



PRESS RELEASE

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Housing Associations Market UK 2010 - 2014

New AMA report addresses the current issues in this significant market

"The overall housing association market is estimated at around just over 2.7 million dwellings in 2009. The market has been largely protected from the poor economy although future performance is likely to be affected by the current low levels of private sector lending".

A brief summary of the report is included on the following page.

Priced at £650, the report is currently available from AMA Research Ltd, Telephone 01242 235724 or e-mail at sales@amaresearch.co.uk.

Editors Note:

Attached is a summary of the report. Please use brief extracts if you wish, **but we would request that references to company market shares are not published without our prior permission.**

If you would like to receive an editorial review copy or would like to speak to an author of this report, please contact Chris Moore or Keith Taylor on (01242) 235724.

Please include our web address and telephone number on any review printed, it would also be appreciated if a copy of the review could be forwarded to AMA Research. Thank you.

AMA Research Ltd
Montpellier House
Montpellier Drive
Cheltenham
Gloucestershire GL50 1TY
Tel: +44 (0)1242 235724
Fax: +44 (0)1242 262948
E-mail: keithtaylor@amaresearch.co.uk
Website: www.amaresearch.co.uk

Housing Associations Market – UK 2010-2014



In 2009, UK housing association stock was estimated to total 2.7 million units. This represents a growth of 2% on 2008. The housing association market has been sustained by increased government expenditure, particularly through projects promoting development of affordable housing such as Social HomeBuy, and continued large scale transfers from local councils. However, the increased cost of debt, falling private sector development and restrictions on mortgage lending have all contributed to slower growth in 2009.

The housing association market is expected to experience further growth between 2009 and 2014 as continued investment in new properties and large scale transfers from local authorities boost dwelling stock.

Public sector capital expenditure is expected to decline from 2011 as current Government spending levels are unsustainable against the background of public sector debt. The general election due in May 2010 is likely to bring about a significant spending review.

Demand is expected to remain high for housing association properties and an improvement in the private sector is likely to bring about renewed investment from banks and through S106 arrangements.

England accounts for the vast majority of housing association stock in the UK, with Scotland, Wales and Northern Ireland accounting for around 15% of stock.

General needs social rented properties account for around three quarters of housing association stock, whilst supported housing makes up a further 17%. The remainder of the market consists of shared ownership and non-social housing.

Leading housing associations in England include the **Sanctuary Housing Group** and **London and Quadrant Housing Association**. In Scotland the market leaders are **Glasgow Housing Association** and **Dumfries and Galloway Housing Partnership** whilst in Wales the market is led by **RCT Homes** and **Wales & West**. In Northern Ireland the largest housing associations are **Helm Housing** and **Fold Housing Association**.

AMA Research's report "**Housing Associations Market - UK 2010-2014**" is available in hard copy or electronic format for £650 and can be ordered online at www.amaresearch.co.uk or by calling 01242 235724.