

Households + Families

DWELLINGS

Change in Dwelling Numbers

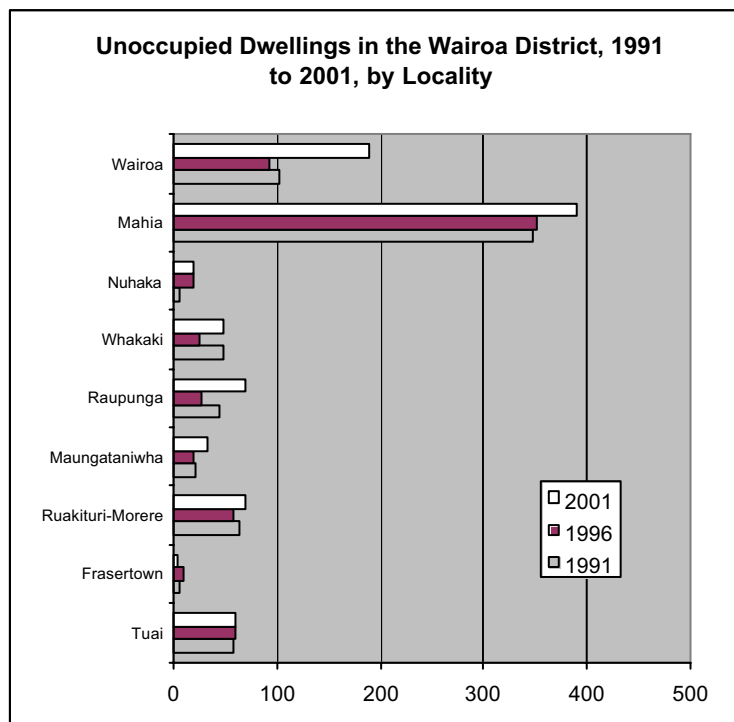
Occupied dwellings in the Wairoa district have declined over the past ten years from 3,273 (1991) to 3,132 (2001). The decline in dwelling numbers from 1996 to 2001 was -4.7%. This compares with a 6.5% increase nationally.

Currently, the average household size in Wairoa district is 2.8, which is very similar to the national average of 2.7.

Unoccupied Dwellings

Unoccupied dwellings is an interesting indicators of fluctuations in population size over any given year. For example, at Mahia, there were almost 400 unoccupied dwellings in 2001. These would mostly be holiday baches, that experience an increase in population over the summer months.

Unoccupied dwellings in Wairoa township, on the other hand, reflect the mismatch between jobs and housing stock in the Wairoa district. The number of unoccupied dwellings in Wairoa township almost doubled from 1996 to 2001.



HOUSEHOLD COMPOSITION

- In the Wairoa District, 69.0% (2,088) of all households are one-family households. For New Zealand as a whole, one-family households make up 69.1% of all households.
- 765 people in the Wairoa District live in one-person households, which is 25.3% of all households. In New Zealand as a whole, one-person households make up 23.4% of all households.
- Average household size in the Wairoa District is 2.7 people. This is also the average household size for New Zealand as a whole.

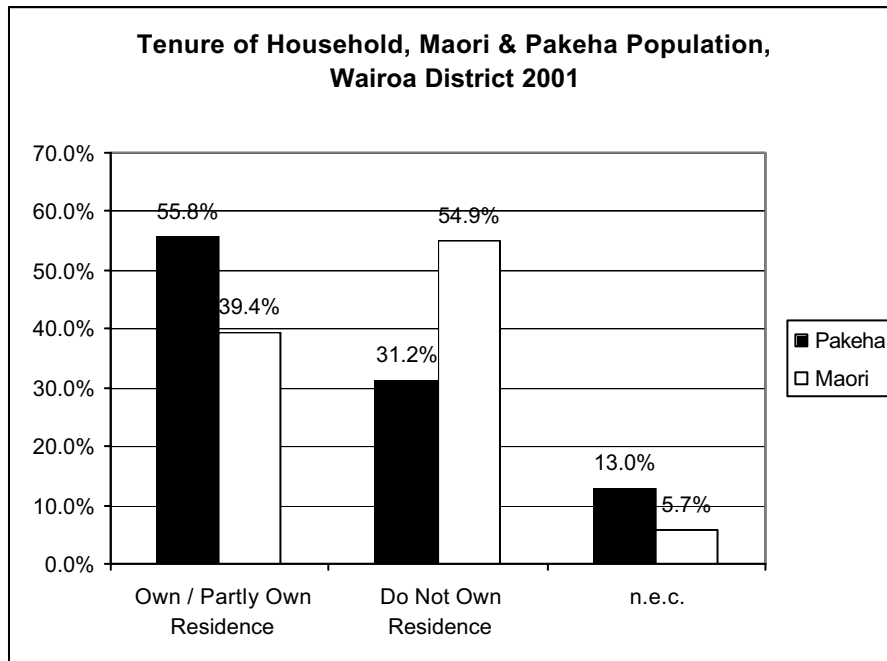


(chart: Source: Statistics New Zealand)

HOME OWNERSHIP + TENURE

67.2% of permanent private dwellings in the Wairoa District are owned with or without a mortgage, compared with 68.8% for all of New Zealand.

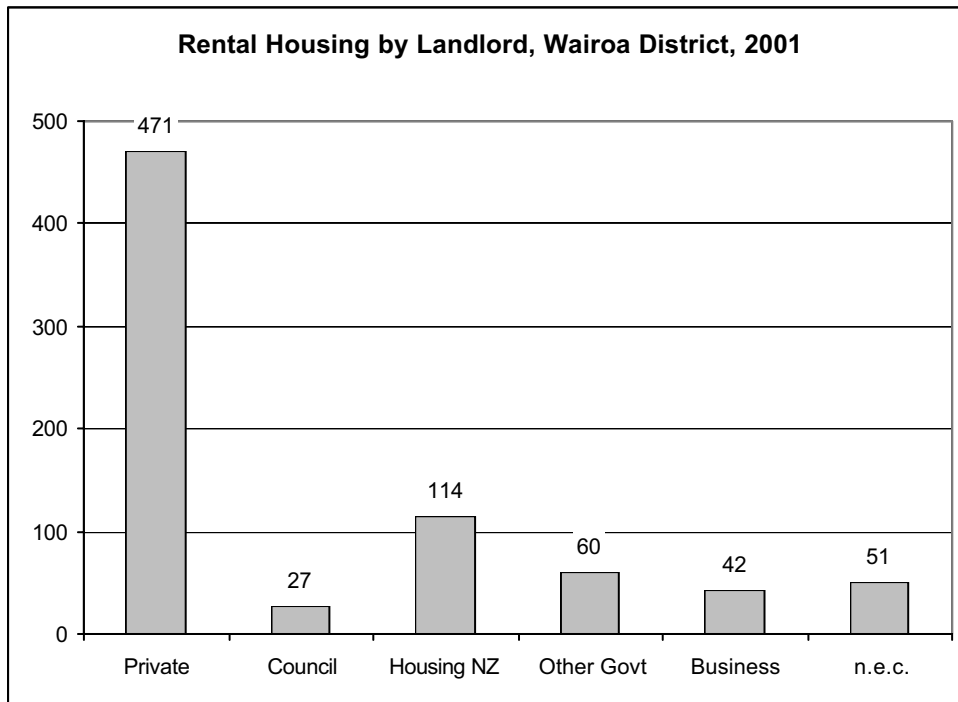
In the Wairoa district, Pakeha are more likely to own their own home, whilst Māori are more likely to not.



Rental Housing by Landlord

For dwellings that are rented, the average weekly rent paid for permanent private dwellings in the Wairoa District is \$91, compared with \$176 for New Zealand as a whole. This is the lowest rental rate of all local authorities in New Zealand.

Looking at rental housing by landlord, it is apparent that a high number of tenants have Housing New Zealand as their landlord (114 households in 2001). Proportionally, this is 15% of all rented dwellings in the Wairoa District, which compares to 14.6% for New Zealand as a whole.



In the Wairoa District, couples with children (915 families) make up 40.4% of all families. Couples with no children make up 34.3% of all families.

25.3% of families (573) in the Wairoa District are one parent with child(ren) families, compared with 18.9% for New Zealand as a whole.

In New Zealand as a whole, couples with children make up 42.1% of all families and couples with no children make up 39.0% of all families.

