



# LGAs of South East Queensland: Gold Coast

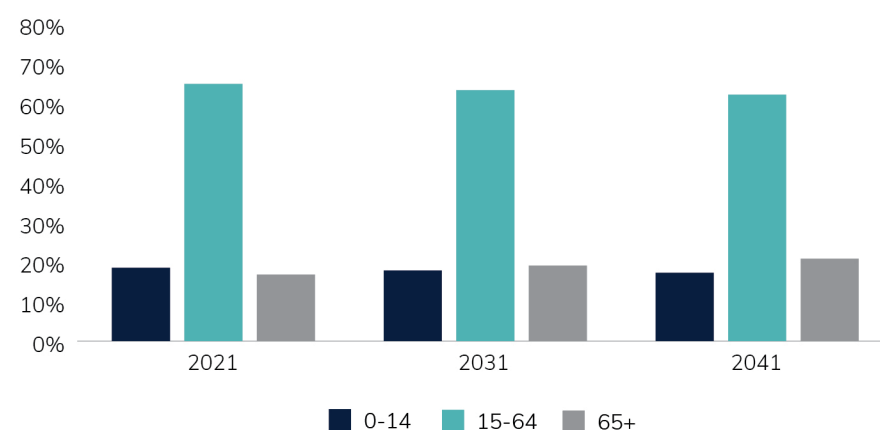


## Population

**635,191** population in 2020, to increase by **48.6%** to **943,686** in 2041.

In 2041, Gold Coast's 65+ age cohort will surpass those under 15 years of age (Figure 1).

Figure 1: Gold Coast LGA population projection by age cohort



Source: BCARR analysis of Queensland Government population projections, 2018.



## Housing

**Dwelling approvals:** Accounted for **16.9%** of 12 LGA's new dwelling approvals between 2016 and 2021. **56.2%** of these approvals were for other residential buildings, reflecting high-density development in this area.

**Housing affordability:** In 2016, **7.9%** of households experienced mortgage stress (**4<sup>th</sup>**), whilst **16.8%** experienced rental stress (**1<sup>st</sup>**).

Sources: BCARR analysis of ABS Census of Population and Housing 2016, ABS Cat. 8731.0 Building Approvals, Australia, 2016 to 2021, and data from the Australian Urban Observatory.



## Employment

Accounted for **15.9%** of employed persons by LGA of work in 2016 (**2<sup>nd</sup>**).

**Largest employing industries:** Health care and social assistance (**13.0%**), Retail trade (**11.7%**).



## Skills

**Occupations:** Professionals is the largest occupation (**18.7%**), followed by Clerical and administrative workers (**14.3%**).

**Education:** **24.6% of the working population** has a Bachelor's degree or higher qualification (**2<sup>nd</sup>**).



## Transport

- **84.0%** private vehicle (**5<sup>th</sup>**)
- **4.9%** public transport (**6<sup>th</sup>**)
- **3.8%** active transport (**7<sup>th</sup>**)
- **6.6%** worked at home (**6<sup>th</sup>**)



## Connectivity

**Average commuting distance** for residents of **19.3km**.

**77.9%** of people work in the same LGA (**3<sup>rd</sup>**).

**7<sup>th</sup> highest** 45-minute job access, providing employed residents with access to **21.7%** of SEQ jobs in 2019.



## Liveability

### Social infrastructure measures

- Health infrastructure (**4<sup>th</sup>**)
- Education (**7<sup>th</sup>**)
- Arts and culture (**3<sup>rd</sup>**)
- Community and sports (**5<sup>th</sup>**)

**2<sup>nd</sup> highest walkability** score.

Access to public space is **58.7%**, the **3<sup>rd</sup> highest** in SEQ.



## Implications

Mortgage and rental affordability issues are particularly pronounced in this area.

The LGA will see the **2<sup>nd</sup> largest growth in population**, likely exacerbating the current housing affordability issue.

