

Construction costs – September Quarter 2026

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Key points

- In the September quarter of 2026, final construction costs charged to buyers were up 5.7% for houses, 4.1% for other residential buildings (e.g. apartments and townhouses) and 4.8% for non-residential buildings (e.g. data centres and public works) from a year ago.
- The continued strong increase in construction costs was attributed to a combination of factors:
 - higher oil prices putting upward pressure on petroleum-based products such as plastic pipes;
 - higher transport and logistics costs amid higher fuel prices;
 - ongoing skilled labour shortage putting upward pressure on wages;
 - solid demand for data centre construction.
- Strong demand for copper around the world has seen prices for copper pipes and fittings surging 37.6% from a year ago and electrical cables and conduit prices also up 23.8% during the same period.

Building materials	Prices - September 2026 (annual change)
Overall house construction materials	3.9%
Electrical equipment	14.5%
>> <i>Electrical cables & conduit</i>	23.8%
>> <i>Switches & distribution boards</i>	6.7%
Plumbing products	9.4%
>> <i>Plastic pipes & fittings</i>	24.7%
Installed gas & electrical appliances	5.5%
>> <i>Stoves</i>	6.7%
Ceramic products	4.1%
>> <i>Clay bricks</i>	5.4%
Concrete, cement & sand	2.9%
>> <i>Sand</i>	9.1%
Timber, board & joinery	1.6%
>> <i>Plywood & board</i>	0.4%
Steel products	0.5%
>> <i>Copper pipes & fittings</i>	37.6%

Source: ABS, API analysis

Final construction costs charged to buyers - September 2026 (annual change)	Australia	NSW	VIC	QLD	WA	SA	TAS	ACT	NT
House	5.7%	5.2%	3.2%	7.8%	7.8%	6.8%	10.7%	7.0%	6.0%
Other residential building (e.g. apartments & terraces)	4.1%	3.5%	4.7%	4.6%	6.4%	3.6%	2.4%	1.1%	4.9%
Non-residential building (e.g. public works & data centres)	4.8%	3.7%	5.9%	5.2%	5.9%	3.3%	2.7%	1.5%	4.8%

Source: ABS, API analysis