

Community report

Gawler (T)

Prepared from Community Explorer topic selections for briefing, planning and reporting use.

AREA

Gawler (T)

COMPARISON

Greater Adelaide

POPULATION

Persons

GENERATED

2 April 2026

Included sections

1 selected topic will be included in this report.

01 Housing tenure

Sources and method

- Source: Australian Bureau of Statistics, Census of Population and Housing, 2021 and, where available, 2016 comparison data.
- Percentages are calculated from the denominator supplied for each topic. Change (pp) is the 2021 percentage minus the 2016 percentage when the topic is comparable across years.
- Enumerated topics describe where people or dwellings were counted on Census night.

Housing tenure

Gawler (T) | Greater Adelaide comparison | Persons

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Key takeaway

In 2021, 66.8% of households in Gawler (T) were purchasing or had fully paid off their home, while 26.6% were renting. The mortgage share was higher than Greater Adelaide (36%).

About this topic

Housing tenure shows whether households own their dwelling outright, are purchasing it, rent privately, rent from a social landlord, or occupy it under another arrangement. It describes how households hold or access housing, not the type of dwelling itself.

This topic is useful for analysing housing markets, affordability, stability, and the mix of owners and renters. It works best alongside dwelling type, household composition, and housing cost topics such as mortgage repayments and rent.

Interpretation notes

- Tenure type describes how the dwelling is occupied, including ownership, mortgage, rental, or other arrangements.

- It applies to occupied private dwellings and should not be confused with dwelling structure or housing cost measures.

Housing tenure

Gawler (T) – Households (Enumerated)

Category	2021			2016			Change	
	Count	%	Greater Adelaide %	Count	%	Greater Adelaide %	Count	pp
Fully owned	3,032	29.0%	30.1%	2,628	27.7%	29.6%	+404	+1.3
Mortgage	3,958	37.8%	36.0%	3,396	35.8%	35.1%	+562	+2.0
Renting – Total	2,786	26.6%	27.8%	2,688	28.3%	28.0%	+98	-1.7
Renting – Social housing	490	4.7%	5.5%	503	5.3%	6.2%	-13	-0.6
Renting – Private	2,277	21.8%	22.1%	2,133	22.5%	21.4%	+144	-0.7
Renting – Not stated	20	0.2%	0.2%	47	0.5%	0.4%	-27	-0.3
Other tenure type	265	2.5%	2.4%	191	2.0%	1.6%	+74	+0.5
Not stated	422	4.0%	3.7%	592	6.2%	5.7%	-170	-2.2
Total households	10,460	100.0%	100.0%	9,498	100.0%	100.0%	+962	0.0

Data basis: enumerated.