

# SPECIAL RELEASE

## Construction Statistics from Approved Building Permits Third Quarter 2023

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Table A. Summary of Construction Statistics from Approved Building Permits, Philippines: Third Quarter 2022, Second Quarter 2023<sup>r</sup> and Third Quarter 2023<sup>p</sup>

| Type of Construction         | Third Quarter 2022 |                              | Second Quarter 2023 <sup>r</sup> |                              | Third Quarter 2023 <sup>p</sup> |                              |
|------------------------------|--------------------|------------------------------|----------------------------------|------------------------------|---------------------------------|------------------------------|
|                              | Level              | Annual Growth Rate (percent) | Level                            | Annual Growth Rate (percent) | Level                           | Annual Growth Rate (percent) |
| <b>Total</b>                 |                    |                              |                                  |                              |                                 |                              |
| Number                       | 46,225             | 22.6                         | 40,785                           | -4.0                         | 37,845                          | -18.1                        |
| Floor Area (sq.m.)           | 9,745,447          | 20.3                         | 8,180,837                        | -10.1                        | 10,592,740                      | 8.7                          |
| Value (PhP '000)             | 119,272,127.47     | 19.0                         | 100,403,641.25                   | -5.3                         | 114,011,146.46                  | -4.4                         |
| <b>Residential</b>           |                    |                              |                                  |                              |                                 |                              |
| Number                       | 33,796             | 26.3                         | 27,576                           | -8.8                         | 25,411                          | -24.8                        |
| Floor Area (sq.m.)           | 5,171,861          | 12.6                         | 3,928,910                        | -16.2                        | 3,925,086                       | -24.1                        |
| Value (PhP '000)             | 56,296,650.78      | 4.2                          | 47,015,568.99                    | -9.8                         | 45,962,424.76                   | -18.4                        |
| <b>Non-residential</b>       |                    |                              |                                  |                              |                                 |                              |
| Number                       | 8,025              | 26.5                         | 8,647                            | 20.1                         | 8,273                           | 3.1                          |
| Floor Area (sq.m.)           | 4,436,141          | 29.7                         | 4,125,468                        | -3.8                         | 6,573,336                       | 48.2                         |
| Value (PhP '000)             | 52,658,903.40      | 49.6                         | 45,084,167.98                    | -3.1                         | 60,293,171.75                   | 14.5                         |
| <b>Addition</b>              |                    |                              |                                  |                              |                                 |                              |
| Number                       | 1,328              | 30.2                         | 1,607                            | 18.7                         | 1,399                           | 5.3                          |
| Floor Area (sq.m.)           | 137,445            | 60.5                         | 126,459                          | 1.1                          | 94,318                          | -31.4                        |
| Value (PhP '000)             | 1,257,139.51       | 61.8                         | 1,548,113.57                     | 23.4                         | 998,334.14                      | -20.6                        |
| <b>Alteration and Repair</b> |                    |                              |                                  |                              |                                 |                              |
| Number                       | 3,076              | -14.2                        | 2,955                            | -20.2                        | 2,762                           | -10.2                        |
| Value (PhP '000)             | 9,059,433.78       | -11.2                        | 6,755,790.71                     | 10.7                         | 6,757,215.81                    | -25.4                        |

sq.m. – square meters

PhP '000 – in thousand pesos

p – preliminary

r – revised

Note: Details of floor area and value may not add up to their respective totals due to rounding.

Source: Philippine Statistics Authority



## Number of Constructions

### 1. Number of constructions declined by 18.1 percent

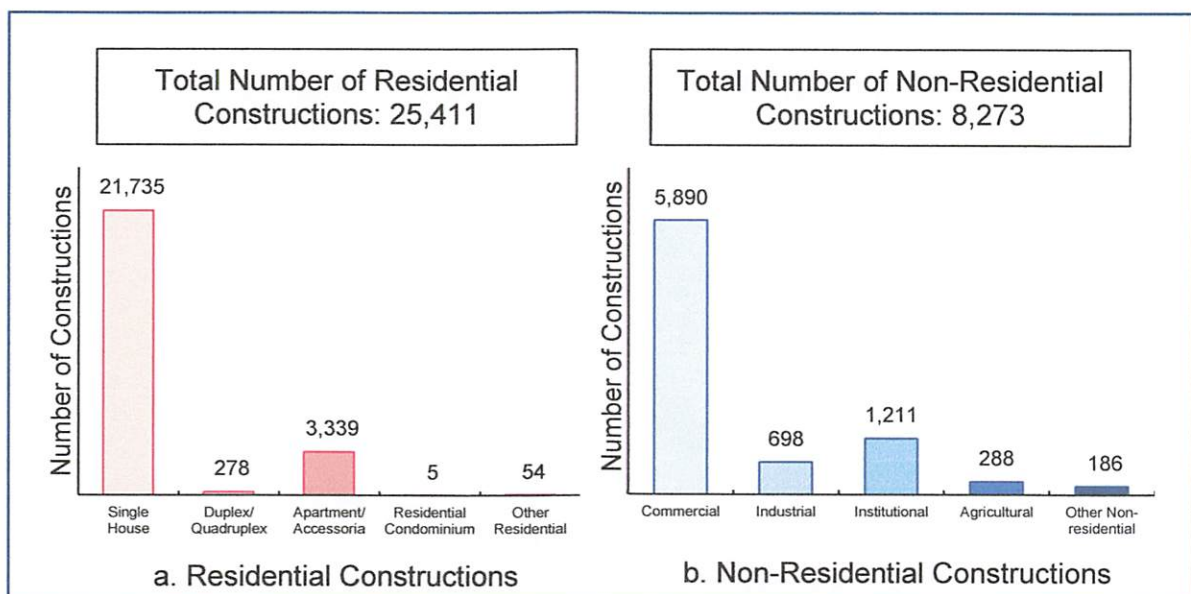
The number of constructions from approved building permits in the third quarter of 2023 was registered at 37,845. This indicates an annual decline of 18.1 percent from the 46,225 total number of constructions in the same quarter of the previous year. In the third quarter of 2022, the number of constructions increased at an annual rate of 22.6 percent. (Tables A and 1)

### 2. Residential buildings still had the highest number of constructions

By type of construction, residential buildings still reported the highest number of 25,411 constructions or 67.1 percent of the total number of constructions during the quarter. This indicates an annual decrease of 24.8 percent from the same quarter of the previous year's count of 33,796 constructions. Majority of the total residential constructions were single-type houses with 21,735 (85.5%). (Figure 1a, and Tables A and 1)

Meanwhile, the non-residential type of constructions was the second highest in terms of number of constructions at 8,273 or 21.9 percent of the total number of constructions during the quarter. This type of construction increased during the period at an annual rate of 3.1 percent. Most of the non-residential constructions were commercial buildings with 5,890 (71.2%). (Figure 1b, and Tables A and 1)

Figure 1. Number of Constructions from Approved Building Permits by Type, Philippines: Third Quarter 2023<sup>p</sup>



*p* – preliminary

Source: Philippine Statistics Authority

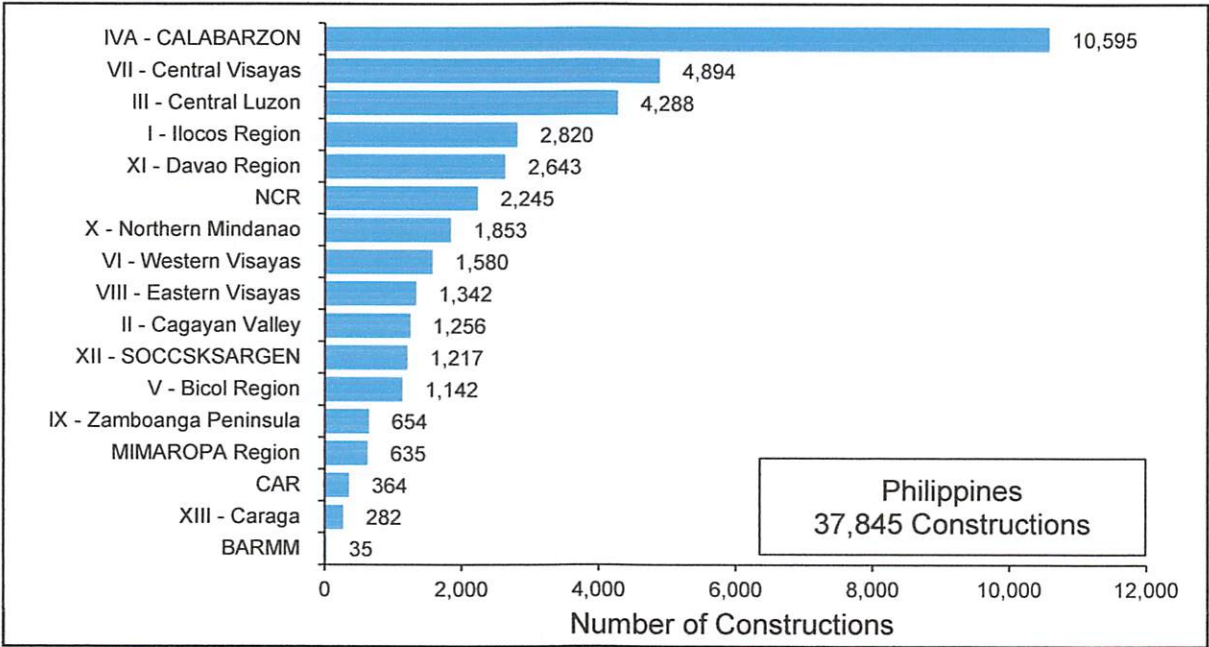


Addition, which refers to any new construction that increases the height or area of an existing building, and alteration and repair of existing structures contributed 3.7 percent and 7.3 percent to the total number of constructions, respectively. Compared with their respective numbers in the same period of the previous year, addition-type of construction increased by 5.3 percent, while alteration and repair posted an annual drop of 10.2 percent. (Tables A and 1)

**3. Number of constructions was highest in CALABARZON**

CALABARZON continued to register the highest number of 10,595 construction or 28.0 percent share to the total number of constructions during the quarter. Completing the top three regions with the highest number of constructions were Central Visayas with 4,894 constructions (12.9%) and Central Luzon with 4,288 constructions (11.3%). (Figure 2 and Table 2)

Figure 2. Distribution of Constructions from Approved Building Permits by Region, Philippines: Third Quarter 2023<sup>p</sup>



<sup>p</sup> – preliminary  
 Source: Philippine Statistics Authority

**Value of Constructions**

**1. Total value of constructions decreased by 4.4 percent**

In the third quarter of 2023, the total value of constructions amounted to PhP 114.01 billion, reflecting an annual decline of 4.4 percent from the

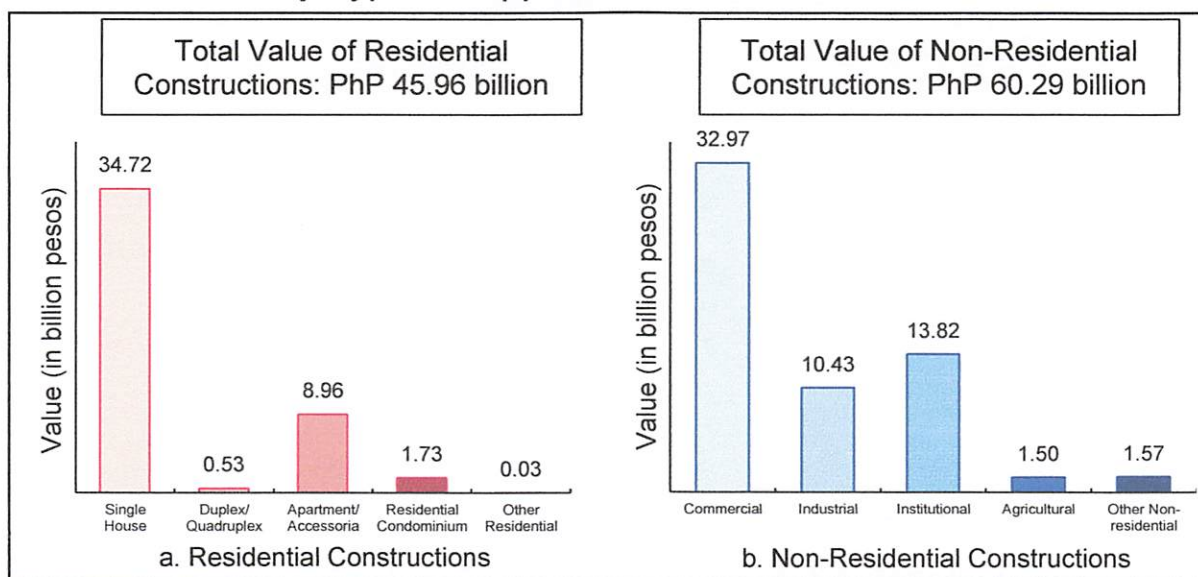
PhP 119.27 billion value of constructions posted in the same quarter of the previous year. (Tables A and 1)

## 2. Non-residential buildings recorded the highest value of constructions

Non-residential building constructions valued at PhP 60.29 billion accounted for 52.9 percent of the total value of constructions during the third quarter of 2023. This indicates an expansion of 14.5 percent from the PhP 52.66 billion construction value of non-residential buildings recorded in the same quarter of 2022. Among non-residential constructions, commercial buildings had the highest value of constructions at PhP 32.97 billion (54.7%). (Figure 3a, and Tables A and 1)

On the other hand, the construction value of residential buildings amounted to PhP 45.96 billion or 40.3 percent of the total construction value during the quarter. This reflects a decrease of 18.4 percent from the PhP 56.30 billion value of constructions of residential buildings reported in the same quarter of the previous year. Among residential buildings, single-type houses registered the highest value of constructions at PhP 34.72 billion (75.5%). (Figure 3b, and Tables A and 1)

Figure 3. Value of Constructions from Approved Building Permits by Type, Philippines: Third Quarter 2023<sup>p</sup>



*p – preliminary*  
 Source: Philippine Statistics Authority

During the quarter, the value of construction for addition to, and alteration and repair to existing structures were recorded at PhP 1.00 billion (0.9%) and PhP 6.76 billion (5.9%), respectively. Compared with their respective values in the same quarter of the previous year, addition to existing



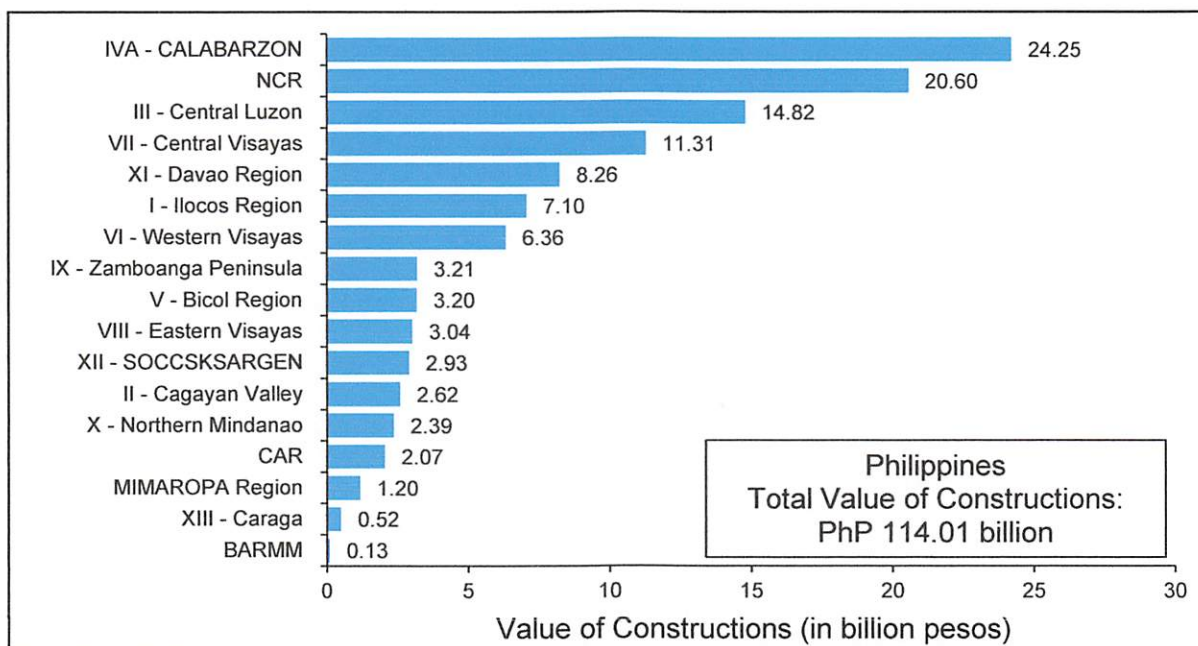
structures and alteration and repair posted annual decrements of 20.6 percent and 25.4 percent, respectively. (Tables A and 1)

### 3. Top three regions contributed more than half to the total value of constructions

The combined shares of the top three regions in terms of value of constructions amounted to PhP 59.67 billion or 52.3 percent of the total value of constructions during the period. These regions were:

- a. CALABARZON, PhP 24.25 billion (21.3%);
  - b. National Capital Region, PhP 20.60 billion (18.1%); and
  - c. Central Luzon, PhP 14.82 billion (13.0%).
- (Figure 4 and Table 2)

Figure 4. Value of Constructions from Approved Building Permits by Region, Philippines: Third Quarter 2023<sup>p</sup>



*p – preliminary*

Source: Philippine Statistics Authority

## Floor Area

### 1. Reported total floor area of constructions declined

The total floor area of constructions for this quarter was recorded at 10.59 million square meters. This corresponds to an annual increment of 8.7 percent from the recorded 9.75 million square meters floor area in the same period of the previous year. (Tables A and 1)

## **2. Non-residential buildings accounted for more than half of the total floor area of constructions**

Non-residential constructions recorded 6.57 million square meters or 62.1 percent of the total floor area of constructions this quarter. This reflects an annual expansion of 48.2 percent from the floor area of 4.44 million square meters in the same quarter of 2022.

Meanwhile, residential constructions recorded 3.93 million square meters or 37.1 percent of the total floor area of constructions during the third quarter of 2023. It dropped at an annual rate of 24.1 percent from the previous year's same quarter floor area of 5.17 million square meters. (Tables A and 1)

### **Average Cost per Square Meter**

#### **1. Average cost of construction expanded**

The average cost of construction in the third quarter of 2023, excluding those for alteration and repair, and other non-residential, was recorded at PhP 9,977.41 per square meter. This was 11.5 percent lower than the average cost of PhP 11,270.96 per square meter in the third quarter of 2022. (Table 1)

#### **2. Residential buildings had the highest average cost of constructions**

Among types of construction, residential buildings had the highest average cost of PhP 11,709.92 per square meter during the quarter. This was followed by addition to existing constructions with PhP 10,584.77 per square meter, and non-residential constructions with PhP 8,934.17 per square meter. (Table 1)

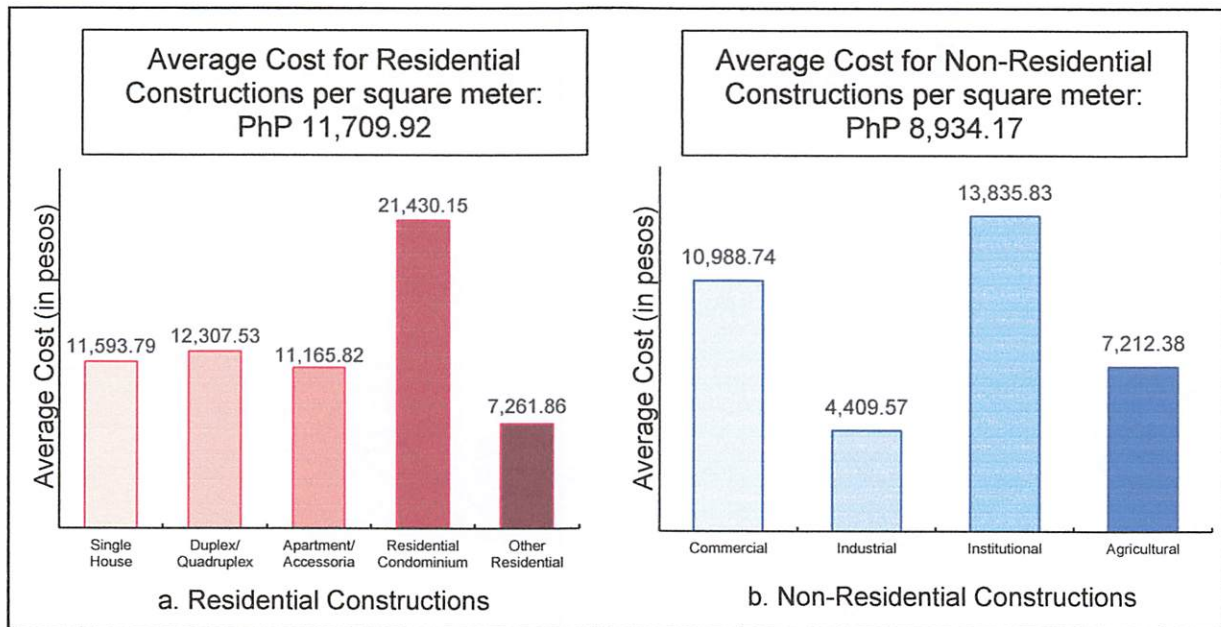
#### **3. Residential condominium construction was the most expensive among types of residential construction**

Among residential constructions, residential condominiums posted the highest average cost of PhP 21,430.15 per square meter during the quarter, while other residential recorded the lowest average cost of PhP 6,982.56 per square meter. (Figure 5a and Table 1)

#### 4. Institutional-type buildings had the highest cost among non-residential constructions

For this quarter, institutional-type building constructions reported the highest average cost of PhP 13,835.83 per square meter. On the other hand, industrial-type buildings registered the lowest average cost of PhP 4,409.57 per square meter. (Figure 5b and Table 1)

Figure 5. Average Cost per Square Meter by Type of Construction  
Philippines: Third Quarter 2023<sup>p</sup>



*p* – preliminary  
Source: Philippine Statistics Authority

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