

Residential construction¹ in the period of January-July 2024

22.08.2024


90.1

Index number of dwellings completed y/y

In the period of January-July 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, 114.2 thousand dwellings were completed in the first seven months of 2024, i.e. by 9.9% less than in the corresponding period of 2023. Developers completed 69.9 thousand dwellings – by 5.8% less than a year ago, whereas private investors completed 41.0 thousand dwellings, i.e. by 18.8% less. Within these forms of construction, 97.1% of the total number of newly completed dwellings was built. Within other forms of construction 3.3 thousand dwellings were completed (2.1 thousand in the previous year).

The total useful floor area of dwellings completed amounted to 10.3 million m², i.e. by 13.0% less than a year ago and its average value for 1 dwelling was 90.1 m².

Developers and private investors completed respectively: 61.2% and 35.9% of the total number of dwellings

Table 1. Dwellings completed

SPECIFICATION	07 2024			01-07 2024	
	Number of dwellings	07 2023=100	06 2024=100	Number of dwellings	01-07 2023=100
TOTAL	18 629	124.8	110.5	114 175	90.1
Private	6 210	126.0	109.4	41 000	81.2
For sale or rent	11 405	117.8	105.5	69 907	94.2
of which for rent	181	82.6	696.2	498	54.5
Cooperative	540	350.6	450.0	840	114.6
Municipal	82	102.5	85.4	956	166.0
Public building society	391	507.8	257.2	1 458	179.3
Company	1	100.0	.	14	350.0

¹ Preliminary data; subject to change upon developing final data.

Dwellings for which permits have been granted or which have been registered with a construction project²

In the period of January-July 2024, permits and registrations have been granted for construction of 169.9 thousand dwellings, i.e. by 29.6% more than a year ago. Permits for construction of the biggest number of dwellings were given to developers (119.4 thousand, an increase of 39.2% y/y) and to private investors (46.8 thousand, an increase of 13.3%). Within these forms of construction, permits have been granted and registrations with a construction project were made for 97.8% of dwellings in total. In other forms of construction 3.7 thousand dwellings for which permits have been granted or which have been registered with a construction project were noted (4.1 thousand in the previous year).

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

SPECIFICATION	07 2024			01-07 2024	
	Number of dwellings	07 2023=100	06 2024=100	Number of dwellings	01-07 2023=100
TOTAL	26 650	138.6	110.9	169 940	129.6
Private	7 813	117.1	108.7	46 777	113.3
For sale or rent	18 228	151.3	112.6	119 432	139.2
Cooperative	-	.	.	75	20.4
Municipal	270	159.8	151.7	1 030	90.3
Public building society	339	100.0	87.4	2 617	103.9
Company	-	.	.	9	30.0

Dwellings in which construction has begun

In the first seven months of 2024, the number of dwellings in which construction has begun was 142.3 thousand, i.e. by 39.8% more than a year before. Developers have started construction of 92.4 thousand dwellings (by 61.5% more y/y), and private investors of 47.5 thousand (by 12.4% more). Altogether the share of these forms of construction was 98.2% of the total number of dwellings. In other forms of construction the number of dwellings in which construction has begun was 2.5 thousand (2.4 in the previous year).

Table 3. Dwellings in which construction has begun

SPECIFICATION	07 2024			01-07 2024	
	Number of dwellings	07 2023=100	06 2024=100	Number of dwellings	01-07 2023=100
TOTAL	19 974	123.3	94.1	142 346	139.8
Private	7 534	113.5	110.0	47 458	112.4
For sale or rent	11 786	127.3	83.6	92 377	161.5
of which for rent	10	37.0	166.7	204	115.9
Cooperative	85	.	265.6	409	almost 15 – fold more
Municipal	20	7.8	13.8	424	65.5
Public building society	549	over 12 – fold more	503.7	1 661	107.3
Company	-	.	.	17	11.9

² Including a simplified procedure for single-family residential buildings.

It is estimated that at the end of July 2024, there were 829.1 thousand dwellings under construction, i.e. by 2.6% more than in the corresponding month of 2023.

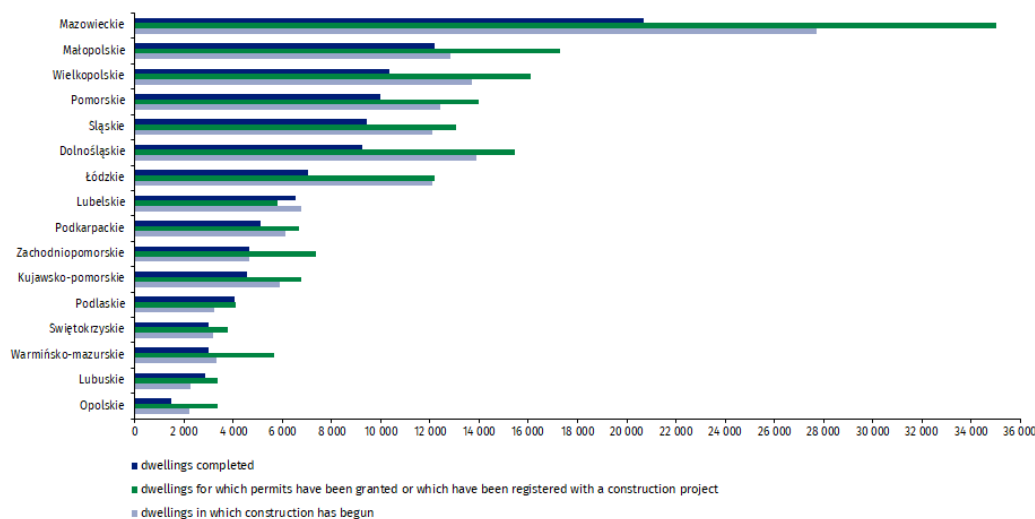
Chart 1. Residential construction in Poland



In July 2024, compared to the previous month, the number of dwellings in which construction has begun decreased (by 5.9%), whereas 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 completed increased (respectively by 10.9% and 10.5%)

In the period of January-July 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: 20.7 thousand, 27.7 thousand and 35.0 thousand dwellings). High values were also noted in: Małopolskie (12.2 thousand, 12.8 thousand and 17.3 thousand), Wielkopolskie (10.4 thousand, 13.7 thousand and 16.1 thousand) and Dolnośląskie (9.2 thousand, 13.9 thousand and 15.4 thousand).

Chart 2. Residential construction by voivodships in January-July 2024



In case of quoting Statistics Poland data, please provide information: "Source of data: Statistics Poland" and in case of publishing calculations made on data published by Statistics Poland, please include the following disclaimer: "Own study based on figures from Statistics Poland".







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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](#)