



Vacant Kāinga Ora Properties by Reason as at 30 June 2021



	Total Vacant ⁴	Short Term ²		Long Term			SLED ³
		Ready to let	Under Repair	Pending Decision ⁵	Renewal & Maintenance ⁶	Pending Redevelopment	
State Rentals	1,836	257	334	324	422	283	216
Community Group Housing ¹	37	7	21	5	2	–	2
Total	1,873	264	355	329	424	283	218

FOOTNOTES:

¹Community Group Housing provides properties and assistance in gaining access to houses to groups who support people in the community.

² Short Term vacants are those that are (or soon to be) available for new tenants.

³SLED (Sale, Lease Expiry, Demolition) are properties on their way out of the portfolio. Of these, 159 are pending demolition for redevelopment or are earthquake prone or fire damaged requiring demolition, 52 are lease expiries, and 7 are pending sale (2 of which are Community Group Houses). SLED total does not include transitional housing properties.

⁴ Kāinga Ora properties may be owned by Kāinga Ora or leased by Kāinga Ora from the owner.

⁵ Managed stock that is unavailable for letting where a decision is required. Properties may move from this category to any other long vacant term category.

⁶ Includes 38 methamphetamine contaminated houses. Three properties were suspected of contamination and are due for testing.



Vacant Kāinga Ora Rental Properties by Territorial Local Authority as at 30 June 2021



Territorial Local Authority ¹	Total Units	Total Vacant	Short Term ²		Long Term			SLED ³
			Ready to let	Under Repair	Pending Decision ⁴	Renewal & Maintenance ⁵	Pending Redevelopment	
Ashburton District	192	9	—	1	4	4	—	—
Auckland	29,507	751	173	111	30	133	223	81
Buller District	112	5	—	—	5	—	—	—
Central Hawke's Bay District	34	—	—	—	—	—	—	—
Central Otago District	19	—	—	—	—	—	—	—
Christchurch City	6,340	115	16	44	2	15	14	24
Clutha District	27	2	—	2	—	—	—	—
Dunedin City	1,377	42	—	5	15	20	2	—
Far North District	675	13	—	4	3	2	4	—
Gisborne District	1,259	20	—	5	5	5	2	3
Gore District	38	—	—	—	—	—	—	—
Grey District	138	9	—	2	7	—	—	—
Hamilton City	3,267	69	10	40	1	16	—	2
Hastings District	1,197	44	19	7	7	8	—	3
Hauraki District	108	2	—	1	—	1	—	—
Horowhenua District	183	16	5	—	5	6	—	—
Hurunui District	25	—	—	—	—	—	—	—
Invercargill City	359	14	—	1	10	3	—	—
Kaikoura District	24	—	—	—	—	—	—	—
Kaipara District	114	2	—	1	—	1	—	—
Kāpiti Coast District	220	2	1	—	1	—	—	—
Kawerau District	39	—	—	—	—	—	—	—
Lower Hutt City	3,442	198	13	17	103	62	—	3
McKenzie District	1	1	—	—	1	—	—	—
Manawatū District	161	2	—	—	2	—	—	—
Marlborough District	450	24	—	2	6	7	1	8
Matamata-Piako District	172	4	1	2	—	1	—	—
Napier City	1,498	26	—	6	8	4	—	8
Nelson City	709	25	2	8	7	8	—	—
New Plymouth District	951	18	—	2	9	3	—	4
Ōpōtiki District	108	5	1	—	2	2	—	—
Otorohanga District	36	—	—	—	—	—	—	—
Palmerston North City	1,462	39	2	13	6	17	—	1
Porirua City	2,051	116	7	17	16	13	7	56
Queenstown-Lakes District	13	—	—	—	—	—	—	—
Rangitikei District	49	1	—	—	—	—	—	1
Rotorua District	685	31	—	5	8	10	8	—
Ruapehu District	84	5	—	—	—	—	—	5
Selwyn District	11	—	—	—	—	—	—	—
South Taranaki District	119	1	—	1	—	—	—	—
South Waikato District	35	—	—	—	—	—	—	—

Southland District	4	1	—	—	1	—	—	—
Stratford District	38	1	—	—	—	1	—	—
Tasman District	166	5	1	1	1	1	—	1
Taupō District	172	2	—	1	—	—	1	—
Tauranga City	232	17	—	—	3	3	11	—
Thames-Coromandel District	209	5	—	2	—	3	—	—
Timaru District	418	18	—	2	8	8	—	—
Upper Hutt City	396	18	—	1	9	8	—	—
Waikato District	388	3	1	2	—	—	—	—
Waimakariri District	163	4	—	—	4	—	—	—
Waimate District	23	—	—	—	—	—	—	—
Waipā District	218	3	—	2	—	1	—	—
Wairoa District	83	2	—	2	—	—	—	—
Waitaki District	112	—	—	—	—	—	—	—
Waitomo District	91	—	—	—	—	—	—	—
Wanganui District	580	14	—	1	6	7	—	—
Wellington City	1,675	91	5	10	20	35	8	13
Western Bay Of Plenty District	13	—	—	—	—	—	—	—
Westland District	41	2	—	—	1	1	—	—
Whakatane District	523	20	—	5	6	7	2	—
Whangarei District	1,370	19	—	8	2	6	—	3
Total*	64,206	1,836	257	334	324	422	283	216

FOOTNOTES:

¹ Excludes Community Group, CHP Lease, and Transitional (Emergency) Housing.

² Short Term vacants are those that are (or soon to be) available for new tenants.

³ SLED (Sale, Lease Expiry, Demolition) are properties on their way out of the portfolio.

⁴ Managed stock that is unavailable for letting where a decision is required. Properties may move from this category to any other long vacant term category

⁵ Includes 38 methamphetamine contaminated houses and three houses that were suspected of contamination and due for testing.

* Total Kāinga Ora stock as at 30 June 2021 was 68,169 properties.

Note - Kāinga Ora properties may be owned by Kāinga Ora or leased by Kāinga Ora from the owner.



Vacant Kāinga Ora Rental Properties by
Auckland Council Local Board as at 30 June 2021



Local Board ¹	Total Units	Total Vacant	Short Term ²		Long Term			SLED ³
			Ready to let	Under Repair	Pending Decision ⁴	Renewal & Maintenance	Pending Redevelopment	
Albert-Eden	1,786	65	21	8	—	8	27	1
Devonport-Takapuna	264	2	—	1	—	1	—	—
Franklin	382	21	—	2	—	—	19	—
Henderson-Massey	2,785	46	2	11	20	12	—	1
Hibiscus and Bays	115	2	1	1	—	—	—	—
Howick	682	4	1	1	—	—	—	2
Kaipatiki	971	97	59	1	—	—	22	15
Mangere-Ōtāhuhu	4,583	135	47	13	—	43	22	10
Manurewa	3,383	31	1	17	—	5	5	3
Maungakiekie-Tāmaki	2,312	135	1	5	—	7	79	43
Orakei	713	11	—	3	1	1	6	—
Ōtara-Papatoetoe	3,576	25	—	8	—	6	10	1
Papakura	1,598	17	2	11	1	2	—	1
Puketāpapa	2,401	63	17	13	—	3	29	1
Rodney	55	—	—	—	—	—	—	—
Upper Harbour	46	—	—	—	—	—	—	—
Waiheke	14	—	—	—	—	—	—	—
Waitākere Ranges	482	4	1	1	—	1	—	1
Waitematā	1,174	57	8	5	—	42	—	2
Whau	2,185	36	12	10	8	2	4	—
Total	29,507	751	173	111	30	133	223	81

FOOTNOTES:

¹Excludes Community Group, CHP Lease, and Transitional Housing.

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