

Homes that meet the demands of those in later life will be increasingly in demand as our population ages

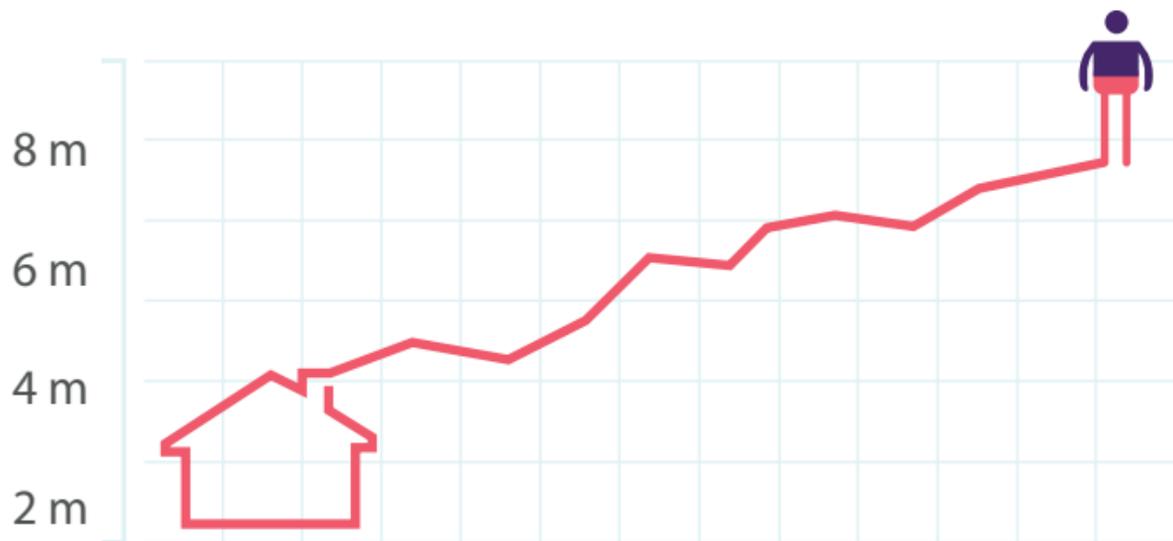


**1.42  
million**

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By 2037 there are projected to be **1.42 million** more households headed by someone aged 85 or over\*

## All new homes must be built to be accessible and adaptable as we age



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By 2025 there are projected to be 8.2 million households headed by someone aged 65 and over – an increase of 23% from 2015\*

There are 1.8 million disabled people  
with an accessible housing need

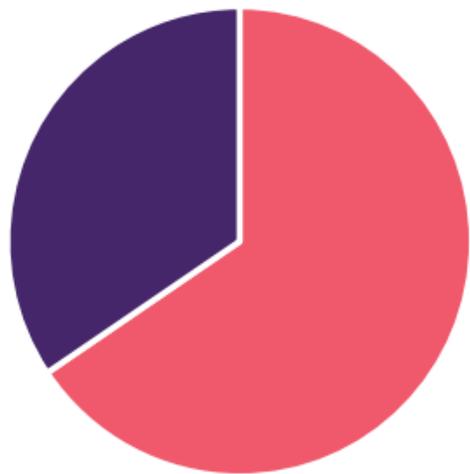


**1.8  
million**

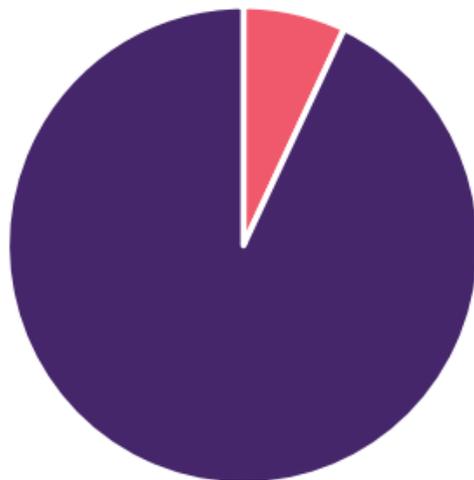
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As the proportion of individuals over the age of 65 and 85 increases, so too will the proportion of the population with disability, accessibility and mobility requirements. There are 11.6 million disabled people in Great Britain, of whom 5.1 million are over state pension age\*

**59%** of disabled people who are 65 and over say that they will need accessible housing features in the next five years



 need accessible housing features

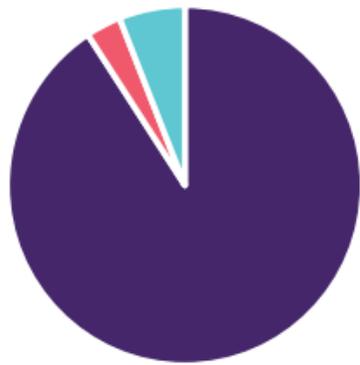


 homes that meet basic accessibility features

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Yet there is a significant shortage of accessible homes in the UK – the latest English housing survey shows that only **7%** of homes meet basic accessibility features\*

# More than 90% of older people live in mainstream housing



- Mainstream housing
- Carehomes
- Other



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Only 3.2% of those aged 65 and over live in care homes\*

# Home is where most people want to be in later life

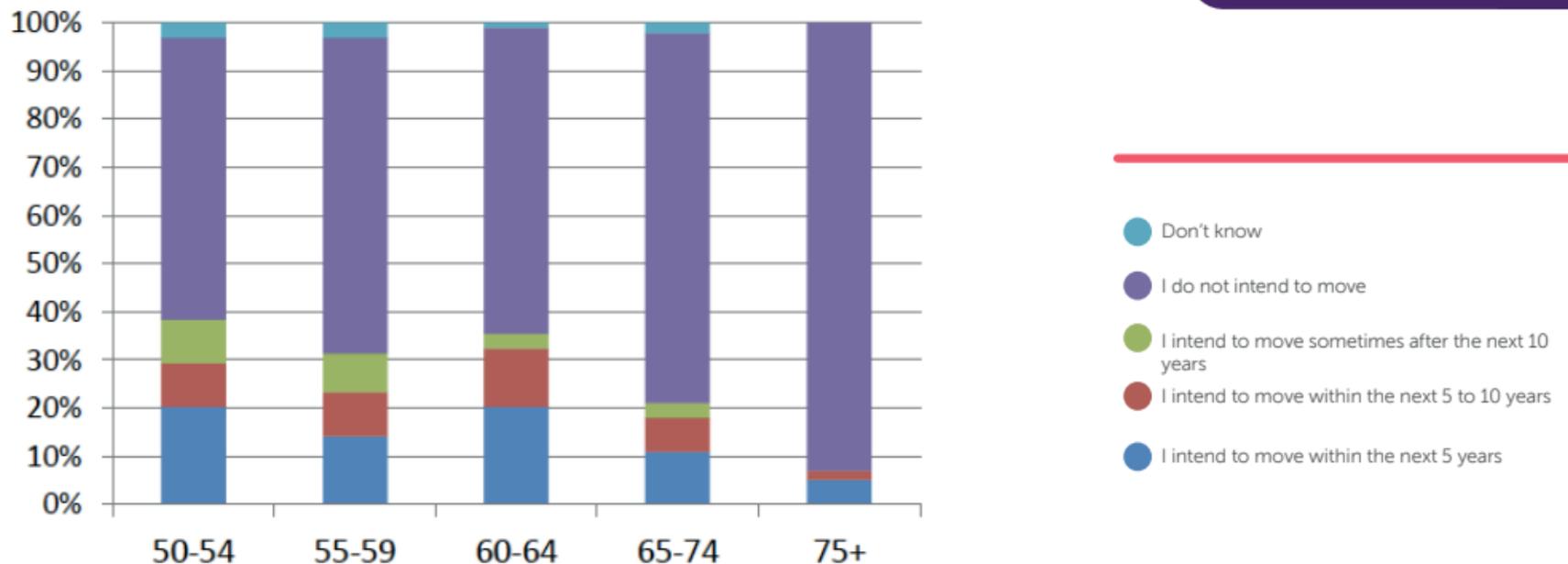


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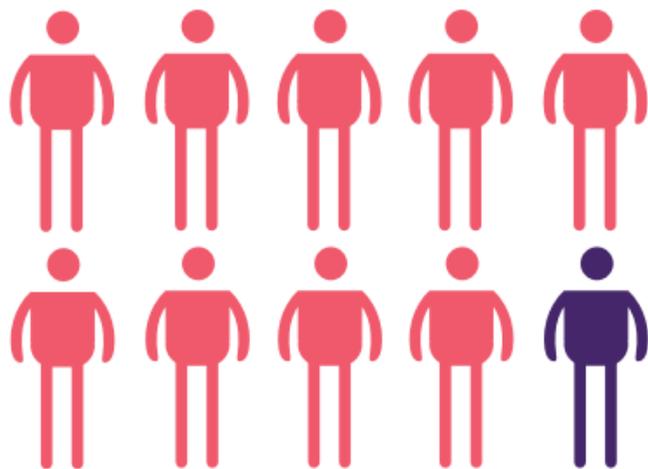
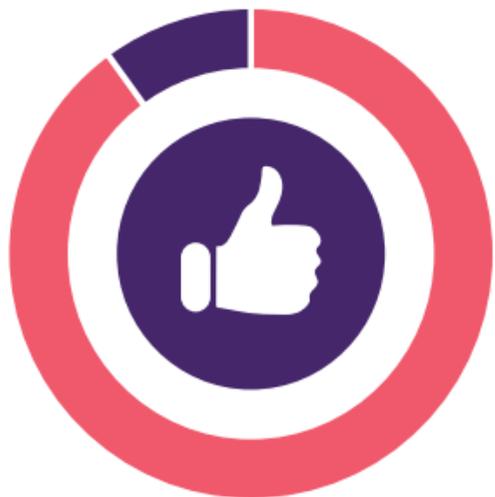
80% of homeowners aged 65 and over wish to stay where they are\*

# People do not intend to move

Attitude to moving to a different property in the future



# Home adaptations improve people's quality of life



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Home adaptations have been shown to improve the quality of 90% of recipients

# Homes are important for health and wellbeing

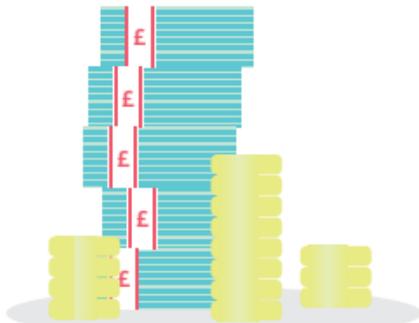
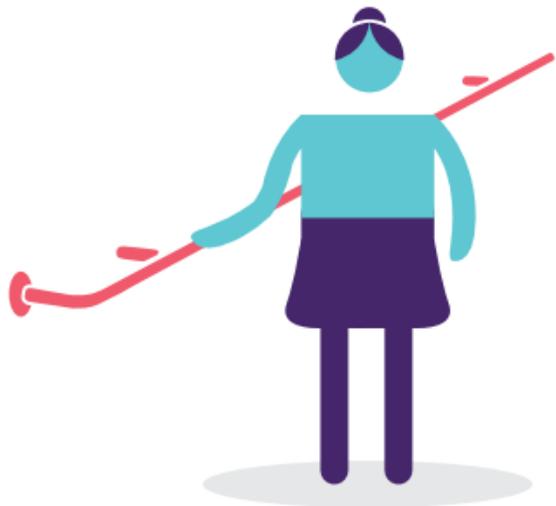


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Relatively low cost home modifications can lead to:

- 26% reduction in falls that need medical treatment
- savings of £500 million each year to the NHS and social care services in the UK\*

# Home adaptations cost significantly less than residential care



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The average Disabled Facilities Grant is for £7,000 compared to the average residential care cost of £29,000\*

1 in 3 people aged 65 and over  
suffer from a fall each year\*



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Falls are one of the key  
hazards of poor housing, a  
major cause of injury and  
hospital admission  
amongst older people\*\*

\*Source: NICE Quality standard QS86, Falls in older people, March 2015

\*\*Source: Garrett, H, Burris, S (2015) Homes and ageing in England. BRE  
Bracknell, IHS BRE Press.

# 57% of older person households under-occupy their homes



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57% of older person households under-occupy their homes, with the rate of under-occupancy peaking for the 55-64 age group

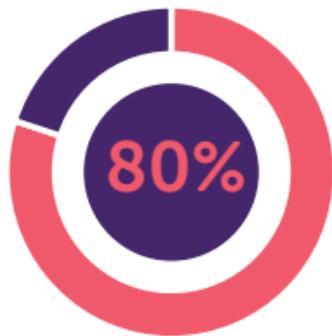
The number of older under-occupied households is similar to the number of younger under-occupied households



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The absolute numbers of under-occupied households are similar: 4.2 million older households are under-occupied compared to 3.8 million younger households

## People spend a large amount of their time at home



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People aged 85 and over spend an average of 80% of their time at home\*