Territory Homes Remain most Affordable

Syd Stirling MLA
Treasurer

The Territory continues to have the highest level of home affordability of anywhere in Australia, Treasurer Syd Stirling said today.

Mr Stirling said according to the Home Affordability Index, the Territory’s affordability in the June quarter 2004 was ranked first at 54, well above the Australian average of 30.9 (the higher the indicator, the greater the affordability).

“To ensure that the Territory continues to have the most affordable homes in the country, the Territory Government has introduced two initiatives:

- increasing the stamp duty threshold for first home buyers from $80,000 to $125,000 to allow for a maximum concession of $3640; and
- introducing a Principal Place of Residence stamp duty rebate of $1500

“These initiatives have saved over 6300 Territorians more than $14 million since they were introduced in August 2002,” Mr Stirling said.

“In addition, the significant changes Government has made to the HomeNorth scheme have allowed more Territorians to be able to access the property market and buy a home of their own. The response to the revamped scheme has been phenomenal.

“Some of the HomeNorth changes include:

- reducing deposit requirements from 5% to 2% of purchase price;
- increasing the maximum market value of a purchase property from $180,000 to $240,000;
- raising the ceiling on gross household income from $800 to $1100 per week;

“In the past two years, Government has worked hard to increase home ownership in the Northern Territory by making it more affordable. We will continue to look at ways to assist homebuyers.

“We welcome recent comments by the Real Estate Institute of the Northern Territory about recent real estate activity here and stamp duty costs.

“Now is the time they should be discussing these issues as Government begins to consider Budget issues for next financial year.”