

MEDIA RELEASE

21 September 2026

Intergenerational Report shows more Australians renting for longer, but no long-term plan

Australian Community Housing has called for a permanent national social and affordable housing program, saying the Intergenerational Report shows more Australians are renting for longer, including into retirement, and need a long-term response.

The report documents a 17 percentage point fall in homeownership among households aged 25–34 between 1981 and 2021. It also cites research finding 67 per cent of retirees renting privately live in poverty, compared with 11 per cent of retired homeowners.

The report shows that 12% of recent retirees rent privately, double the share in 2003. The share in social housing or living rent free has not changed, at 5%.

ACH CEO Mark Degotardi said the report identifies the consequences of a housing system that leaves renters exposed, but its intergenerational housing response remains focused on increasing homeownership.

Quotes attributable to Mark Degotardi, CEO, Australian Community Housing:

"We welcome the report's clear recognition that housing shapes opportunity and financial security across generations."

"But we need to follow that diagnosis through. If Australians are spending more of their lives renting, where is the long-term plan to make renting secure and affordable?"

"The report looks 40 years ahead. Our housing policy needs to do the same. Having identified the divide, the Government now needs a long-term plan that delivers affordability for renters at every stage of life."

"Helping people buy a home is important. It cannot be the whole answer to the trends this report describes."

"Support to buy a home will not reach many people on low incomes, including older people on the age pension and many essential workers."

"People who rent should be able to put down roots, raise a family and grow older in a home they can afford. That security must be available throughout a renting life."

"A much larger community housing sector should be central to that vision, providing quality, affordable homes where people can build their lives with confidence."

"The Housing Australia Future Fund is an important foundation. A permanent national social and affordable housing program would build on it, with sustained investment that enables providers to plan and deliver homes over decades."

Mark Degotardi is available for interviews.

ENDS

About Australian Community Housing

Australian Community Housing is the national peak body for Community Housing Providers (CHPs). ACH members collectively manage and own around 149,000 social and affordable homes across the country. Our sector works to ensure that everyone in Australia has a home that is safe, secure and affordable, while also building stronger, more connected communities.

Media contact: Caitlin Arnold, Sentiment Agency
0411 745 498 | caitlin@sentiment.agency