



Statistics Korea

## Press Release

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새로운 국민의 나라

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# 2022 Statistics of House Ownership

- based on administrative data

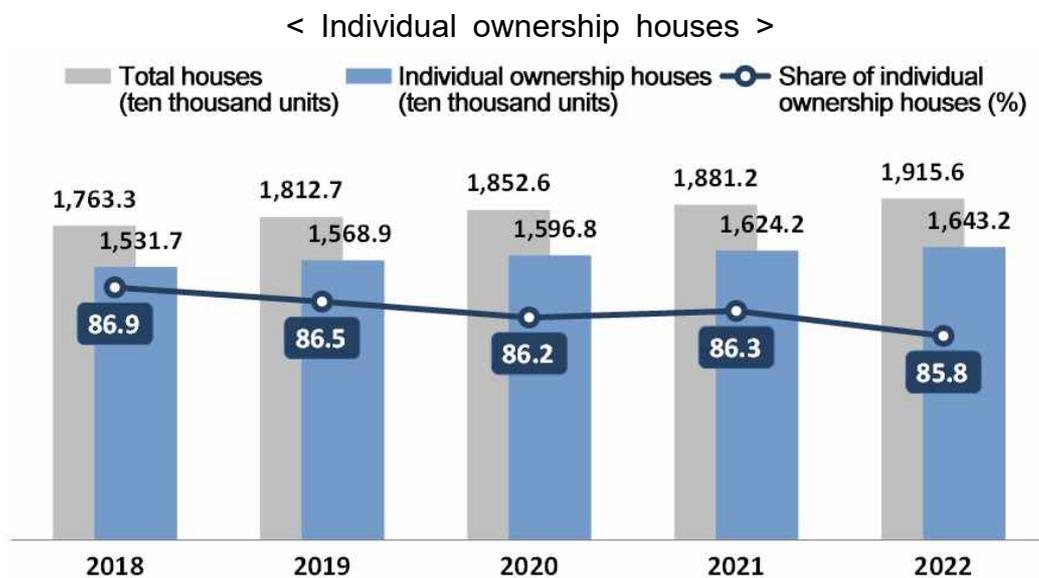
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# 2022 Statistics of House Ownership

- based on administrative data

## 1. Individual ownership houses

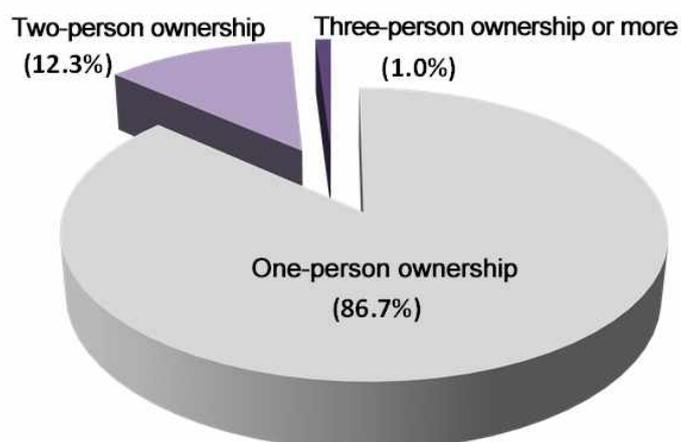
- In 2022, the individual ownership houses marked 16.432 million units, which occupied 85.8% of the total houses (19.156 million units).
- The individual ownership houses increased by 190 thousand units (1.2%) from 16.242 million units in 2021. The share of individual ownership houses went down by 0.6%p from 86.3% in 2021.



- The one-person ownership houses and the co-ownership houses accounted for 86.7% and 13.3%, respectively. The share of co-ownership houses\* showed an ever-increasing trend.

\* Share of co-ownership houses: 12.5% (2019) → 13.0% (2020) → 13.2% (2021) → 13.3% (2022)

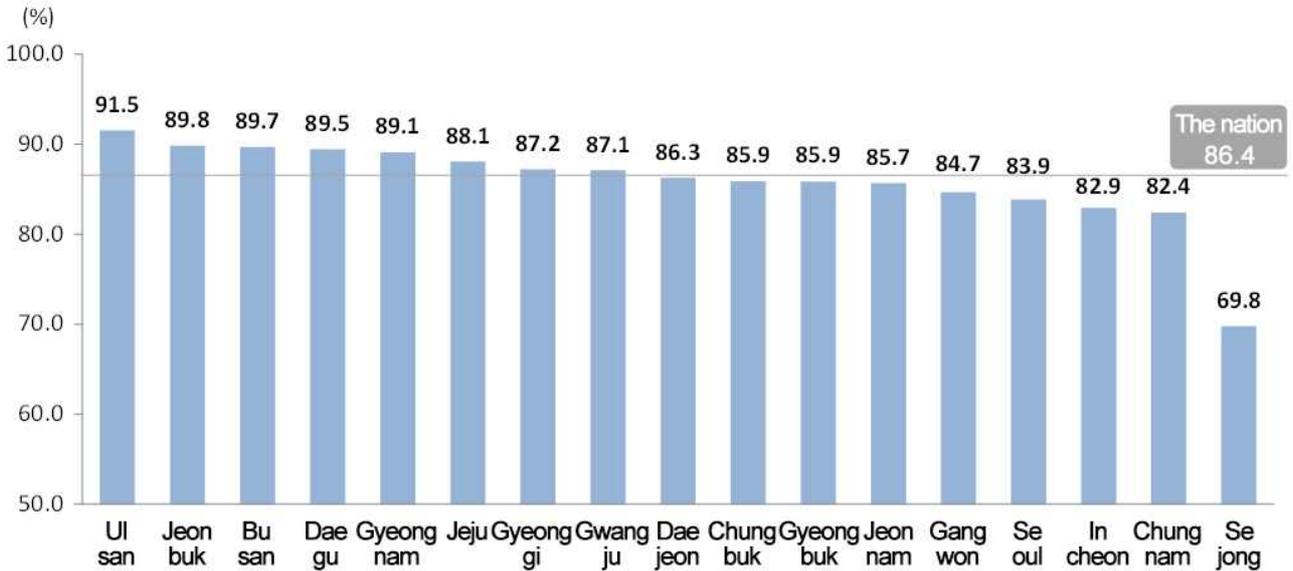
### < One-person ownership and co-ownership houses >



□ The share of individual owners who resided in the same metropolitan city or province as the location of ownership houses stood at 86.4% in 2022, which marked a decrease from 2021.

\* Share of individual owners residing in the same metropolitan city or province as the location of ownership houses: 86.5% (2018) → 86.5% (2019) → 86.5% (2020) → 86.5% (2021) → 86.4% (2022)

< Share of individual owners residing in the same metropolitan city or province as the location of ownership houses (%) >



## 2. House ownership individuals

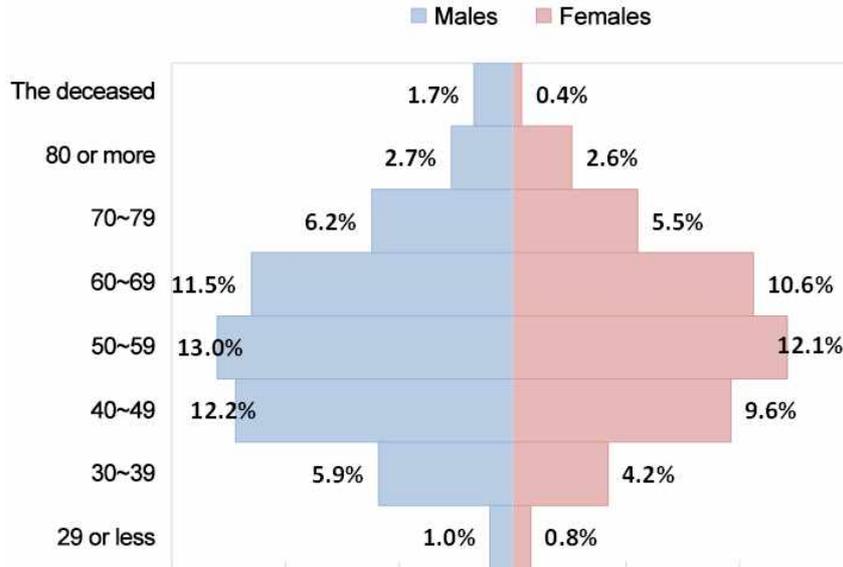
□ The house ownership individuals amounted to 15.309 million persons in 2022, which rose by 220 thousand persons (1.5%) from 2021.

○ As for house ownership individuals by gender, house ownership males amounted to 8.281 million persons, which accounted for 54.1% of the total house owners. The house ownership females amounted to 7.029 million persons, which accounted for 45.9% of the total house owners. The percentage of house ownership females\* showed an ever-increasing trend.

\* Share of house ownership females: 44.7% (2019) → 45.2% (2020) → 45.6% (2021) → 45.9% (2022)

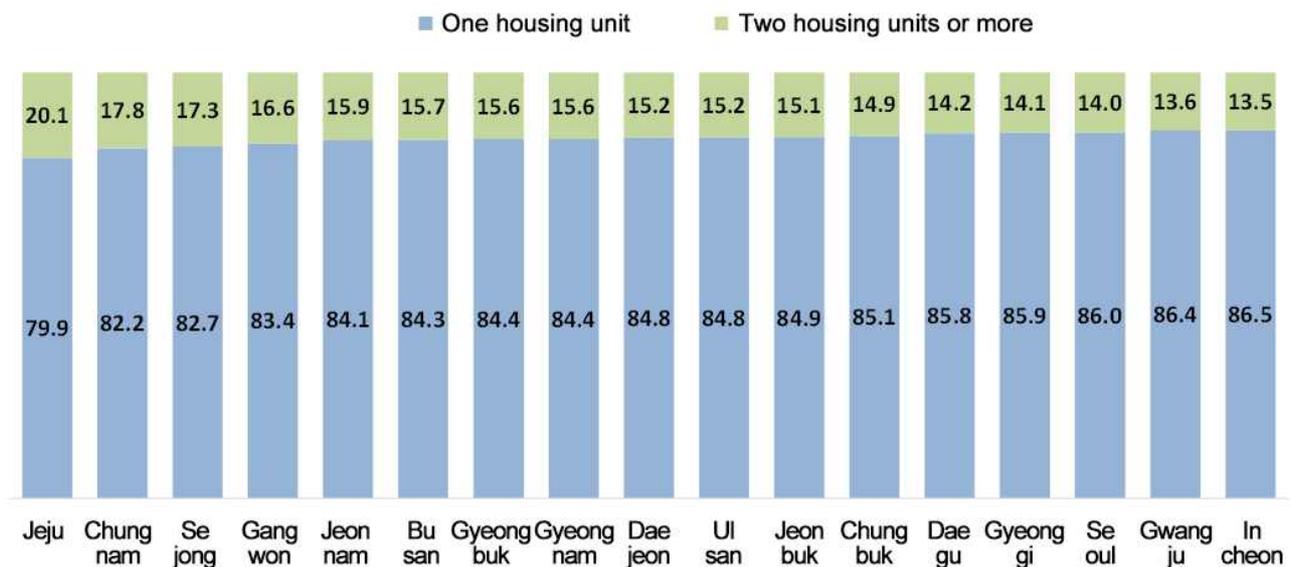
○ As for house ownership individuals by age group, house owners aged 50 ~ 59 occupied the largest share at 25.2%, which was followed by those aged 60 ~ 69 (22.1%), those aged 40 ~ 49 (21.7%), those aged 70 ~ 79 (11.7%) and those aged 30 ~ 39 (10.1%).

< House ownership individuals by gender and age group >



- In 2022, 15.309 million house ownership individuals owned 16.432 million housing units. Their average number of houses recorded 1.07 units per owner in 2022, which dropped from 1.08 units in 2021.
- The individuals owning one housing unit recorded 13.035 million persons, which occupied 85.1% of the total house owners. The individuals owning two housing units or more recorded 2.275 million persons, which occupied 14.9% of the total house owners. This share\* showed a decrease for the recent 3 years.
  - \* Share of individuals owning two housing units or more: 15.5% (2017) → 15.6% (2018) → 15.9% (2019) → 15.8% (2020) → 15.1% (2021) → 14.9% (2022)
- In 2022, Jeju (20.1%) showed the highest share of individuals owning two housing units or more, which was followed by Chungnam (17.8%) and Sejong (17.3%). Whereas, Incheon (13.5%) showed the lowest share of individuals owning two housing units or more, which was followed by Gwangju (13.6%) and Seoul (14.0%).

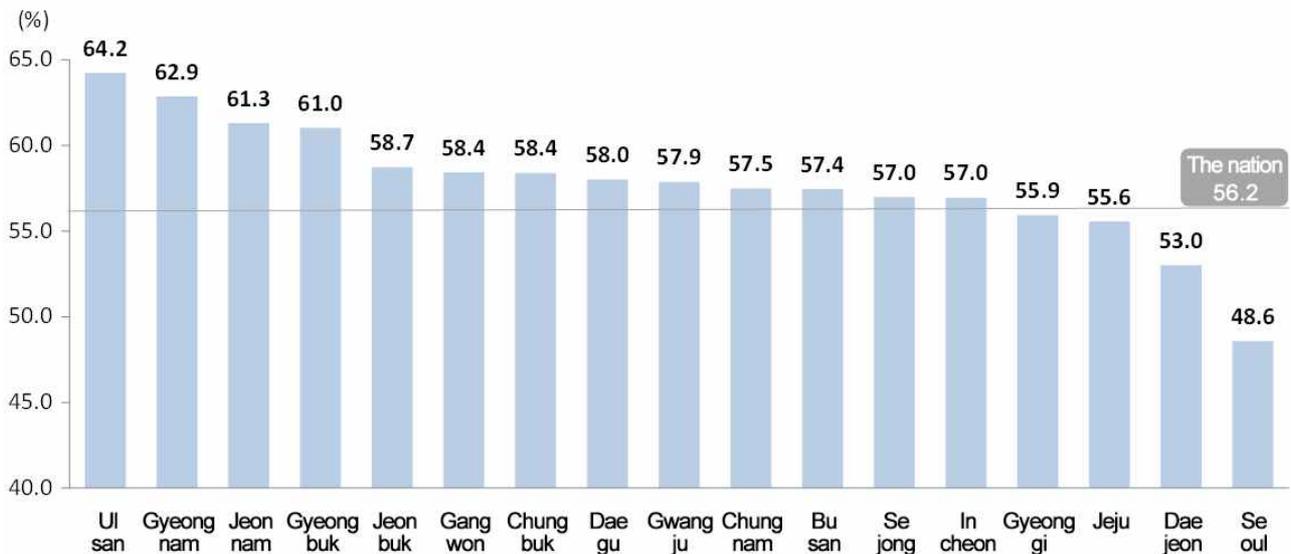
< Share of house ownership individuals by residence region and the number of ownership houses (%) >



### 3. House ownership households

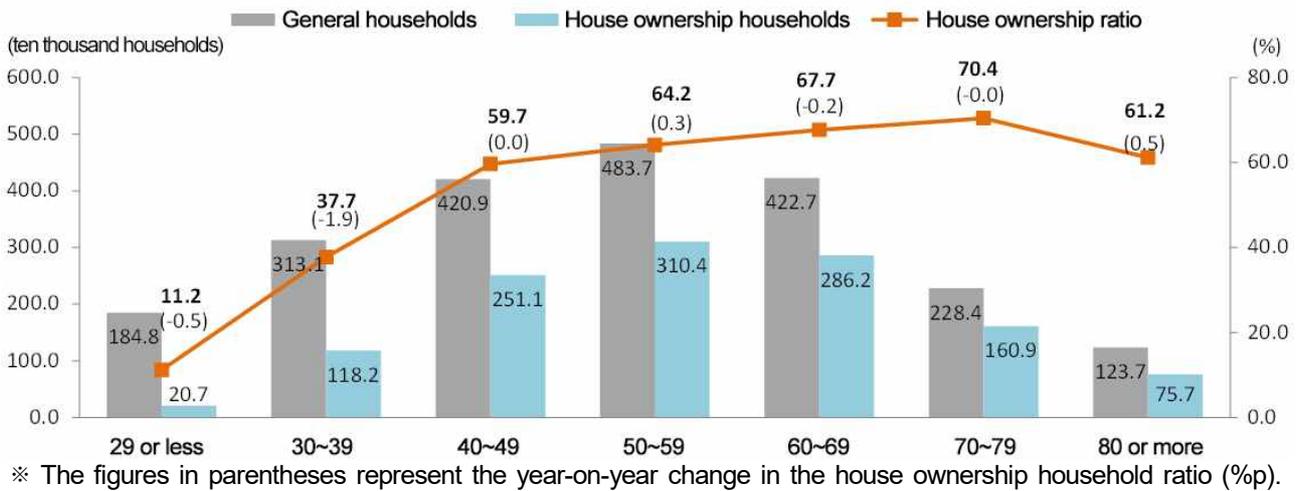
- Among general households (21.774 million households), the house ownership households amounted to 12.232 million households (56.2%), rising by 1.4% from 2021. The non-ownership households amounted to 9.541 million households in 2022.
- The households owning one housing unit totaled 9.079 million households, which accounted for 74.2% of the total house ownership households. The households owning two housing units or more totaled 3.154 million households, which accounted for 25.8% of the total house ownership households.
- As for house ownership households, their average number of houses recorded 1.34 units per household. The average house asset value recorded 315 million won. The average housing area recorded 86.7m<sup>2</sup> per housing unit. The average age of household heads recorded 56.8 years. The average household size marked 2.58 persons.
- The house ownership ratio of general households stood at 56.2%, remaining the same as 2021.
- Ulsan (64.2%) recorded the highest house ownership ratio, which was followed by Gyeongnam (62.9%) and Jeonnam (61.3%). Whereas, Seoul (48.6%) recorded the lowest house ownership ratio, which was followed by Daejeon (53.0%) and Jeju (55.6%).

< House ownership ratio of households by residence region (%) >

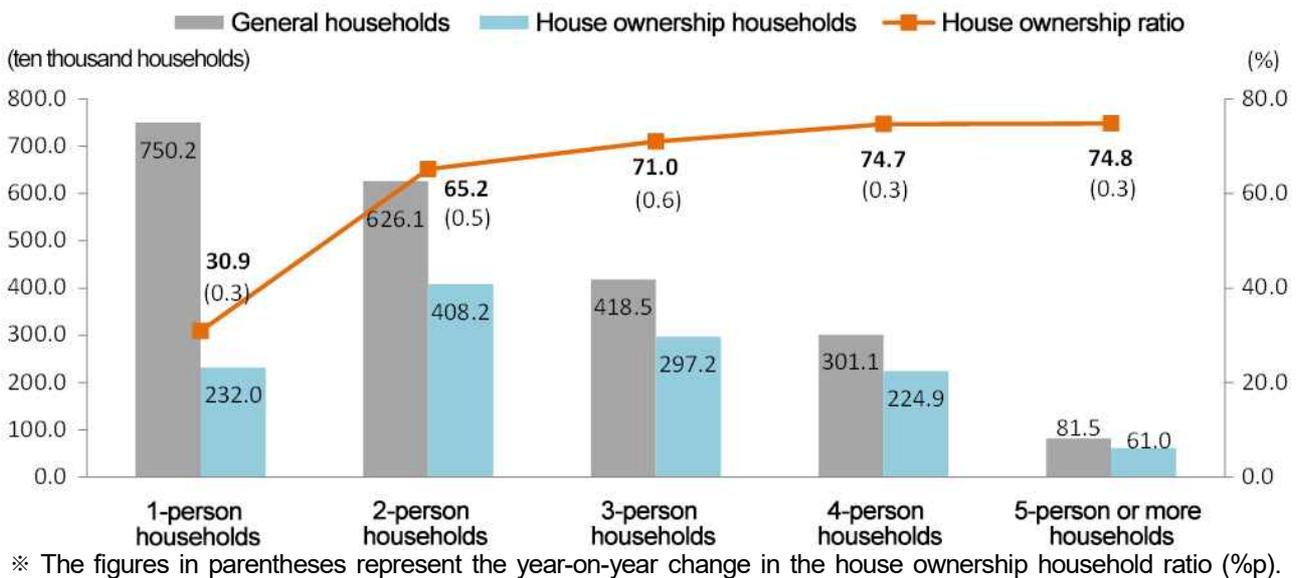


- As for the house ownership ratio by age of household head, household heads aged 70 ~ 79 marked the highest ratio at 70.4%. As for the house ownership ratio by household size, 5-person or more households marked the highest ratio at 74.8%. As for the house ownership ratio by household composition, three-generation or more households marked the highest ratio at 79.6%.

### < House ownership ratio by age of household head (%) >



### < House ownership ratio by household size (%) >

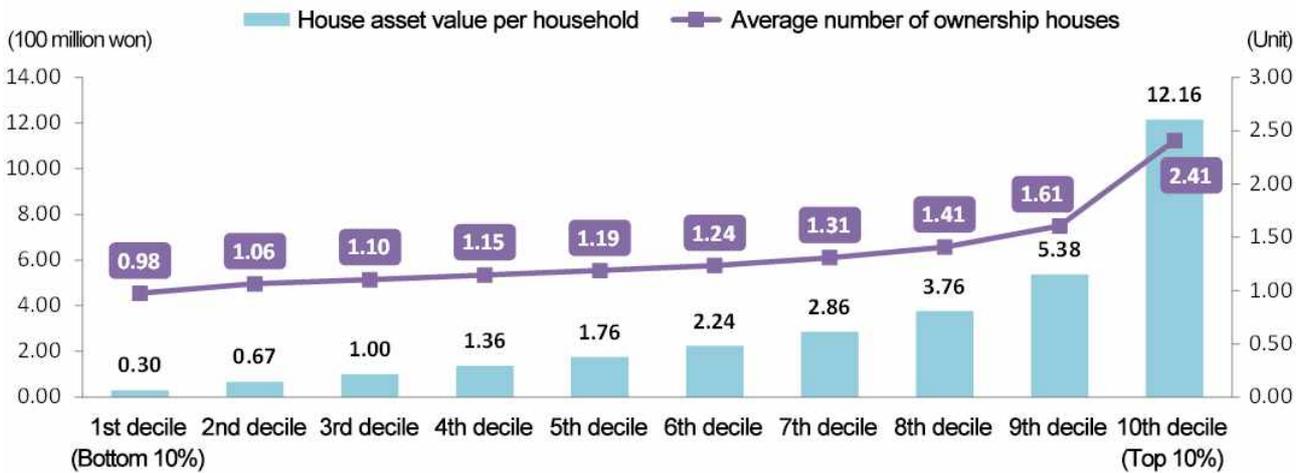


□ As for house ownership by decile of house asset value\*, the higher decile, the higher average number of houses.

○ The average house asset value of the 10th decile (top 10%) recorded 1.216 billion won. The average number of houses of the 10th decile recorded 2.41 units. The average house asset value of the 1st decile (bottom 10%) recorded 30 million won. The average number of houses of the 1st decile recorded 0.98 unit.

\* House asset value was calculated by applying the published house price as of January 1, 2023. In the case of co-ownership, ownership shares were reflected when calculating house asset value.

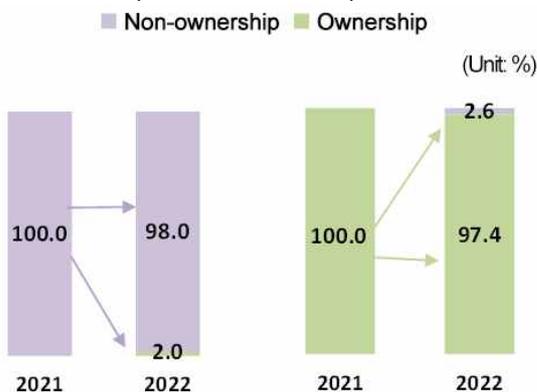
### < House asset value by decile >



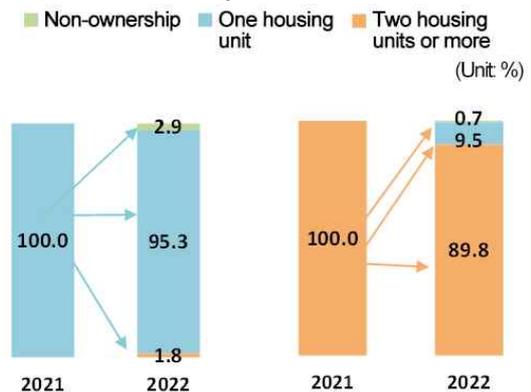
## 4. Longitudinal analysis for the 2021-2022 period

- Individuals recording a year-on-year increase in the number of ownership houses recorded 962 thousand persons. Individuals recording a year-on-year decrease in the number of ownership houses recorded 652 thousand persons.
  - Individuals whose status changed from non-ownership in 2021 (35.133 million persons) to ownership in 2022 totaled 686 thousand persons (2.0%). Individuals whose status changed from ownership in 2021 (14.365 million persons) to non-ownership in 2022 totaled 373 thousand persons (2.6%).
  - Individuals whose status changed from 'Ownership of one housing unit' in 2021 (12.15 million persons) to 'Ownership of two housing units or more' in 2022 marked 215 thousand persons (1.8%). Individuals whose status changed from 'Ownership of two housing units or more' in 2021 (2.215 million persons) to 'Ownership of one housing unit' marked 210 thousand persons (9.5%).
- \* Longitudinal analysis covered Koreans, based on the results of the Population and Housing Census in 2021 and 2022. Data on live births, deaths and overseas migration was excluded.

### < Ownership status change (2021 → 2022) >



### < Change in the number of ownership houses per owner >



< Table. House Ownership Statistics >

(Unit: ten thousand units, ten thousand persons, ten thousand households, unit, %p, %)

Classification		2021	2022	Change status	
				Change	Percent change
Total number of houses		1,881.2	1,915.6	34.4	1.8
Apartments		1,194.9	1,226.9	32.0	2.7
Individuals	Individual ownership houses (A)	1,624.2	1,643.2	19.0	1.2
	Apartments	992.4	1,013.4	21.0	2.1
	House ownership Individuals (B)	1,508.9	1,530.9	22.0	1.5
	Average number of houses per owner (A/B)	1.08	1.07	-0.01	-
Households	General households (C)	2,144.8	2,177.4	32.5	1.5
	Household ownership houses (D)	1,625.7	1,644.8	19.1	1.2
	Apartments	993.3	1,014.3	21.0	2.1
	House ownership households (E)	1,206.3	1,223.2	17.0	1.4
	House ownership ratio of households (E/C*100)	56.2	56.2	-0.0	-
	Average number of houses per household (D/E)	1.35	1.34	-0.01	-

※ House ownership statistics cover only general households.

- Group households (households in institutional facilities and households consisting of non-blood-related 6-person or more members) and foreigner households (households consisting of only foreigners) are excluded.

※ Statistics of individual ownership exclude foreigner ownership houses. Whereas, statistics of household ownership include ownership of foreigners (residing with Koreans) who belong to general households.