2	0.1	0.2	0.3
Housing association stock (000s)	-	-	-	-	57.0	68.9	136.7	137.2	137.4	138.1	139.1	140.0	141.5	142.6	144.0	-	147.8	149.4	150.6	152.5	154.6
Self-contained	-	-	-	-	55.4	63.3	132.0	133.4	133.6	134.1	134.9	135.8	137.2	138.5	139.8	-	144.1	145.2	146.6	148.4	150.6
Other	-	-	-	-	1.6	5.6	4.7	3.7	3.9	4.0	4.2	4.2	4.3	4.1	4.2	-	3.8	4.2	4.0	4.1	4.0
All social housing stock (000s)	-	-	-	-	235.1	235.1	223.8	223.4	224.5	225.6	225.7	225.7	226.3	227.0	227.4	228.8	230.0	231.4	87.3	235.4	237.4
Self-contained	-	-	-	-	230.9	217.5	220.7	221.8	221.8	222.1	222.6	223.1	224.4	225.7	227.1	87.2	231.5	232.9	234.8	237.2	239.8
Other	-	-	-	-	3.6	5.9	5.1	4.2	4.2	4.2	4.3	4.4	4.4	4.3	4.3	0.1	3.9	4.4	4.1	4.2	4.3
Local authority lettings	-	-	-	-	20,165	13,263	8,841	8,205	8,049	8,777	7,784	8,230	8,181	7,138	7,171	-	5,756	6,978	6,435	6,086	-
Internal transfers and all exchanges	-	-	-	-	5,676	3,173	2,416	2,375	2,362	2,427	2,202	2,294	2,292	1,814	1,872	-	1,553	1,930	1,634	1,518	-
New lettings	14,009	13,896	11,530	13,576	14,489	10,090	6,425	5,830	5,687	6,350	5,582	5,936	5,889	5,324	5,299	-	4,203	5,048	4,801	4,568	-
of which, lettings to homeless	1,531	2,149	2,473	1,949	1,762	3,211	2,087	2,204	1,978	1,605	1,565	1,549	1,761	1,500	1,635	-	1,595	1,888	2,224	2,437	-
Housing association lettings	-	-	-	-	-	8,805	13,486	13,241	13,443	15,694	14,277	14,016	14,408	13,236	13,964	-	11,883	11,972	11,327	11,153	-
Internal transfers and all exchanges	-	-	-	-	-	1,573	2,825	2,932	3,519	4,492	3,292	3,075	2,851	2,743	2,678	-	2,126	2,723	2,502	2,834	-
New lettings	-	-	-	-	-	7,232	10,661	10,309	9,924	11,202	10,985	10,941	11,557	10,493	11,286	-	9,757	9,249	8,825	8,319	-
of which, lettings to homeless	-	-	-	-	-	1,132	2,010	1,992	1,685	1,526	1,486	1,611	1,615	1,725	2,087	-	2,691	2,679	3,693	3,713	-
All social landlord lettings	-	-	-	-	-	22,068	22,327	21,446	21,492	24,471	22,061	22,246	22,589	20,374	21,135	-	17,639	18,950	17,762	17,239	-
Transfers and exchanges	-	-	-	-	-	4,746	5,241	5,307	5,881	6,919	5,494	5,369	5,143	4,557	4,550	-	3,679	4,653	4,136	4,352	-
New lettings (i.e. tenants new to LA)	-	-	-	-	-	17,322	17,086	16,139	15,611	17,552	16,567	16,877	17,446	15,817	16,585	-	13,960	14,297	13,626	12,887	-
of which, lettings to homeless	-	-	-	-	-	1,132	2,010	1,992	1,685	1,526	1,486	1,611	1,615	1,725	2,087	-	2,691	2,679	3,693	3,713	-
Homeless lettings as % of all new lettings (exclude transfer and exchange)																					
Local authority lets	10.9	15.5	21.4	14.4	11.7	34.4	32.5	37.8	34.8	25.3	28.0	26.1	29.9	28.2	30.9	-	37.9	37.4	46.3	53.3	-
Housing association lets	-	-	-	-	-	13.9	18.9	19.3	17.0	13.6	13.5	14.7	14.0	16.4	18.5	-	27.6	29.0	41.8	44.6	-
All social landlord lets	-	-	-	-	-	25.7	24.0	26.0	23.5	17.8	18.4	18.7	19.4	20.4	22.4	-	30.7	31.9	43.4	47.7	-

Sources: Welsh Government, StatsWales - Social housing stock and social lettings tables.

- Notes:
1. Dwelling stock estimates are for 31 March each year. Stock and lettings data do not always sum due to rounding or minor discontinuities.
 2. Stock data includes permanent and temporary social rented dwellings but excludes property leased to another agency, intermediate tenures and stock in Wales owned by HAs registered in England. See Table 17a for housing association stock estimates prior to 2000/01.
 3. Self-contained stock includes self-contained bedsits. Non self-contained stock includes other bedsits, hostels and shared housing. Local authority non self-contained stock figures have fluctuated between 150 and 500 in the past 15 years.
 4. Homeless lettings refer to households assessed by local authority to be statutorily homeless or threatened with homelessness and in priority need. Lettings to non-priority homeless are included in lettings to new tenants.
 5. The numbers of lettings to households in priority need often differ from the numbers assessed as being in priority need in the same year due to the timing of processes or households initially being placed in temporary accommodation.
 6. Since the implementation of the Housing (Wales) Act 2014, statistics have focused on lettings to homeless households in priority need and exclude lettings to those rehoused to prevent homelessness for those 'threatened with homelessness within 56 days' or to 'those assessed as homeless under Section 73'. Cross-checks with 2018/19 homeless data (the latest available) suggest lettings to Section 73 applicants are often included in the lettings return.