

Question on Notice

No. 1585

Asked on Thursday, 11 December 2025

MR M BERKMAN ASKED THE MINISTER FOR HOUSING AND PUBLIC WORKS AND MINISTER FOR YOUTH (HON S O'CONNOR)—

QUESTION:

With reference to the government's target of 53,500 'new social and community homes by 2044'—

Will the Minister advise (a) as at 31 July 2025, how many of the following are in construction or under contract to be delivered across Queensland (i) social housing, (ii) community housing and (iii) other 'affordable housing' (specifying type of stock and how rent is determined) and (b) how many of the homes listed in response to (a) are expected to be completed (i) in the 2025-26 FY, (ii) in the 2026-27 FY, (iii) in the 2027-28 FY, (iv) in the 2028-29 and (v) after July 2029?

ANSWER:

The Crisafulli Government is delivering a record \$5.6 billion investment into social and community housing projects over the next four years. In a Queensland and nation-first, we've locked in ongoing baseline funding of \$500 million per year from 2029-30 onwards to secure a long-term pipeline.

This is part of the Crisafulli Government's commitment to unlock, build and boost housing supply to deliver a place to call home for more Queenslanders. Key to this is unlocking Queensland's community housing sector to help tackle the housing crisis impacting households across the state.

Through our landmark Queensland Community Housing Investment Pipeline (Q-CHIP) we're providing an "always-open" procurement process to take community housing project proposals year-round. This means we can now finally develop a long-term pipeline of projects, backed by our record perpetual funding, instead of the previous approach of time-limited and funding-limited programs.

(a) As at 31 July 2025:

- (i) 1,787 social homes were in construction (596) or under contract to be delivered (1,191).
- (ii) 3,562 community homes were in construction (2,809) or under contract to be delivered (753).
- (iii) an additional 643 affordable homes were also in construction (581) or under contract to be delivered (62) across Queensland. Affordable housing parameters are defined on a project-by-project basis and generally includes rents being set at below market rent, targeted at eligible low to moderate income households and priced with the aim of enabling households to meet other living costs.

(b) Of the 1,787 social homes that were in construction or under contract to be delivered:

- (i) 839 social homes have been or are forecast to be delivered in 2025-26.
- (ii) 630 social homes are forecast to be delivered in 2026-27.
- (iii) 244 social homes are forecast to be delivered in 2027-28.
- (iv) 44 social homes are forecast to be delivered in 2028-29.
- (v) 30 social homes are forecast to be delivered after July 2029.

These dates are current forecasts and are subject to change, and actual delivery times may be impacted by factors such as weather.

Of the 3,562 community homes that were in construction or under contract to be delivered:

- (i) 904 community homes have been or are forecast to be delivered in 2025-26.
- (ii) 2,271 community homes are forecast to be delivered in 2026-27.
- (iii) 387 community homes are forecast to be delivered in 2027-28.
- (iv) 0 community homes are forecast to be delivered in 2028-29.
- (v) 0 community homes are forecast to be delivered after July 2029.

These dates are current forecasts and are subject to change, and actual delivery times may be impacted by factors such as weather.

Of the 643 affordable homes that were in construction or under contract to be delivered:

- (i) 215 affordable homes have been or are forecast to be delivered in 2025-26.
- (ii) 322 affordable homes are forecast to be delivered in 2026-27.
- (iii) 106 affordable homes are forecast to be delivered in 2027-28.
- (iv) 0 affordable homes are forecast to be delivered in 2028-29.
- (v) 0 affordable homes are forecast to be delivered after July 2029.

These dates are current forecasts and are subject to change, and actual delivery times may be impacted by factors such as weather.