GOVERNMENT OF WESTERN AUSTRALIA

WAPC Western Australian Planning Commission

statelotactivity:WA

Urban Development Program

SEPTEMBER QUARTER 2026

1 State summary

- During the September 2026 quarter, the number of developer-lodged applications for residential subdivisions across Western Australia decreased by 8%, with a total of 734 applications lodged for the quarter. This also translates to a decrease of 8% in the number of proposed lots when compared to the June quarter.
- The total number of residential applications under assessment decreased by 10%, over the September quarter. The volume of residential lots assessed also translates to a decrease of 21%, for a total of 11,728 lots under assessment at the end of the quarter.
- The total number of proposed residential lots granted conditional approval during the September quarter increased by 36%, from the June quarter, for a total of 10,078 lots in this period. This was also a result of an increase of 13% in the number of applications.
- At the end of the September 2026 quarter, the developers' stock of current conditional approvals for residential lots increased by 5% a total of 62,910 lots.
- When compared to June quarter, the number of residential lots granted final approval during the September 2026 quarter increased by 15%, for a total of 5,082 lots. This occurred alongside an increase of 15% in the number of applications, totalling 500.

Note: the developers' stock of lots granted conditional approval includes subdivision approvals that have been granted an automatic two-year extension as a result of the amendments to the *Planning and Development Act 2005* to include Part 18 - Extension of time for endorsement of diagram or plan of survey due to the COVID-19 pandemic.

This version is designed to be interactive. Click on any chart for an enlarged version, and click on the chart again to close. Contents are also linked.

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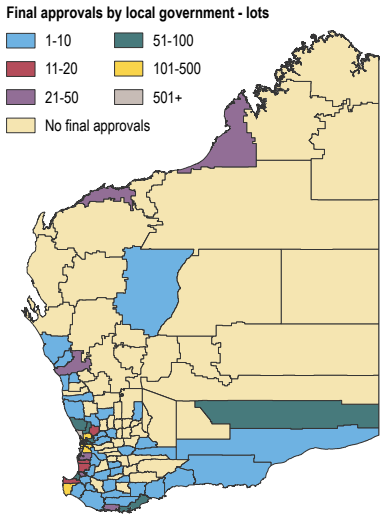
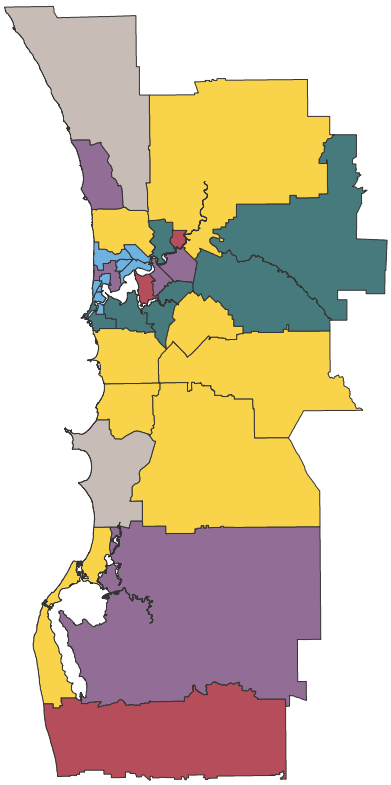
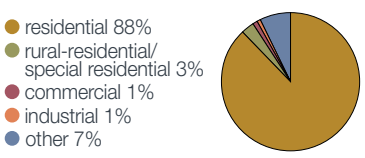
Data type	Developer–lodged applications		Applications under assessment		Conditional approvals		Developers' stock of current conditional approvals		Final approvals	
Stock / Flow	No.	Proposed lots	No.	Proposed lots	No.	Proposed lots	No.	Proposed lots	No.	Proposed lots
Residential										
Jun qtr 2026	800	8,356	916	14,809	686	7,417	4,422	59,954	434	4,417
Sept qtr 2026	**734**	**7,687**	**825**	**11,728**	**778**	**10,078**	**4,659**	**62,910**	**500**	**5,082**
Jul 2026 to Sept 2026	734	7,687			778	10,078			500	5,082
Change between quarters	↘	↘	↘	↘	↗	↗	↗	↗	↗	↗
	-8%	-8%	-10%	-21%	13%	36%	5%	5%	15%	15%
Non-residential										
Jun qtr 2026	151	564	202	1,049	189	512	874	5,315	210	598
Sept qtr 2026	**172**	**584**	**218**	**1,082**	**184**	**484**	**857**	**5,056**	**249**	**682**
Jul 2026 to Sept 2026	172	584			184	484			249	682
Change between quarters	↗	↗	↗	↗	↘	↘	↘	↘	↗	↗
	14%	4%	8%	3%	-3%	-5%	-2%	-5%	19%	14%

1.1 Final approval activity: September quarter 2026





Final approvals by land zone category



NOTE: All pie chart values within the publication have been rounded to 100%. Other category includes lots created for uses not otherwise classified, such as public open space, drainage, road reserves, balance lots etc.

2 Residential activity

2.1 Regional summary: September quarter 2026

	Developer–lodged applications	Applications under assessment	Conditional approvals	Developers' stock of current conditional approvals	Final approvals
	Proposed lots	Proposed lots up to end of Sept 2026	Proposed lots	Proposed lots up to end of Sept 2026	Lots
Metropolitan[1]					
Central sub-region	874	1,039	911	5,132	637
North-west sub-region	1,653	3,194	1,618	13,726	1,174
North-east sub-region	949	1,222	1,429	7,528	526
South-east sub-region	1,827	2,323	2,121	11,086	684
South-west sub-region	991	1,947	1,092	9,818	1,010
Peel Region Scheme[2]	598	681	714	4,313	405
Total Metropolitan[1]	**6,892**	**10,406**	**7,885**	**51,603**	**4,436**
State planning region					
Perth	6,294	9,725	7,171	47,290	4,031
Peel[3]	603	681	719	4,318	405
Sub-total	**6,897**	**10,406**	**7,890**	**51,608**	**4,436**
Rest of the State					
Gascoyne	3	3	0	214	0
Goldfields-Esperance	24	12	44	431	32
Great Southern	97	131	389	1,425	78
Kimberley	2	0	161	423	31
Mid West	18	24	60	1,245	22
Pilbara	19	19	6	532	39
South West	368	660	1,114	5,467	335
Wheatbelt	259	473	414	1,565	109
Sub-total	**790**	**1,322**	**2,188**	**11,302**	**646**
Total State	**7,687**	**11,728**	**10,078**	**62,910**	**5,082**

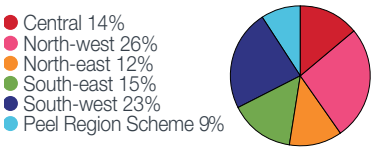
2.2 Final approval: top suburbs and localities

Rank	Metropolitan[1]	Lots	Rank	Balance of State	Lots*
1	Two Rocks	333	1	Margaret River	102
2	Baldivis	298	2	Lancelin	66
3	Lakelands	190	3	Dalyellup	57
4	Anketell	181	4	Karridale	42
5	Eglinton	159	5	Baynton	37
6	Yanchep	153	6	Lange	36
7	Henley Brook	135	7	Witchcliffe	33
8	Hilbert	130	8	Djugun	26
9	Alkimos	125	9	Dardanup/Denmark/Chittering/ Somerville	25
10	Wanneroo	122	10	Cowaramup	22

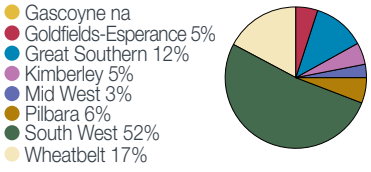
* Five lots or more

Percentage of final approvals by region

Metropolitan[1]



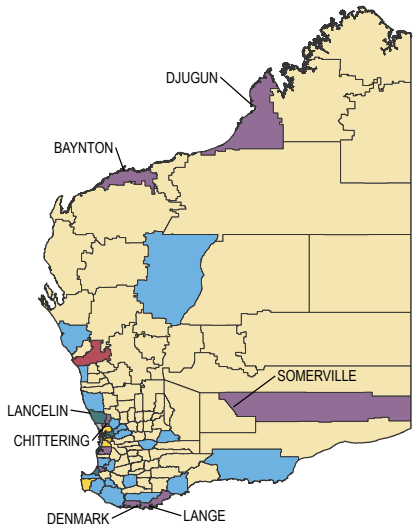
Regional

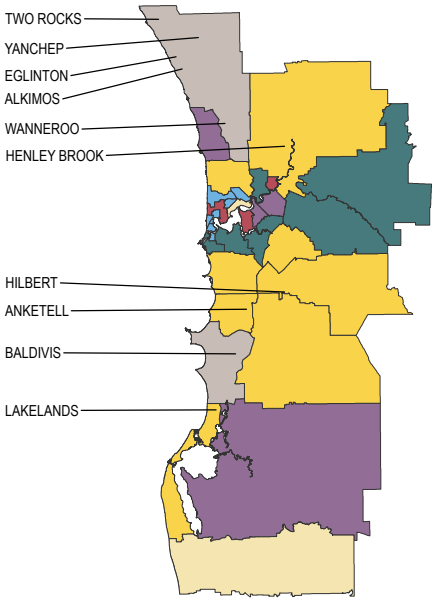


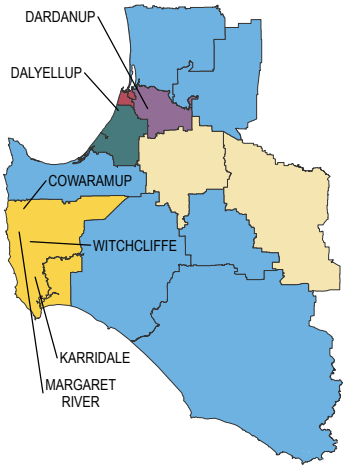
Green title versus strata – State



[1] The metropolitan region is made up of the Perth Metropolitan Region Scheme and Peel Region Scheme areas.
[2] The Peel Region Scheme includes the City of Mandurah and the Shires of Murray and Waroona.
[3] Peel includes the City of Mandurah and the Shires of Boddington, Murray and Waroona.







Final approvals by local government - lots

1-10 | 11-20 | 21-50
51-100 | 101-500 | 501+
No final approvals

Note: Top suburbs and localities identified where relevant

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3 Residential lot size

Financial year	Final approvals by lot size range (m²)					Estimated median lot size
	<320	320-499	500-599	600-999	1,000-2,999	
Metropolitan[1]						
2020/21	4,376	6,532	895	361	164	375
2021/22	3,221	4,957	874	415	155	375
2022/23	2,366	4,736	764	351	187	375
2023/24	2,596	5,126	667	302	188	375
2024/25	3,852	7,611	1,107	423	247	375
2025/26	4,680	7,487	860	370	285	375
2026/27						
Sep qtr	1,222	2,414	281	75	150	375

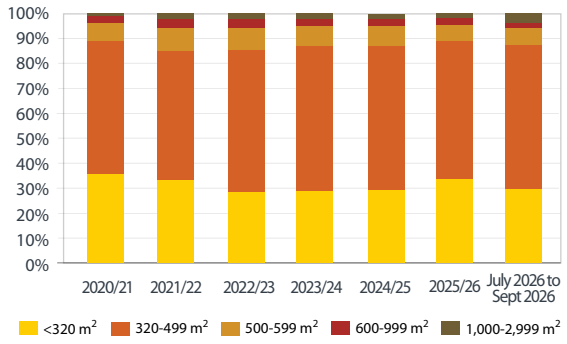
Financial year	Final approvals by lot size range (m²)					Estimated median lot size
	<320	320-499	500-599	600-999	1,000-2,999	
Balance of State						
2020/21	155	413	192	297	109	507
2021/22	70	272	129	283	181	599
2022/23	70	267	114	198	194	568
2023/24	161	251	176	311	206	560
2024/25	166	483	192	290	193	504
2025/26	157	215	138	462	361	693
2026/27						
Sep qtr	24	108	137	215	134	657

3.1 Lot size by planning region

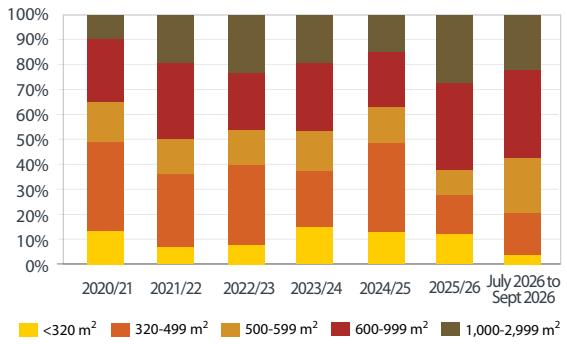
Quarter	Final approvals by lot size range (m²)					Estimated median lot size
	<320	320-499	500-599	600-999	1,000-2,999	
Metro Central sub-region						
Dec qtr 25	158	174	38	20	21	375
Mar qtr 26	153	172	35	20	16	367
Jun qtr 26	234	190	28	15	22	345
Sep qtr 26	**296**	**204**	**72**	**14**	**18**	**337**
Metro North-east sub-region						
Dec qtr 25	165	199	18	11	49	375
Mar qtr 26	180	462	43	15	19	400
Jun qtr 26	128	243	24	9	10	375
Sep qtr 26	**160**	**216**	**27**	**10**	**83**	**378**
Metro North-west sub-region						
Dec qtr 25	410	444	49	27	4	367
Mar qtr 26	267	453	31	50	9	375
Jun qtr 26	325	671	64	16	6	375
Sep qtr 26	**262**	**770**	**70**	**11**	**11**	**375**
Metro South-east sub-region						
Dec qtr 25	162	283	37	13	6	383
Mar qtr 26	170	455	66	21	7	410
Jun qtr 26	239	325	18	3	5	375
Sep qtr 26	**151**	**411**	**38**	**17**	**13**	**375**
Metro South-west sub-region						
Dec qtr 25	366	507	31	14	8	375
Mar qtr 26	276	332	26	15	0	359
Jun qtr 26	222	284	63	16	3	375
Sep qtr 26	**275**	**624**	**51**	**8**	**16**	**375**
Perth Metropolitan region[1]						
Dec qtr 25	1,261	1,607	173	85	88	375
Mar qtr 26	1,046	1,874	201	121	51	375
Jun qtr 26	1,148	1,713	197	59	46	375
Sep qtr 26	**1,144**	**2,225**	**258**	**60**	**141**	**375**
Peel Region Scheme[2]						
Dec qtr 25	145	335	53	9	5	375
Mar qtr 26	26	105	20	5	2	406
Jun qtr 26	142	288	34	9	3	375
Sep qtr 26	**78**	**189**	**23**	**15**	**9**	**411**
Metropolitan						
Dec qtr 25	1,406	1,942	226	94	93	375
Mar qtr 26	1,072	1,979	221	126	53	375
Jun qtr 26	1,290	2,001	231	68	49	375
Sep qtr 26	**1,222**	**2,414**	**281**	**75**	**150**	**375**
Peel[3]						
Dec qtr 25	145	335	53	9	5	375
Mar qtr 26	26	105	20	5	2	406
Jun qtr 26	142	288	34	9	3	375
Sep qtr 26	**78**	**189**	**23**	**15**	**9**	**411**

Quarter	Final approvals by lot size range (m²)					Estimated median lot size
	<320	320-499	500-599	600-999	1,000-2,999	
Northern regions						
Dec qtr 25	2	5	2	0	0	366
Mar qtr 26	4	12	3	88	2	716
Jun qtr 26	12	2	11	18	0	611
Sep qtr 26	**8**	**1**	**4**	**63**	**1**	**747**
Central regions						
Dec qtr 25	0	2	3	28	5	672
Mar qtr 26	41	10	1	2	3	189
Jun qtr 26	0	2	11	1	2	582
Sep qtr 26	**4**	**1**	**1**	**26**	**6**	**2,290**
Wheatbelt region						
Dec qtr 25	2	3	1	0	16	2,573
Mar qtr 26	1	0	1	41	68	1,020
Jun qtr 26	0	4	2	4	2	700
Sep qtr 26	**0**	**9**	**26**	**31**	**28**	**690**
South West region						
Dec qtr 25	7	62	41	46	22	590
Mar qtr 26	17	12	1	48	42	900
Jun qtr 26	47	38	20	44	55	630
Sep qtr 26	**12**	**97**	**106**	**95**	**99**	**592**

Metropolitan Region



Balance of the State



[1] The metropolitan region is made up of the Perth Metropolitan Region Scheme and Peel Region Scheme areas.
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[3] Peel includes the City of Mandurah and the Shires of Boddington, Murray and Waroona.

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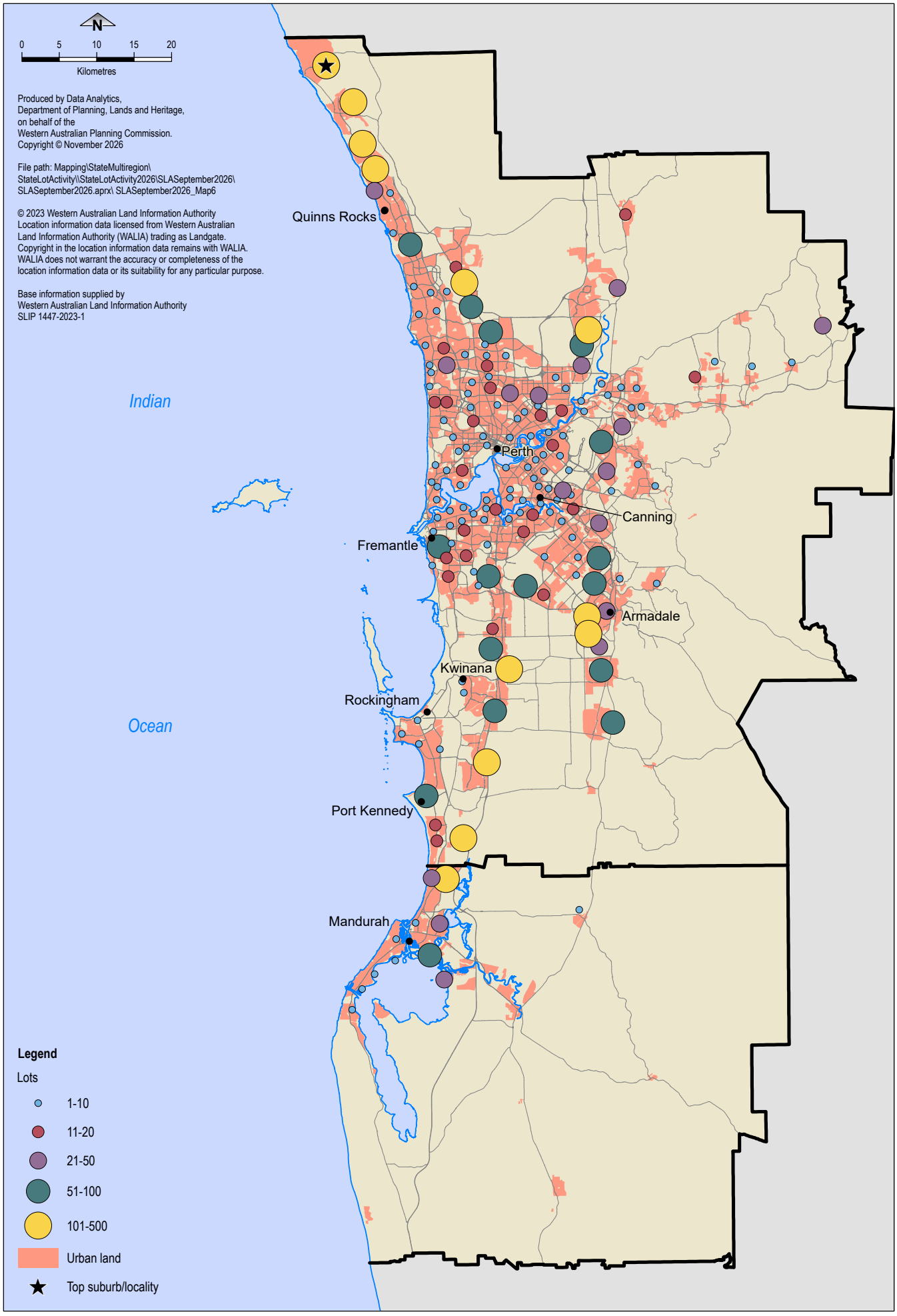
4 Residential final approvals by suburb

Suburb	2025/26	Sep 2026 quarter	Quarter rank	Suburb	2025/26	Sep 2026 quarter	Quarter rank	Suburb	2025/26	Sep 2026 quarter	Quarter rank	Suburb	2025/26	Sep 2026 quarter	Quarter rank
Perth metropolitan region															
Alfred Cove	6	2	124	Forrestfield	16	25	36	Mullaloo	6	0	0	Willagee	41	11	59
Alkimos	737	125	8	Fremantle	13	2	124	Mundaring	1	0	0	Willetton	42	17	47
Anketell	230	181	3	Girrawheen	26	9	70	Mundijong	195	0	0	Wilson	36	6	82
Applecross	29	10	65	Glen Forrest	2	0	0	Murdoch	0	3	114	Woodbridge	10	0	0
Ardross	7	10	65	Glendalough	17	16	48	Myaree	7	0	0	Woodlands	6	0	0
Armadale	27	23	38	Golden Bay	135	12	55	Nedlands	137	13	50	Woodvale	4	0	0
Ascot	4	3	114	Gosnells	57	55	23	Nollamara	29	14	49	Wooroloo	0	36	29
Ashby	37	12	55	Greenmount	2	3	114	North Beach	4	3	114	Yanchep	660	153	5
Ashfield	2	0	0	Greenwood	14	0	0	North Coogee	1	2	124	Yangebup	2	2	124
Attadale	5	6	82	Guildford	0	1	163	North Perth	12	0	0	Yokine	36	10	65
Balcatta	82	2	124	Gwelup	28	0	0	Ocean Reef	8	4	104				
Baldivis	865	298	2	Hamersley	8	0	0	O'connor	2	0	0				
Balga	68	19	41	Hamilton Hill	135	11	59	Osborne Park	7	4	104				
Ballajura	20	0	0	Hammond Park	279	12	55	Padbury	14	0	0				
Banksia Grove	6	0	0	Harrisdale	94	0	0	Palmyra	19	3	114				
Bassendean	29	13	50	Haynes	61	118	10	Parkerville	32	18	45				
Bateman	2	0	0	Hazelmere	38	0	0	Parkwood	9	0	0				
Bayswater	44	20	40	Heathridge	25	4	104	Parmelia	34	0	0				
Beaconsfield	108	84	14	Helena Valley	6	0	0	Pearsall	41	52	25				
Beckenham	49	11	59	Henley Brook	692	135	6	Peppermint Grove	0	5	95				
Bedford	17	6	82	High Wycombe	49	55	23	Perth	11	0	0				
Beechboro	105	4	104	Highgate	0	2	124	Piara Waters	333	19	41				
Beeliar	2	0	0	Hilbert	664	130	7	Port Kennedy	123	64	18				
Beldon	6	0	0	Hillarys	14	0	0	Queens Park	41	22	39				
Bellevue	30	0	0	Hilton	6	7	78	Quinns Rocks	12	4	104				
Belmont	21	12	55	Huntingdale	37	2	124	Redcliffe	4	4	104				
Bentley	51	3	114	Inglewood	4	6	82	Riverton	29	13	50				
Bibra Lake	2	2	124	Innaloo	29	0	0	Rivervale	35	2	124				
Bicton	15	4	104	Jandakot	155	0	0	Rockingham	12	10	65				
Booragoon	4	3	114	Jarrahdale	5	0	0	Roleystone	1	2	124				
Boya	2	0	0	Jindalee	86	28	34	Rossmoyne	23	5	95				
Brabham	87	57	22	Joondalup	6	0	0	Safety Bay	4	3	114				
Bull Creek	7	0	0	Joondanna	2	0	0	Salter Point	3	0	0				
Bullsbrook	338	19	41	Kalamunda	17	9	70	Scarborough	39	11	59				
Burns Beach	47	0	0	Kallaroo	8	2	124	Secret Harbour	15	13	50				
Burswood	74	0	0	Karawara	4	0	0	Serpentine	5	0	0				
Bushmead	39	36	29	Kardinya	12	0	0	Seville Grove	7	0	0				
Butler	0	1	163	Karnup	0	104	11	Shelley	17	5	95				
Byford	336	63	19	Karrinyup	24	0	0	Shenton Park	6	2	124				
Calista	6	2	124	Kelmscott	12	4	104	Shoalwater	8	6	82				
Canning Vale	9	2	124	Kenwick	25	0	0	Sinagra	256	0	0				
Cannington	6	7	78	Kewdale	18	8	75	Singleton	38	0	0				
Cardup	69	0	0	Kiara	2	0	0	Sorrento	20	2	124				
Carine	44	31	31	Kingsley	8	0	0	South Guildford	35	1	163				
Carlisle	13	6	82	Koondoola	16	9	70	South Lake	8	67	15				
Caversham	13	0	0	Koongamia	6	2	124	South Perth	16	3	114				
Champion Lakes	55	89	13	Kwinana Town Centre	2	0	0	Southern River	140	1	163				
Chidlow	29	2	124	Lake Coogee	14	0	0	Spearwood	56	19	41				
City Beach	2	0	0	Landsdale	33	0	0	St James	11	6	82				
Claremont	6	5	95	Langford	13	5	95	Stirling	19	2	124				
Clarkson	58	0	0	Lathlain	8	6	82	Stoneville	14	2	124				
Cloverdale	30	9	70	Leederville	7	0	0	Subiaco	5	0	0				
Cockburn Central	271	0	0	Leeming	2	0	0	Success	43	0	0				
Como	16	8	75	Lockridge	4	2	124	Swan View	11	6	82				
Coogee	7	0	0	Lynwood	14	0	0	Swanbourne	3	4	104				
Coolbellup	57	18	45	Maddington	23	30	32	Tamala Park	129	65	17				
Coolbinia	8	0	0	Mahogany Creek	2	0	0	The Vines	2	0	0				
Cottesloe	11	2	124	Maida Vale	2	0	0	Thornlie	22	6	82				
Craigie	34	8	75	Mandogalup	218	52	25	Treeby	92	62	20				
Crawley	1	0	0	Manning	4	6	82	Trigg	5	4	104				
Currambine	2	0	0	Marangaroo	6	2	124	Tuart Hill	15	0	0				
Daglish	10	7	78	Mariginiup	129	0	0	Two Rocks	372	333	1				
Dalkeith	21	2	124	Marmion	4	0	0	Upper Swan	177	45	27				
Darch	50	60	21	Maylands	3	2	124	Victoria Park	29	5	95				
Darling Downs	0	25	36	Medina	4	2	124	Viveash	59	2	124				
Darlington	5	0	0	Melville	13	7	78	Waikiki	3	2	124				
Dayton	33	45	27	Menora	3	0	0	Walliston	2	5	95				
Dianella	41	26	35	Merriwa	2	0	0	Wanneroo	88	122	9				
Doubleview	19	13	50	Middle Swan	10	0	0	Warnbro	6	0	0				
Duncraig	12	11	59	Midland	20	2	124	Warwick	9	5	95				
East Cannington	44	3	114	Midvale	70	2	124	Waterford	2	2	124				
East Fremantle	5	2	124	Mindarie	26	2	124	Watermans Bay	2	5	95				
East Perth	3	0	0	Mirrabooka	6	0	0	Wattle Grove	11	2	124				
East Victoria Park	22	2	124	Morley	74	30	32	Wellard	281	66	16				
Edgewater	8	2	124	Mosman Park	12	6	82	Wembley	5	0	0				
Eglinton	899	159	4	Mount Claremont	8	0	0	Wembley Downs	16	6	82				
Ellenbrook	10	0	0	Mount Hawthorn	11	0	0	West Leederville	8	1	163				
Embleton	23	2	124	Mount Helena	14	10	65	West Perth	0	2	124				
Ferndale	4	2	124	Mount Lawley	9	0	0	Westminster	32	9	70				
Floreat	0	2	124	Mount Nasura	15	0	0	Whitby	129	99	12				
Forrestdale	270	0	0	Mount Pleasant	19	11	59	White Gum Valley	12	0	0				
Total Perth metropolitan region													**13,733**	**4,031**	
Peel Region Scheme															
Coodanup	137	61	2	Furnissdale	62	0	0	Mandurah	10	8	7	South Yunderup	243	32	5
Dawesville	39	10	6	Greenfields	53	37	4	North Dandalup	0	2	11	Wannanup	8	8	7
Dudley Park	15	0	0	Halls Head	9	8	7	Pinjarra	4	0	0	Waroona	4	0	0
Erskine	30	2	11	Lakelands	349	190	1	Ravenswood	159	0	0				
Falcon	10	4	10	Madora Bay	367	43	3	San Remo	3	0	0				
Total Peel Region Scheme													**1,502**	**405**	
Total Perth metropolitan region and Peel Region Scheme													**15,235**	**4,436**	

4.1 Quarterly residential final approvals, Perth Metropolitan Region and Peel Region Scheme



5 Rural residential and special residential activity

5.1 Regional summary: September quarter 2026

	Developer–lodged applications	Applications under assessment	Conditional approvals	Developers' stock of current conditional approvals	Final approvals
	Proposed lots	Proposed lots up to end of Sept 2026	Proposed lots	Proposed lots up to end of Sept 2026	Lots
Metropolitan[1]					
Central sub-region	0	0	0	0	0
North-west sub-region	0	0	2	2	0
North-east sub-region	8	123	14	294	48
South-east sub-region	2	25	4	130	22
South-west sub-region	2	16	2	22	2
Peel Region Scheme[2]	2	55	0	184	9
Total Metropolitan[1]	**14**	**219**	**22**	**632**	**81**
State planning region					
Perth	12	164	22	448	72
Peel[3]	2	61	0	184	9
Sub-total	**14**	**225**	**22**	**632**	**81**
Rest of the State					
Gascoyne	0	0	0	0	0
Goldfields-Esperance	0	0	4	26	0
Great Southern	2	19	15	196	3
Kimberley	0	0	0	6	0
Mid West	10	7	13	42	4
Pilbara	0	0	0	0	0
South West	42	48	24	470	31
Wheatbelt	6	9	33	438	46
Sub-total	**60**	**83**	**89**	**1,178**	**84**
Total State	**74**	**308**	**111**	**1,810**	**165**

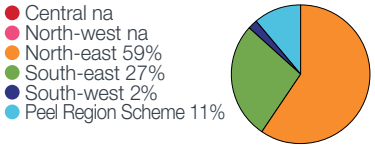
5.2 Final approval: top suburbs and localities

Rank	Metropolitan[1]	Lots*	Rank	Balance of State	Lots*
1	Bullsbrook	42	1	Ginginup	22
2	Darling Downs	16	2	Lower Chittering	18
3	Lake Clifton	7	3	Kudardup	16
4	Cardup	6	4	Margaret River	9

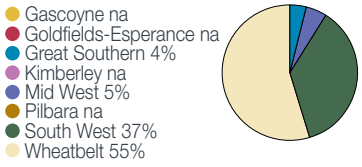
* Five lots or more

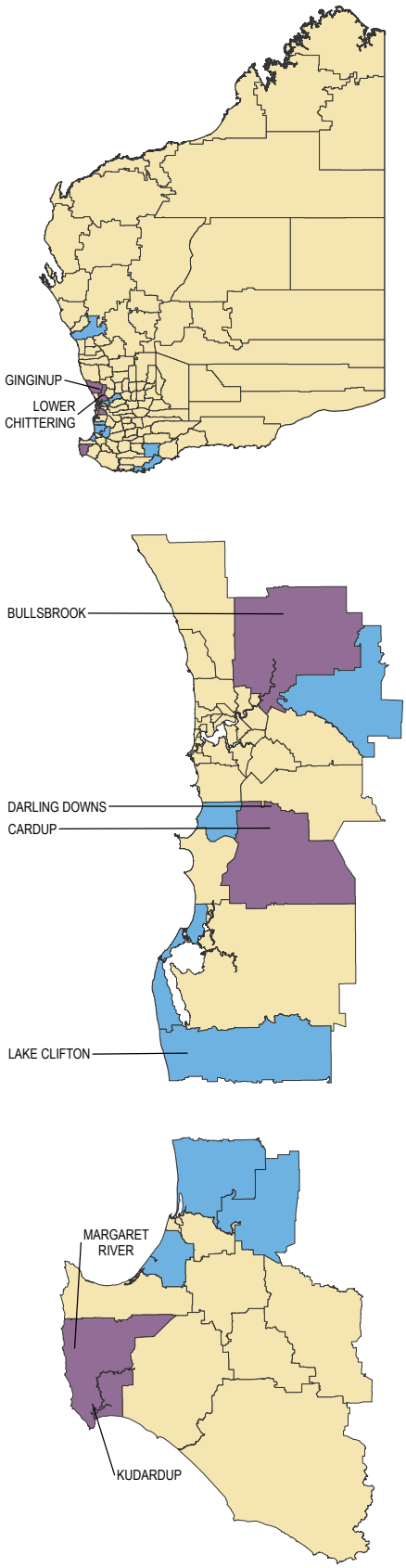
Percentage of final approvals by region

Metropolitan[1]



Regional





Note: Top suburbs and localities identified where relevant

[1] The metropolitan region is made up of the Perth Metropolitan Region Scheme and Peel Region Scheme areas.
[2] The Peel Region Scheme includes the City of Mandurah and the Shires of Murray and Waroona.
[3] Peel includes the City of Mandurah and the Shires of Boddington, Murray and Waroona.

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6 Commercial activity

6.1 Regional summary: September quarter 2026

	Developer–lodged applications	Applications under assessment	Conditional approvals	Developers' stock of current conditional approvals	Final approvals
	Proposed lots	Proposed lots up to end of Sept 2026	Proposed lots	Proposed lots up to end of Sept 2026	Lots
Metropolitan[1]					
Central sub-region	9	10	6	54	4
North-west sub-region	13	29	11	68	2
North-east sub-region	5	9	14	46	0
South-east sub-region	2	7	0	43	10
South-west sub-region	3	62	1	24	5
Peel Region Scheme[2]	0	0	5	73	3
Total Metropolitan[1]	**32**	**117**	**37**	**308**	**24**
State planning region					
Perth	32	117	32	235	21
Peel[3]	0	0	5	73	3
Sub-total	**32**	**117**	**37**	**308**	**24**
Rest of the State					
Gascoyne	0	0	0	2	0
Goldfields-Esperance	0	0	0	2	2
Great Southern	2	2	0	8	1
Kimberley	0	0	0	9	9
Mid West	0	0	2	22	1
Pilbara	1	0	2	16	0
South West	19	17	11	41	1
Wheatbelt	0	0	3	28	1
Sub-total	**22**	**19**	**18**	**128**	**15**
Total State	**54**	**136**	**55**	**436**	**39**

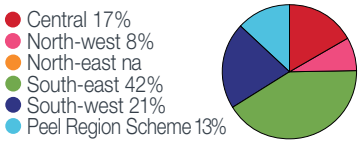
6.2 Final approval: top suburbs and localities

Rank	Metropolitan[1]	Lots*	Rank	Balance of State	Lots*
	no localities in this quarter due to low numbers		1	Cable Beach	9

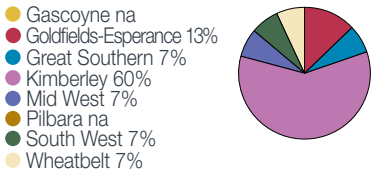
* Five lots or more

Percentage of final approvals by region

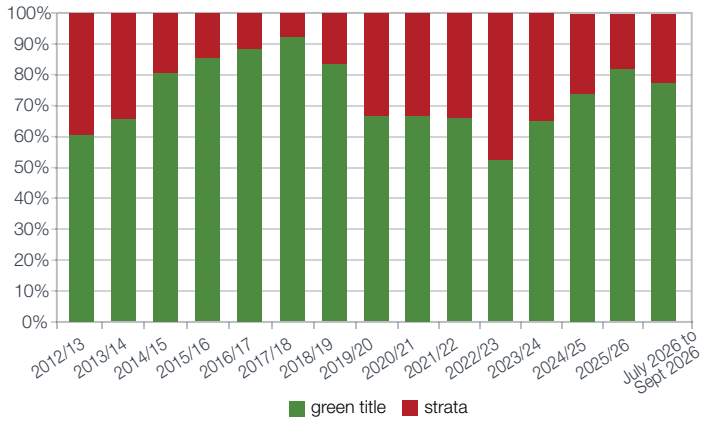
Metropolitan[1]



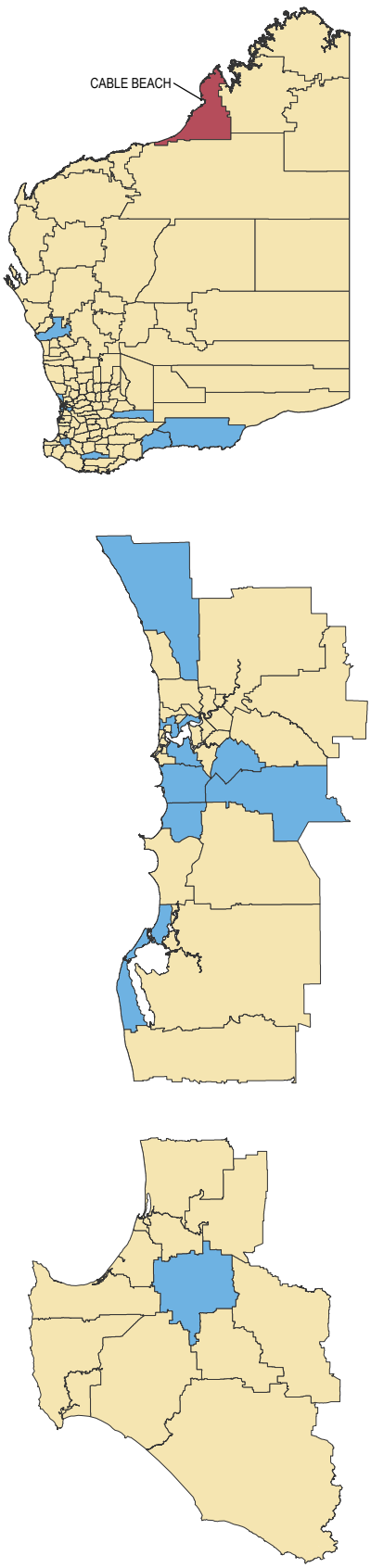
Regional



Green title lots versus strata lots - State



[1] The metropolitan region is made up of the Perth Metropolitan Region Scheme and Peel Region Scheme areas.
[2] The Peel Region Scheme includes the City of Mandurah and the Shires of Murray and Waroona.
[3] Peel includes the City of Mandurah and the Shires of Boddington, Murray and Waroona.



Note: Top suburbs and localities identified where relevant

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7 Industrial activity

7.1 Regional summary: September quarter 2026

	Developer–lodged applications	Applications under assessment	Conditional approvals	Developers' stock of current conditional approvals	Final approvals
	Proposed lots	Proposed lots up to end of Sept 2026	Proposed lots	Proposed lots up to end of Sept 2026	Lots
Metropolitan[1]					
Central sub-region	1	1	1	25	1
North-west sub-region	8	8	0	210	1
North-east sub-region	23	30	4	161	1
South-east sub-region	7	25	5	80	2
South-west sub-region	2	21	0	303	6
Peel Region Scheme[2]	2	2	0	55	0
Total Metropolitan[1]	**43**	**87**	**10**	**834**	**11**
State planning region					
Perth	41	85	10	779	11
Peel[3]	2	2	0	55	0
Sub-total	**43**	**87**	**10**	**834**	**11**
Rest of the State					
Gascoyne	0	0	0	0	0
Goldfields-Esperance	2	2	1	18	31
Great Southern	0	0	2	20	0
Kimberley	0	0	0	53	2
Mid West	0	0	0	37	2
Pilbara	1	1	0	40	0
South West	76	160	2	380	2
Wheatbelt	6	6	2	80	1
Sub-total	**85**	**169**	**7**	**628**	**38**
Total State	**128**	**256**	**17**	**1,462**	**49**

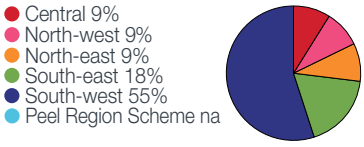
7.2 Final approval: top suburbs and localities

Rank	Metropolitan[1]	Lots*	Rank	Balance of State	Lots*
1	Yangebup	6	1	Yilkari	29

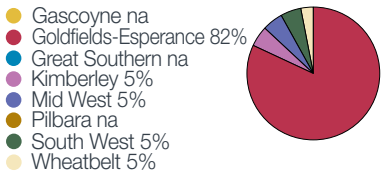
* Five lots or more

Percentage of final approvals by region

Metropolitan[1]



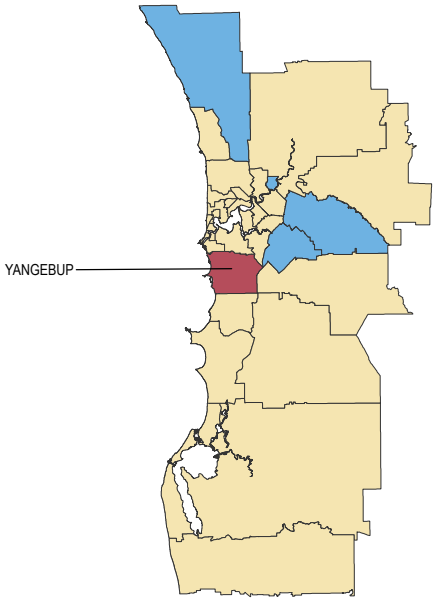
Regional

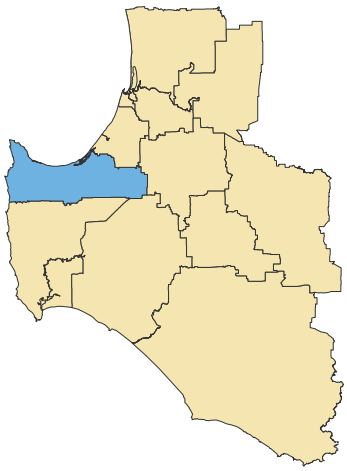


Green title lots versus strata lots - State









Final approvals by local government - lots

1-5 6-10 21+

No final approvals

Note: Top suburbs and localities identified where relevant

[1] The metropolitan region is made up of the Perth Metropolitan Region Scheme and Peel Region Scheme areas.
[2] The Peel Region Scheme includes the City of Mandurah and the Shires of Murray and Waroona.
[3] Peel includes the City of Mandurah and the Shires of Boddington, Murray and Waroona.

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8 Metropolitan local government summary

Sept quarter 2026	Residential					Non-residential				
	Developer–lodged applications	Applications under assessment	Conditional approvals	Developers' stock of conditional approvals	Final approvals	Developer–lodged applications	Applications under assessment	Conditional approvals	Developers' stock of conditional approvals	Final approvals
	Proposed lots	Proposed lots up to end of Sept 2026	Proposed lots	Proposed lots up to end of Sept 2026	Lots	Proposed lots	Proposed lots up to end of Sept 2026	Proposed lots	Proposed lots up to end of Sept 2026	Lots
Metropolitan[1]										
Central sub-region										
Bassendean (T)	7	15	21	132	13	1	1	0	6	2
Bayswater (C)	110	129	95	541	62	1	3	0	2	1
Belmont (C)	74	74	51	352	38	7	7	1	9	0
Cambridge (T)	1	3	4	66	3	1	1	1	1	0
Canning (C)	120	140	263	917	87	3	3	0	18	0
Claremont (T)	2	0	2	19	9	0	0	0	3	1
Cottesloe (T)	8	8	2	51	2	1	0	1	1	0
East Fremantle (T)	5	5	0	5	2	0	0	0	0	0
Fremantle (C)	23	28	31	353	93	3	3	3	12	6
Melville (C)	78	76	82	481	70	1	1	3	13	2
Mosman Park (T)	3	3	3	26	6	0	0	1	2	0
Nedlands (C)	26	32	9	200	15	0	0	0	3	8
Peppermint Grove (S)	0	0	2	4	5	0	0	1	1	0
Perth (C)	0	0	2	6	0	0	1	2	13	2
South Perth (C)	37	54	25	198	19	3	3	0	3	0
Stirling (C)	211	297	270	1,441	179	3	3	6	31	4
Subiaco (C)	5	5	0	26	9	2	2	0	1	0
Victoria Park (T)	142	146	24	145	21	3	3	3	35	0
Vincent (C)	22	24	25	169	4	1	1	0	10	6
Total	**874**	**1,039**	**911**	**5,132**	**637**	**30**	**32**	**22**	**164**	**32**
North-west sub-region										
Joondalup (C)	89	78	86	645	38	0	0	8	10	1
Wanneroo (C)	1,564	3,116	1,532	13,081	1,136	46	57	25	371	41
Total	**1,653**	**3,194**	**1,618**	**13,726**	**1,174**	**46**	**57**	**33**	**381**	**42**
North-east sub-region										
Kalamunda (C)	596	754	180	651	96	4	16	2	26	4
Mundaring (S)	11	49	38	454	77	3	51	15	134	11
Swan (C)	342	419	1,211	6,423	353	75	143	37	460	72
Total	**949**	**1,222**	**1,429**	**7,528**	**526**	**82**	**210**	**54**	**620**	**87**
South-east sub-region										
Armadale (C)	977	1,226	1,224	5,503	385	4	49	16	97	25
Gosnells (C)	189	279	274	1,597	112	10	34	11	66	12
Serpentine-Jarrahdale (S)	661	818	623	3,986	187	10	14	30	187	40
Total	**1,827**	**2,323**	**2,121**	**11,086**	**684**	**24**	**97**	**57**	**350**	**77**
South-west sub-region										
Cockburn (C)	194	351	227	2,499	195	19	32	20	95	17
Kwinana (C)	194	264	684	3,150	303	0	66	7	69	25
Rockingham (C)	603	1,332	181	4,169	512	3	12	5	253	15
Total	**991**	**1,947**	**1,092**	**9,818**	**1,010**	**22**	**110**	**32**	**417**	**57**
Peel Region Scheme[2]										
Mandurah (C)	350	395	673	2,854	371	4	4	16	93	27
Murray (S)	246	275	37	1,442	34	13	70	2	304	3
Waroona (S)	2	11	4	17	0	1	1	2	5	11
Total	**598**	**681**	**714**	**4,313**	**405**	**18**	**75**	**20**	**402**	**41**
Metropolitan[1] total	**6,892**	**10,406**	**7,885**	**51,603**	**4,436**	**222**	**581**	**218**	**2,334**	**336**

Note: (C) City, (T) Town, and (S) Shire

[1] The metropolitan region is made up of the Perth Metropolitan Region Scheme and Peel Region Scheme areas.
[2] The Peel Region Scheme includes the City of Mandurah and the Shires of Murray and Waroona.
[3] Peel includes the City of Mandurah and the Shires of Boddington, Murray and Waroona.

9 Balance of the State and selected local government summary

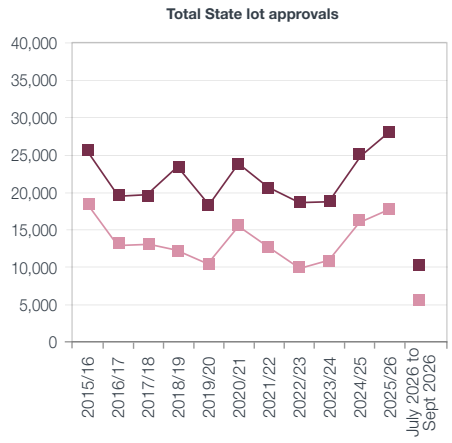
Sept quarter 2026	Residential					Non-residential				
	Developer–lodged applications	Applications under assessment	Conditional approvals	Developers' stock of conditional approvals	Final approvals	Developer–lodged applications	Applications under assessment	Conditional approvals	Developers' stock of conditional approvals	Final approvals
	Proposed lots	Proposed lots up to end of Sept 2026	Proposed lots	Proposed lots up to end of Sept 2026	Lots	Proposed lots	Proposed lots up to end of Sept 2026	Proposed lots	Proposed lots up to end of Sept 2026	Lots
Balance of State										
Gascoyne										
Carnarvon (S)	0	0	0	34	0	0	0	0	5	0
Exmouth (S)	0	0	0	177	0	0	0	0	5	0
Remaining local governments	3	3	0	3	0	0	0	0	2	0
Total	**3**	**3**	**0**	**214**	**0**	**0**	**0**	**0**	**12**	**0**
Goldfields-Esperance										
Esperance (S)	5	1	28	132	1	1	0	4	19	1
Kalgoorlie-Boulder (C)	19	11	16	299	31	2	2	1	22	33
Remaining local governments	0	0	0	0	0	2	2	0	24	2
Total	**24**	**12**	**44**	**431**	**32**	**5**	**4**	**5**	**65**	**36**
Great Southern										
Albany (C)	31	65	378	991	49	8	40	29	182	39
Remaining local governments	66	66	11	434	29	20	35	18	169	19
Total	**97**	**131**	**389**	**1,425**	**78**	**28**	**75**	**47**	**351**	**58**
Kimberley										
Broome (S)	0	0	161	421	31	0	0	2	59	14
Wyndham-East Kimberley (S)	0	0	0	0	0	0	0	5	15	0
Remaining local governments	2	0	0	2	0	0	0	0	0	0
Total	**2**	**0**	**161**	**423**	**31**	**0**	**0**	**7**	**74**	**14**
Mid West										
Greater Geraldton (C)	10	18	18	1,026	16	16	13	21	114	22
Irwin (S)	2	0	40	160	1	2	2	1	54	4
Remaining local governments	6	6	2	59	5	4	4	15	36	6
Total	**18**	**24**	**60**	**1,245**	**22**	**22**	**19**	**37**	**204**	**32**
Pilbara										
Karratha (C)	0	0	0	352	39	0	0	4	46	3
Port Hedland (T)	15	15	4	170	0	18	17	4	17	0
Remaining local governments	4	4	2	10	0	10	11	0	4	0
Total	**19**	**19**	**6**	**532**	**39**	**28**	**28**	**8**	**67**	**3**
South West										
Augusta-Margaret River (S)	137	180	264	1,222	202	75	94	11	254	41
Bunbury (C)	39	28	54	321	19	2	0	2	43	0
Busselton (C)	91	226	202	1,224	7	26	94	10	468	9
Capel (S)	4	124	36	785	65	26	25	11	57	21
Dardanup (S)	2	0	342	589	27	16	18	5	86	7
Harvey (S)	14	18	150	953	6	7	13	22	112	5
Remaining local governments	81	84	66	373	9	42	45	25	124	9
Total	**368**	**660**	**1,114**	**5,467**	**335**	**194**	**289**	**86**	**1,144**	**92**
Wheatbelt										
Beverley (S)	0	0	0	16	0	0	1	0	9	0
Chittering (S)	0	0	0	129	27	6	6	2	113	40
Gingin (S)	0	255	353	863	68	5	5	2	157	24
Northam (S)	70	67	41	152	2	4	2	32	173	4
Toodyay (S)	20	18	2	163	1	7	8	6	22	10
York (S)	19	19	9	71	4	0	0	4	11	0
Remaining local governments	150	114	9	171	7	59	58	24	312	30
Total	**259**	**473**	**414**	**1,565**	**109**	**81**	**80**	**70**	**797**	**108**
Peel region - balance										
Boddington (S)	5	0	5	5	0	4	6	6	8	3
Balance of State	**795**	**1,322**	**2,193**	**11,307**	**646**	**362**	**501**	**266**	**2,722**	**346**

Note: (C) City, (T) Town, and (S) Shire

10 State lot approvals

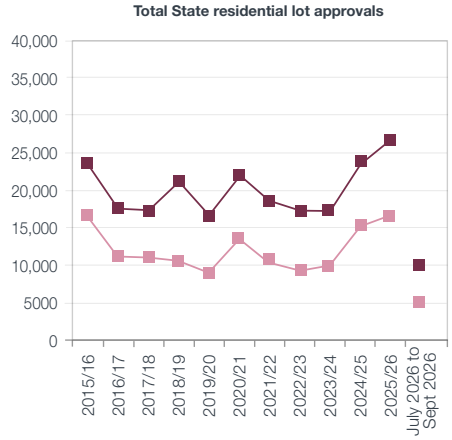
10.1 Total approvals

	Total of State		Perth metropolitan region		Metropolitan[1]		Balance of State	
	Conditional	Final	Conditional	Final	Conditional	Final	Conditional	Final
2015/16	25,851	18,758	19,420	15,239	21,387	16,204	4,464	2,554
2016/17	19,732	12,991	15,296	10,136	16,955	10,884	2,777	2,107
2017/18	19,665	12,973	15,682	10,913	16,819	11,393	2,846	1,580
2018/19	23,538	12,265	17,426	10,315	18,629	10,753	4,909	1,512
2019/20	18,345	10,391	13,784	8,683	14,644	9,121	3,701	1,270
2020/21	23,690	15,593	19,209	12,910	20,831	13,660	2,859	1,933
2021/22	20,636	12,596	15,121	9,971	16,972	10,929	3,664	1,667
2022/23	18,657	9,925	13,964	8,140	15,893	8,862	2,764	1,063
2023/24	18,777	10,768	14,951	8,478	16,106	9,334	2,671	1,434
2024/25	24,667	16,018	18,709	12,665	20,296	14,287	4,371	1,731
2025/26	28,078	17,700	21,229	14,160	23,392	15,817	4,686	1,883
July 2026 to Sept 2026	**10,261**	**5,335**	**7,235**	**4,135**	**7,954**	**4,552**	**2,307**	**783**



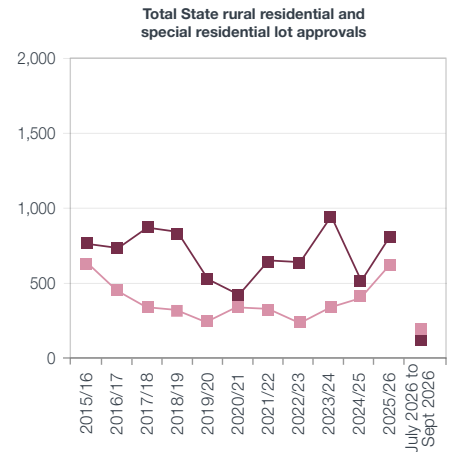
10.2 Residential

	Total of State		Perth metropolitan region		Metropolitan[1]		Balance of State	
	Conditional	Final	Conditional	Final	Conditional	Final	Conditional	Final
2015/16	23,663	16,692	18,751	14,124	20,595	14,993	3,068	1,699
2016/17	17,687	11,228	14,448	9,285	15,976	9,948	1,711	1,280
2017/18	17,302	11,058	14,693	9,840	15,760	10,190	1,542	868
2018/19	21,287	10,570	16,528	9,358	17,478	9,683	3,809	887
2019/20	16,663	8,930	13,010	7,861	13,798	8,211	2,865	719
2020/21	22,004	13,617	18,583	11,823	20,109	12,437	1,895	1,180
2021/22	18,512	10,582	13,967	8,913	15,730	9,647	2,782	935
2022/23	17,366	9,261	13,493	7,754	15,263	8,405	2,103	856
2023/24	17,138	9,983	14,385	8,114	15,396	8,880	1,742	1,103
2024/25	23,627	15,205	18,340	12,258	19,789	13,772	3,838	1,433
2025/26	26,498	16,634	20,580	13,733	22,529	15,235	3,969	1,399
July 2026 to Sept 2026	**10,078**	**5,082**	**7,171**	**4,031**	**7,885**	**4,436**	**2,193**	**646**



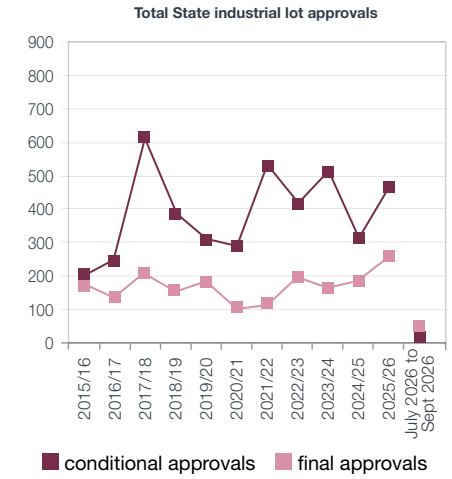
10.3 Rural residential and special residential

	Total of State		Perth metropolitan region		Metropolitan[1]		Balance of State	
	Conditional	Final	Conditional	Final	Conditional	Final	Conditional	Final
2015/16	771	634	112	288	175	320	596	314
2016/17	739	464	185	166	274	179	465	285
2017/18	880	334	186	121	203	175	677	159
2018/19	836	316	316	157	381	202	455	114
2019/20	525	242	214	82	228	112	297	130
2020/21	424	351	155	89	227	140	197	211
2021/22	655	326	372	90	437	179	218	147
2022/23	646	240	106	107	260	155	386	85
2023/24	940	342	188	97	314	117	626	225
2024/25	517	410	116	142	212	239	305	171
2025/26	841	637	200	171	326	307	515	330
July 2026 to Sept 2026	**111**	**165**	**22**	**72**	**22**	**81**	**89**	**84**



10.4 Industrial

	Total of State		Perth metropolitan region		Metropolitan[1]		Balance of State	
	Conditional	Final	Conditional	Final	Conditional	Final	Conditional	Final
2015/16	205	179	101	133	104	134	101	45
2016/17	251	139	182	100	182	107	69	32
2017/18	610	210	375	169	378	169	232	41
2018/19	388	155	125	131	222	136	166	19
2019/20	311	184	172	140	188	153	123	31
2020/21	290	100	110	62	111	63	179	37
2021/22	530	113	349	77	349	77	181	36
2022/23	414	197	226	140	227	148	187	49
2023/24	509	164	265	93	265	107	244	57
2024/25	317	184	108	99	138	100	179	84
2025/26	461	256	298	148	322	148	139	108
July 2026 to Sept 2026	**17**	**49**	**10**	**11**	**10**	**11**	**7**	**38**



[1] The metropolitan region is made up of the Perth Metropolitan Region Scheme and Peel Region Scheme areas.

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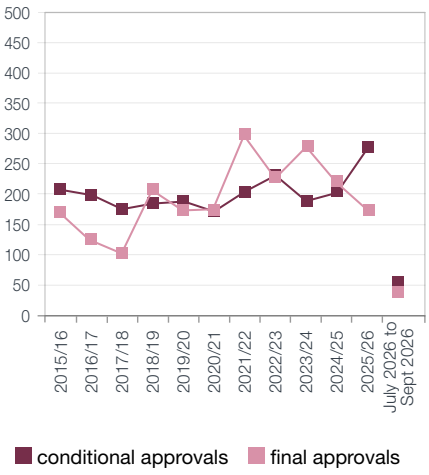
10.5 Commercial

	Total of State		Perth metropolitan region		Metropolitan[1]		Balance of State	
	Conditional	Final	Conditional	Final	Conditional	Final	Conditional	Final
2015/16	208	172	97	109	113	113	95	59
2016/17	199	125	159	78	163	88	36	37
2017/18	175	103	127	73	136	79	39	24
2018/19	186	208	99	125	128	148	58	60
2019/20	188	174	118	114	128	117	60	57
2020/21	172	177	136	109	146	129	26	48
2021/22	205	297	119	197	123	201	82	96
2022/23	231	227	139	139	143	154	88	73
2023/24	190	279	113	174	131	230	59	49
2024/25	206	219	145	166	157	176	49	43
2025/26	278	173	151	108	215	127	63	46
July 2026 to Sept 2026	**55**	**39**	**32**	**21**	**37**	**24**	**18**	**15**

[1] The metropolitan region is made up of the Perth Metropolitan Region Scheme and Peel Region Scheme areas.

Total State commercial lot approvals



Introduction

This publication contains statistical details of subdivision activity in Western Australia.

Coverage

1. Lot creation statistics are compiled from subdivision (including survey strata and vacant strata) applications lodged with the Western Australian Planning Commission (WAPC) for approval.
2. These statistics relate to lots for residential and non-residential purposes; for urban residential lots less than 3,000 square metres; and all non-residential and residential strata lots, irrespective of size. The non-residential component of these statistics includes counts of rural residential, special residential, commercial, industrial and other categories' lots.
3. Strata lot statistics provided include all survey strata lots and vacant strata lots that require determination by WAPC. Built strata lots are not included in the strata lot statistics, as the majority of built strata applications are determined by local governments under delegated authority from the WAPC.

Definitions

Developer–lodged applications refers to those applications received by the WAPC for the purpose of subdivision.

Applications under assessment is the number of applications under assessment for conditional approval by the WAPC and includes those which have been deferred.

Conditional approval is granted by the WAPC for subdivision development to begin. The approval is preceded by an assessment of the proposed subdivision plan in consultation with servicing agencies. On receipt of conditional approval, the proponent must complete subdivision development in accordance with the conditions of approval within four years of the approval date. These approval conditions are based on outcomes from the consultative assessment.

Current conditional approvals are approvals creating five lots or less not older than three years and approvals for more than five lots not older than four years.

The developers' stock of current conditional approvals includes subdivision approvals that have been granted an automatic two-year extension as a result of the amendments to the *Planning and Development Act 2005* to include Part 18 - Extension of time for endorsement of diagram or plan of survey due to the COVID-19 pandemic.

Final approval is the WAPC endorsement of the proponent's submitted deposited plan or strata/survey strata plan describing the now complete subdivision constructed in accordance with the conditions set down in the conditional approval.

Deposited plans/strata plans that have final approval are registered with Landgate (formerly Department of Land Information) where certificates of titles for the newly created lots can be issued. The characteristic difference in lot numbers seen between conditional and final approvals arises from proponents choosing not to proceed with the subdivision in the specified four year period in accordance with the conditions of the conditional approval; either at all, only in part, or via another conditional approval incorporating a new plan for the subject land.

Green title lot is a conventional land parcel shown on a deposited plan registered with Landgate. The purpose of the lot is determined by an appropriate zoning under the relevant local planning scheme.

Survey strata is a form of strata created by the *Strata Titles Amendment Act 1995*. Simply, it defines ownership of a land parcel without reference to a building, even though buildings exist or will be constructed on all parcels. Survey strata schemes are either all vacant or all developed, excluding those lots where ownership is shared as common property. The lots on a survey strata plan look much the same as lots that are shown on plans and diagrams for green titles.

Vacant strata is created by the subdivision of a lot containing an existing dwelling. On coming into existence the strata plan will comprise a mix of developed and vacant lots, of which at least one will contain a dwelling.

Estimated median lot size is calculated using the legal area of the newly created lots. Prior to the September 2020 quarter, estimated median lot size had been calculated from a count of created lots grouped within lot size intervals that had become standards of the Department's application processing.

Contact

For more information regarding the data, please call (08) 6551 8002 or contact Reporting@dplh.wa.gov.au.

Caveat

Any statement, opinion or advice, expressed or implied in this publication is made in good faith but on the basis that the WAPC, its agents and employees are not liable to any person for any damage or loss whatsoever which has occurred or may occur in relation to that person taking or not taking action in respect of any statement, or advice referred to in this document.

Reproduction of these statistics, either in part or full, is permitted. However, acknowledgement of the source would be appreciated.

Notes

Geographic explanation

Data in this publication is presented by local government area and State planning region.

Metropolitan Region

Includes the following sub-regions/ local government areas:

Central sub-region

- Town of Bassendean
- City of Bayswater
- City of Belmont
- Town of Cambridge
- City of Canning
- Town of Claremont
- Town of Cottesloe
- Town of East Fremantle
- City of Fremantle
- City of Melville
- Town of Mosman Park
- City of Nedlands
- Shire of Peppermint Grove
- City of Perth
- City of South Perth
- City of Stirling
- City of Subiaco
- Town of Victoria Park
- City of Vincent

North-east sub-region

- City of Kalamunda
- Shire of Mundaring
- City of Swan

North-west sub-region

- City of Wanneroo
- City of Joondalup

South-east sub-region

- City of Armadale
- City of Gosnells
- Shire of Serpentine-Jarahdale

South-west sub-region

- City of Cockburn
- City of Kwinana
- City of Rockingham

Peel Region Scheme area

- City of Mandurah
- Shire of Murray
- Shire of Waroona

State Planning Regions

Perth metropolitan region Includes:

Perth metropolitan region

- Central sub-region
- North-east sub-region
- North-west sub-region
- South-east sub-region
- South-west sub-region

Peel

Peel region Includes:

- City of Mandurah
- Shire of Murray
- Shire of Waroona
- Shire of Boddington

Refer to Section 9 for local governments in each non-metropolitan planning region below.

Gascoyne

Goldfields-Esperance

Great Southern

Kimberley

Mid West

Pilbara

South West

Wheatbelt

Balance of State

Includes all local government areas outside the Metropolitan and Peel Region Scheme areas.

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Website: www.dplh.wa.gov.au
Email: Reporting@dplh.wa.gov.au
Tel: (08) 6551 8002
National Relay Service: 13 36 77

WAPC Western Australian Planning Commission