

CORE factsheet

Continuous recording of social
housing lettings and sales in England

2008-09

The COntinuous REcording of lettings and sales (CORE) records information on the characteristics of housing association and local authority new social housing tenants and the homes they rent and buy in England. Policy makers and practitioners regard CORE as an essential tool for monitoring housing costs, assessing affordability and developing policy.

This factsheet presents key results from housing association lettings and sales that have taken place during the period April 2008 to March 2009.

For the latest on CORE developments see: <http://core.tenantservicesauthority.org>

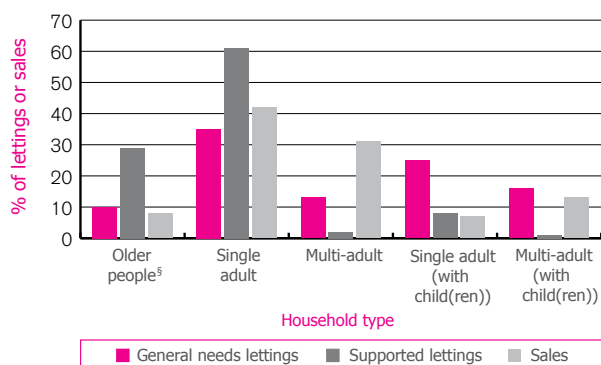
1. Summary of lettings and sales

	2007-08	2008-09
Participating housing associations	700	697
Social housing lettings*		
General needs	127,290	143,094
Supported	94,127	96,576
Total	221,417	239,670
Social housing sales†	17,131	13,921

*Lettings information is collected for properties where there is additional support provided to tenants beyond a housing management and repairs service ('supported') and for properties where there is no additional support ('general needs').

†Sales exclude additional equity shares purchased by existing shared owners ('staircasing').

2. Household composition



[§] Older people are defined as any household where either the main occupant or their partner is aged 60 years or over.

3. Regional distribution of lettings

Region	2008-09	%
North East	15,730	6.6
Yorkshire and the Humber	25,594	10.7
North West	44,608	18.6
West Midlands	27,675	11.6
East Midlands	16,810	7.0
East of England	24,241	10.1
London	30,092	12.6
South East	32,118	13.4
South West	22,686	9.5

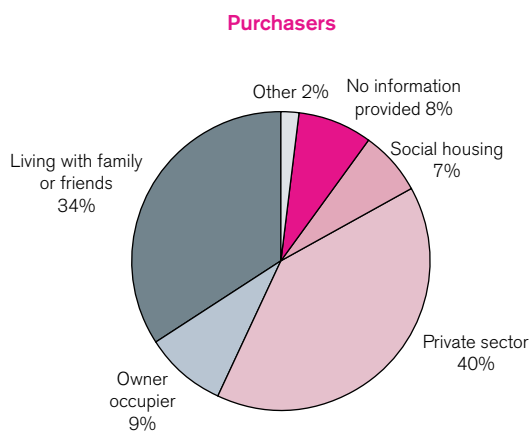
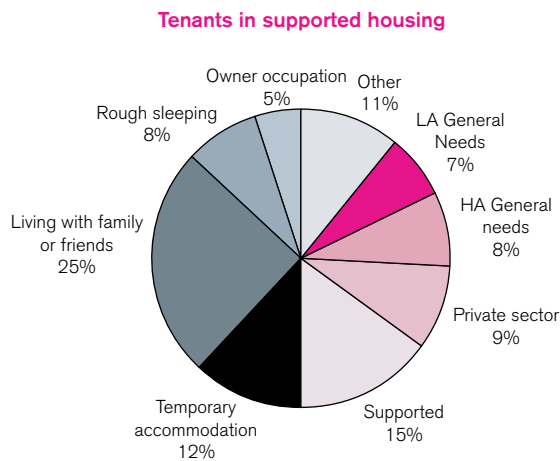
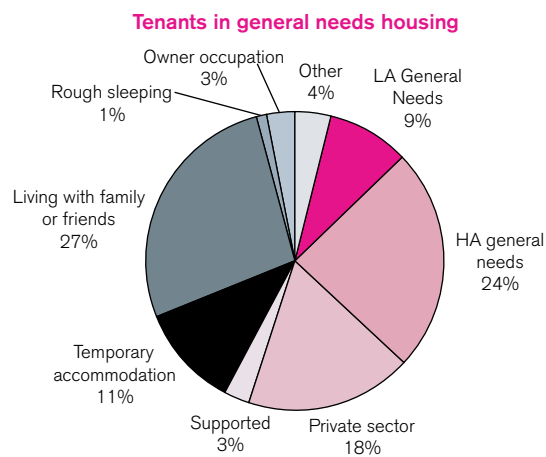
4. Types of sale

Sale type	2007-08	2008-09
Shared ownership (including HOLD) [^]	9,984	6,976
Shared equity HomeBuy schemes	1,967	2,188
Non-shared equity HomeBuy schemes	1,977	3,559
Right to Buy and Preserved Right to Buy	2,316	612
Other sale types [†]	887	586
Total	17,131	13,921

[^] HOLD is defined as home ownership for people with long-term disabilities.

[†] Other sale types includes Right To Acquire, outright sales and any other sales not recorded in the categories above.

5. Previous accommodation



6. Lettings and sales characteristics

General needs	2007-08	2008-09
First let of property (%)	16.2	19.7
Re-let time (days)	31.2	31.0
Choice-based lettings (CBL) (%)	34.2	46.4
Statutorily homeless households (%)	17.5	16.5
Black and minority ethnic (BME) [§] (%)	13.7	14.0
Households containing tenant with a disability (%)	17.9	18.3
Supported		
First let of property (%)	4.9	5.1
Re-let time (days)	34.6	34.4
Choice-based lettings (CBL) (%)	9.8	12.7
Statutorily homeless households (%)	21.3	20.9
Black and minority ethnic (BME) [§] (%)	13.7	14.6
Households containing tenant with a disability (%)	20.4	22.0
Sales		
Average market value (£)	158,444	167,304
Average equity for shared ownership sales (%)	46.4	42.1
Black and minority ethnic (BME) [§] (%)	14.6	14.1
Households containing tenant with a disability (%)	3.3	3.6

[§] CORE records the ethnic group of the head of household. BME includes all non-white ethnic groupings.

Notes

Lettings and sales data are reported to the Tenant Services Authority (TSA) by all housing associations with more than 250 units and voluntarily by those with fewer units and those who are not registered with the TSA.

At the point of data collection, tenants are not obliged to provide all the information reported. Some percentages are therefore based on the responses received.

Further information on housing association stock can be found on the RSR fact sheet or at:
<http://www.rsrsurvey.co.uk>