

## Mori Poll: Summary of Findings

### Building repairs and maintenance

Most homes that are owner occupied have had building repairs and/or maintenance work carried out in recent years – with 7 in 10 homeowners saying they have had some work undertaken in the last 5 years. The remaining 3 in 10 homes that have had *no* work carried out to them in the last 5 years represent around 5 million properties across Great Britain.

There are large differences between subgroups in the repairs and maintenance carried out to people's homes. Homes where repairs and maintenance work is more common are more likely to be owned by:

- Older people (77% of homes owned by those aged 45+ having had work carried out in the last 5 years, compared with 47% of homes owned by those aged under 25)
- More affluent people (72% of homes owned by ABs, compared with 63% of those owned by DEs)
- Widowed / divorced / separated (76%, compared with 55% for single people)

The most common repairs and maintenance work are external painting and clearing gutters, drains & guttering (each 40% of homeowners). Roofing repairs and repairs to exterior doors & windows are also fairly common (23% and 36% respectively).

### Spending on Repairs & Maintenance

Spending on home repairs and maintenance is low, compared with average household income. The average spending estimated by homeowners over the last 5 years is £4,364, or £872 per year – representing around 3% of average household income (£26,156 per year).

Average spending is fairly consistent between subgroups, although it rises sharply for single people (£1,419 per year). There is little difference between more affluent and less affluent homeowners. Whilst average yearly spending on homes where the household income is less than £17,500 per year is £747, it rises less than £300 for those with incomes greater than £30,000 (to £1,038 per year).

Despite the small proportion of household income spent on housing repairs and maintenance, most people agree that regular work is needed to help maintain the value of properties (89%).

### Getting Work Done

Only around two-fifths (44%) of homeowners feel confident about carrying out home repairs and maintenance **themselves**. This drops to around 3 in 10 for women and those aged 15-24 years (32% and 27% respectively).

Yet, less than half think it easy to find skilled tradespeople to carry out the repairs or maintenance (44%). Only 1 in 10 says this is *very* easy.

## **Conclusion**

Most homeowners agree that repairs and maintenance are important, and this is reflected in the high proportion who have had work carried out in the last 5 years. Yet, as a proportion of household income, spending levels are generally low.

The relationship between affluence and spending on building repairs and maintenance is not straightforward. Household *income* does appear to increase the chances that work is carried out, although overall spending rises only slowly. This may indicate that home owners are having the *minimum* work done to maintain the value of their properties.