



MEDIA RELEASE

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New modelling shows affordable housing investment will save taxpayers billions

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The new policy, being taken to the election by Labor, [Affordable Housing for Renters](#), offers investors, who build and rent new homes, an annual incentive of \$8,500 over 15 years. The incentive is conditional on the property being rented to eligible tenants at least 20 per cent below market rates. The policy features a commitment to a ten-year program of construction of 250 000 dwellings.

The new paper finds that the Affordable Housing for Renters policy, which is costed by the Parliamentary Budget Office at \$6.6 billion over ten years, would:

- save state and Federal Governments up to \$11 billion over the same period, primarily through reduced costs in social services, justice, and health
- add \$40 billion to GDP
- support 46,000 jobs, primarily in construction

Marianna O’Gorman, executive director of the McKell Institute Queensland, said the new modelling showed it was possible to deliver benefit on two fronts simultaneously.

“The urgent moral imperative is addressing the rental affordability crisis to ensure people doing it tough can afford safe and decent homes. This should be a top priority for any responsible Australian government, but what this modelling reveals is that providing these homes provides a powerful net economic gain as well,” Ms O’Gorman said.

“Government doesn’t have to choose between doing the right thing and doing the economically responsible thing — it’s the same thing. Despite the dip in house prices, Australia continues to languish in a housing affordability crisis. [Anglicare’s latest annual Rental Affordability Snapshot](#)

shows a ludicrously tiny proportion of rental properties are accessible to families on a low-income"

"Basically Australian taxpayers have a choice: spend the money now on affordable homes and invest in a better society, or carry the cost of misery later when it comes to health, social services, and police".

"Supporting investment in affordable rental homes would serve the social and economic interests of the country. It's a policy that should be embraced warmly by the next Parliament, regardless of its makeup."

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