

New home statistics review

2022

NHBC statistics represent a unique source of detailed up-to-date information on new home construction and the house-building industry. The figures relate to new homes registered with NHBC for its ten-year warranty, which covers circa 70 to 80 per cent of all new homes built in the UK and are a lead indicator of house-building activity.

191,801

new homes registered in 2022

141,757

new homes registered in the Private sector in 2022

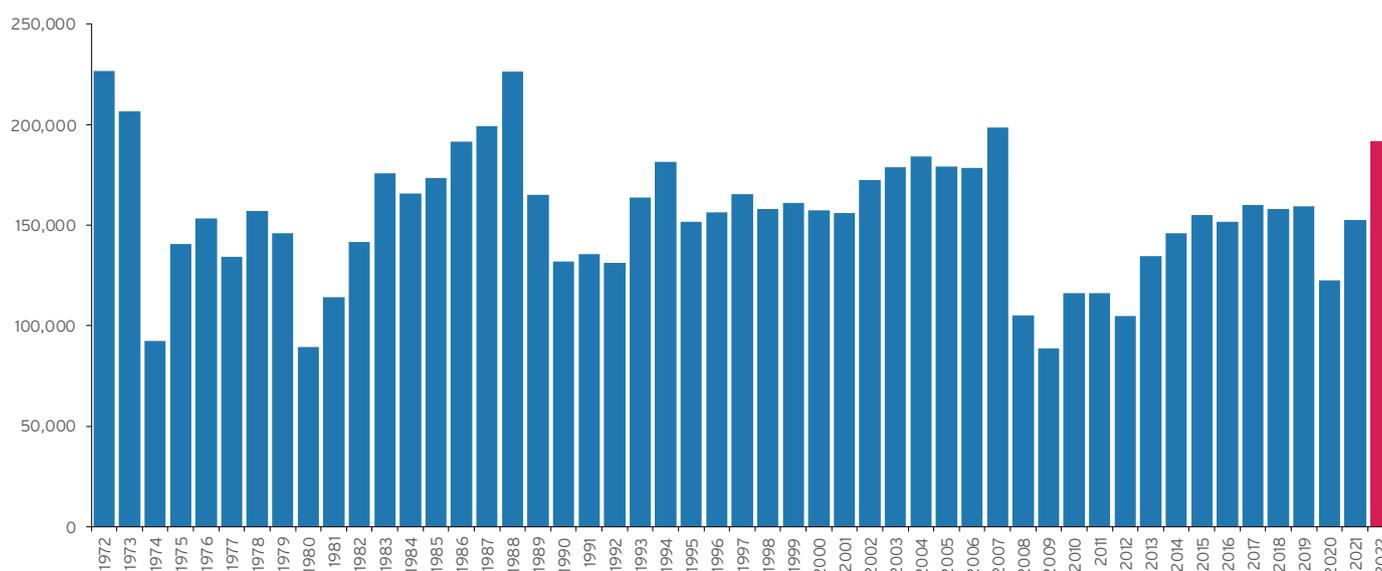
50,044

new homes registered in the Affordable & Build to Rent sector in 2022

35,041

new homes registered in Q4 2022

New-build registrations - year on year comparison



Source: NHBC (Appendix table 1)

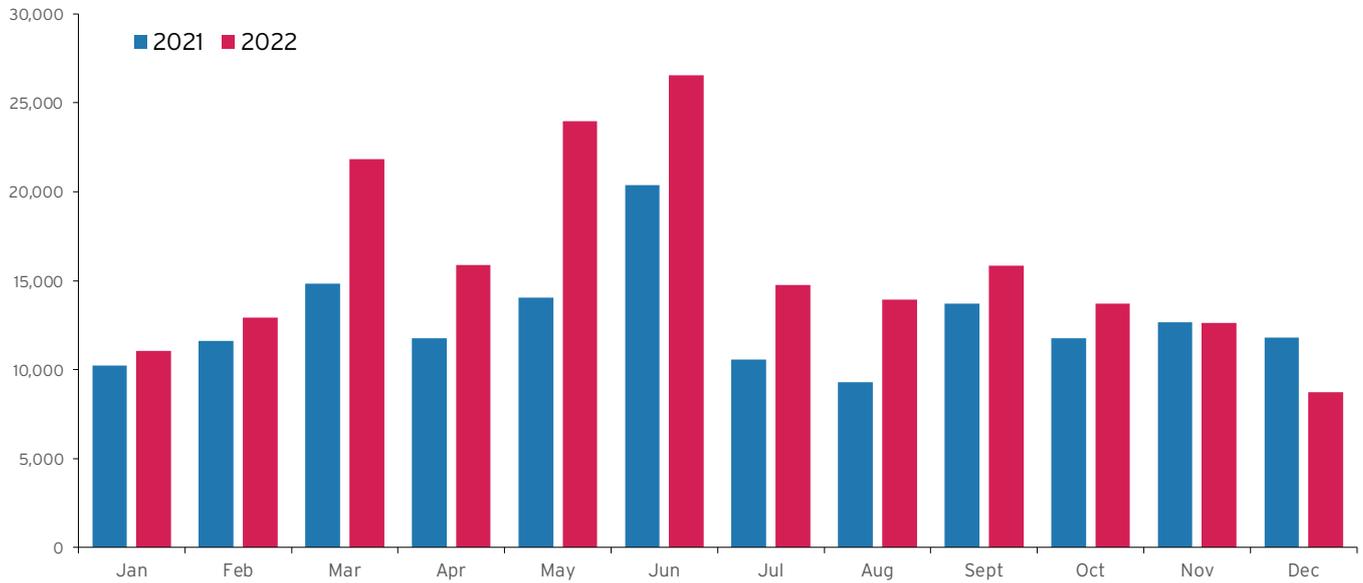
Headline results

- 191,801 new homes registered in 2022, 26% up on 2021
- 141,757 homes registered in the Private sector in 2022, 25% up on 2021
- 50,044 homes registered in the Affordable & Build to Rent sector in 2022, 29% up on 2021
- 35,041 new homes registered in Q4 2022, 21% down on Q3 2022
- Growth in 11 out of 12 UK regions in 2022
- 151,120 new homes completed in 2022, up 8% on 2021



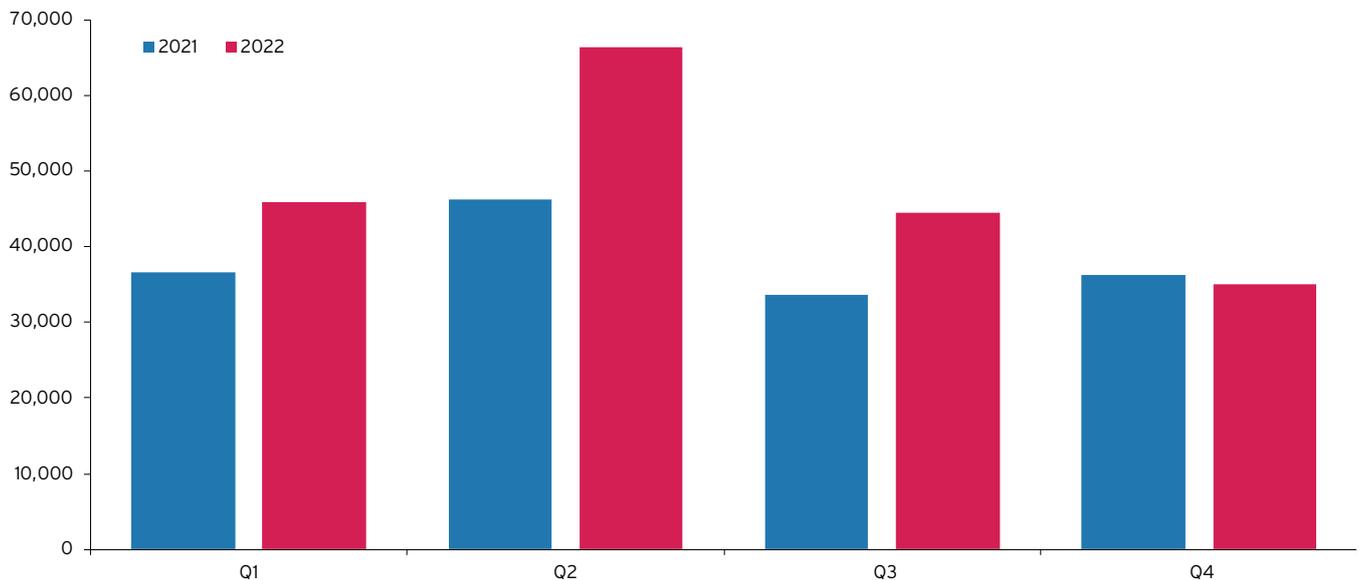
Analysis of new home registrations

New-build registrations - 2021 & 2022



Source: NHBC (Appendix table 2)

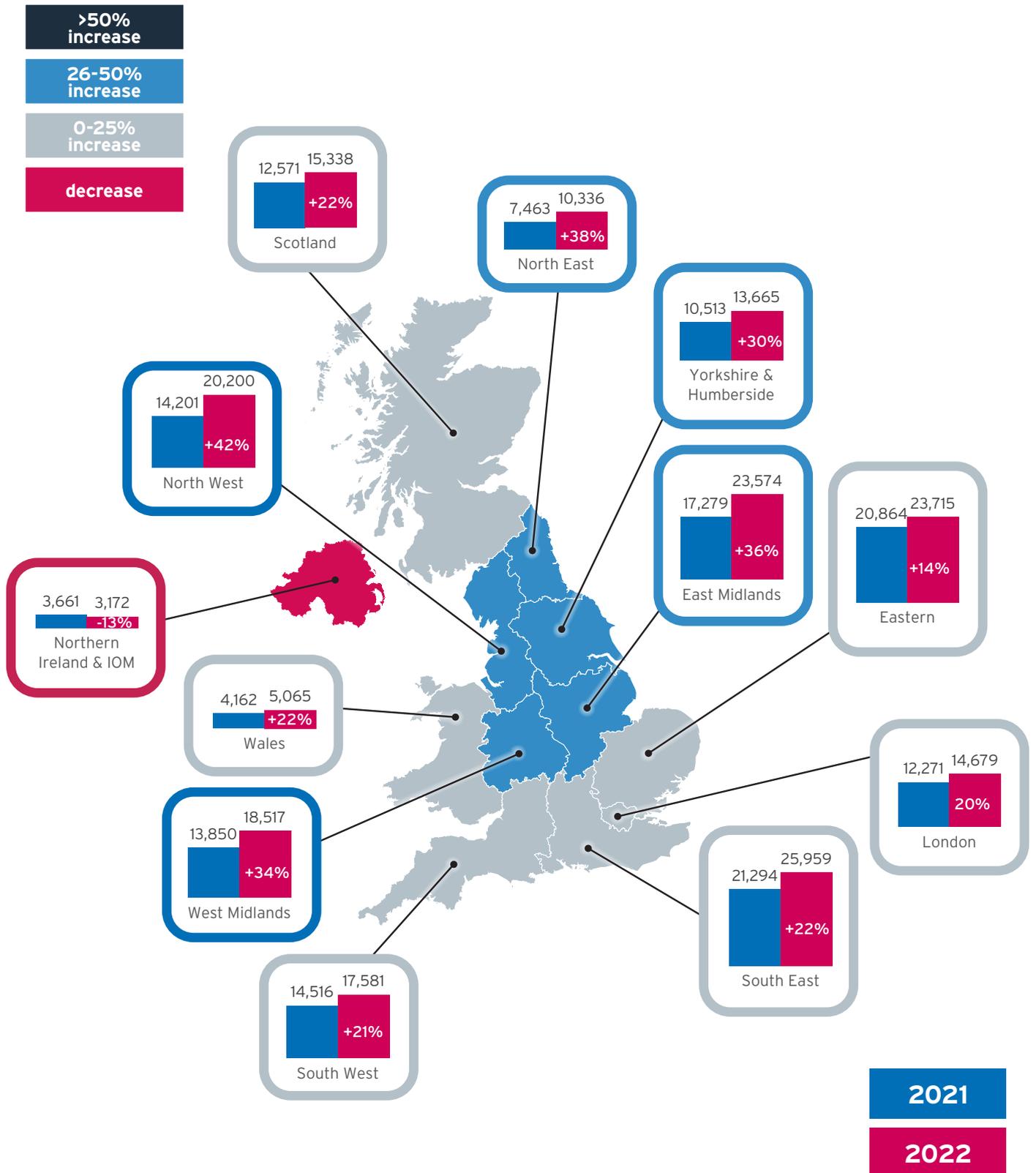
New-build registrations - 2022 by quarter



Source: NHBC (Appendix table 2)

Regional overview

Regional registrations 2022 vs 2021



Source: NHBC (Appendix table 3)

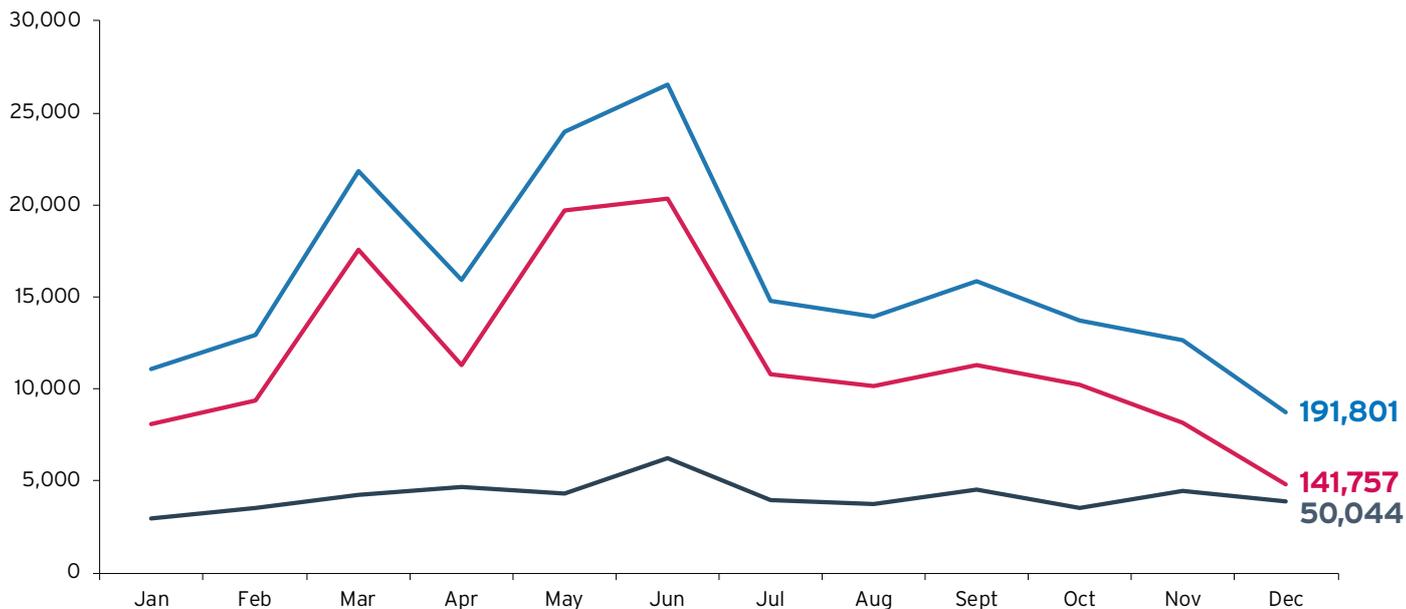
UK registrations by house type

New-build registrations - Private and Affordable & Build to Rent sector

Total 2022
191,801
(+26% vs 2021)

Private Sector 2022
141,757
(+25% vs 2021)

Affordable & Build to Rent Sector 2022
50,044
(+29% vs 2021)



Source: NHBC (Appendix table 2)

Appendices

Table 1 - Total new build registrations

CALENDAR YEAR	TOTAL	CALENDAR YEAR	TOTAL	CALENDAR YEAR	TOTAL
1972	226,700	1989	164,960	2006	178,312
1973	206,600	1990	131,897	2007	198,467
1974	92,400	1991	135,479	2008	105,132
1975	140,700	1992	131,256	2009	88,809
1976	153,500	1993	163,821	2010	116,089
1977	134,400	1994	181,479	2011	116,200
1978	156,900	1995	151,778	2012	104,879
1979	146,000	1996	156,353	2013	134,750
1980	89,500	1997	165,386	2014	145,913
1981	114,200	1998	157,960	2015	154,914
1982	141,600	1999	161,212	2016	151,652
1983	175,800	2000	157,443	2017	159,990
1984	165,600	2001	155,912	2018	157,879
1985	173,300	2002	172,397	2019	159,285
1986	191,600	2003	178,970	2020	122,608
1987	199,098	2004	184,013	2021	152,645
1988	226,284	2005	178,997	2022	191,801

Notes

1. The figures show new build (and Solo for Self Build prior to October 2015) homes registered for NHBC's ten-year warranty.
2. Nationally NHBC provides warranties on approximately 70-80% of new homes built in the UK (including the Isle of Man).
3. The figures are sourced from information held on NHBC's Fusion system and cross tab from Tableau as at 31 December 2022.
4. Changes can occur between figures published at different times owing to changes in policies and cancellations, however, prior to 1987 the data derives from information contained in NHBC Actuarial Department Statistics booklets and these are not subject to change.

Appendices

Table 2 - New-build registrations - 2022 & 2022

YEAR	PRIVATE		AFFORDABLE		TOTAL	
	2021	2022	2021	2022	2021	2022
Jan	7,274	8,088	2,945	2,970	10,219	11,058
Feb	9,096	9,347	2,512	3,563	11,608	12,910
Mar	10,359	17,569	4,469	4,277	14,828	21,846
Q1	26,729	35,004	9,926	10,810	36,655	45,814
Apr	9,277	11,260	2,483	4,636	11,760	15,896
May	10,325	19,669	3,724	4,301	14,049	23,970
Jun	15,482	20,328	4,899	6,210	20,381	26,538
Q2	35,084	51,257	11,106	15,147	46,190	66,404
Jul	8,616	10,825	1,948	3,931	10,564	14,756
Aug	7,095	10,150	2,183	3,776	9,278	13,926
Sept	10,112	11,318	3,598	4,542	13,710	15,860
Q3	25,823	32,293	7,729	12,249	33,552	44,542
Oct	8,306	10,202	3,468	3,500	11,774	13,702
Nov	9,277	8,156	3,388	4,462	12,665	12,618
Dec	8,490	4,845	3,319	3,876	11,809	8,721
Q4	26,073	23,203	10,175	11,838	36,248	35,041
CY total	113,709	141,757	38,936	50,044	152,645	191,801

Notes

1. The figures show new build (and Solo prior to October 2015) homes registered for NHBC's ten-year warranty.
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3. The figures are sourced from information held on NHBC's Fusion system as at 31 December 2022.
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Appendices

Table 3 - Regional registrations

	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022
NORTH EAST	8,333	2,664	2,803	4,542	3,245	3,972	5,224	5,328	5,799	6,171	6,593	6,375	5,799	4,287	7,463	10,336
NORTH WEST	17,583	7,815	6,532	8,390	8,162	8,722	11,234	11,602	13,333	15,105	16,804	17,167	15,711	11,443	14,201	20,200
YORKSHIRE & HUMBERSIDE	13,856	6,422	4,791	7,411	5,975	5,975	7,047	8,766	7,608	9,666	9,346	11,133	9,810	8,013	10,513	13,665
WEST MIDLANDS	16,041	7,256	5,757	8,907	8,035	7,915	10,723	12,442	13,472	13,193	14,967	13,374	14,734	11,485	13,850	18,517
EAST MIDLANDS	15,494	7,899	7,182	9,092	7,730	7,864	10,924	11,756	13,166	12,165	14,518	13,045	12,892	11,596	17,279	23,574
EASTERN	22,867	12,853	11,821	13,353	13,510	11,382	14,580	13,660	16,817	15,913	17,297	17,686	19,227	14,410	20,864	23,715
SOUTH WEST	18,139	10,541	10,866	13,154	11,567	11,755	13,714	14,347	15,650	16,371	15,040	14,235	12,618	10,926	14,516	17,581
LONDON	19,366	16,306	10,356	16,160	24,422	16,028	26,139	28,284	25,837	17,611	17,879	15,837	21,838	16,665	12,271	14,679
SOUTH EAST	30,561	17,565	15,438	19,503	18,886	16,937	19,403	21,317	22,754	26,164	25,968	26,720	25,331	18,200	21,294	25,959
SCOTLAND	20,491	9,463	6,846	8,216	9,079	8,402	10,097	11,115	12,653	11,526	12,642	12,074	12,036	8,805	12,571	15,338
WALES	8,579	3,294	2,882	4,214	3,540	4,136	3,543	4,793	4,616	4,538	5,425	5,425	4,647	3,909	4,162	5,065
NI & IOM	7,157	3,054	3,535	3,147	2,049	1,791	2,122	2,503	3,209	3,229	3,511	4,808	4,642	2,869	3,661	3,172

Notes

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