

Housing stock statistics

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Key points

The total area of the housing stock for 2025 amounted to 447266,2 thousand sq.m, including 297936,9 thousand sq.m in urban areas and 149329,3 thousand sq.m in rural areas. Compared to the previous year, it increased by 12997,6 thousand sq.m.

The provision of housing per inhabitant for 2025 amounted to 25,1 thousand sq.m, of which 27,4 thousand sq.m in urban areas, and 21,3 thousand sq.m in rural areas. Compared to the previous year, increased by 0,6 sq.m.

The number of residential buildings in 2025 amounted to 2594614 units, of which 1072950 units were in the city and 1521664 units in the village. Including individual houses 2295016 units, apartment buildings 299598 units.

Methodological explanations

Housing stock - dwellings of all forms of ownership. located on the territory of the Republic of Kazakhstan.

The housing stock of the Republic of Kazakhstan shall include private and state housing stock.

The housing stock shall not include non-residential premises in residential houses.

State housing stock – dwellings, belonging to the communal housing stock, housing stock of state enterprises or housing stock of state institutions and which are part of republican or communal property.

Private housing stock – dwellings. owned by individuals or non-state legal entities.

Dwelling - a separate residential unit (individual dwelling house, apartment, dormitory room), intended and used for permanent residence, meeting the established building, sanitary, ecological, fire-prevention and other mandatory norms and rules.

Free-standing residential building – a house, intended for personal (family) residence, located on the allotment garden and possessed as property of the citizen together with household and other constructions and green planting.

Multi-apartment residential building - a separate building with a single foundation on a single indivisible land plot, consisting of the common property of the condominium object, which is a common shared property, and two or more apartments, non-residential premises with independent exits to the land plot adjacent to the multi-apartment residential building, or in other parts of the common property of the condominium object.

Apartment - a separate dwelling, which is a part of a multi-apartment residential building, intended and used for permanent residence.

A non-residential premise - a separate interior space in a multi-apartment residential building. complying with construction, sanitary. Ecological, fire-prevention and other mandatory norms and rules, provided for at the project stage, the boundaries of which are inner surfaces of the walls. floor and ceiling (interfloor floors), unless otherwise provided by the legislation of the Republic of Kazakhstan. used for purposes other than permanent residence (office, shop, cafe, hotel, hostel and other objects of the sphere of services to the population) and being in individual (separate) ownership, with the exception of the common property of the condominium object.

Floor area of dwelling place – total usable floor space of a dwelling place and balconies (loggia, verandas, terraces), calculated using decreasing coefficients in accordance with normative and technical acts.

Living space of dwelling place – total area of living rooms (bedrooms, sitting rooms, children’s room, home office and others) in a dwelling place (flat), calculated in square metres.

Provision of housing per person - is defined as the ratio of the total area of residential premises (apartments) to the number of persons living in them (the total area of housing for vacant or abandoned houses is not taken into account).

Improvement of the housing stock - residential equipment with certain types of improvement (water supply, sewerage, central heating, gas, hot water supply, bath or shower, etc.).

1. Statistics of the housing stock

	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025
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Housing stock - Total	342,6	347,4	356,4	364,3	373,3	387,7	405,2	419,1	434,3	447,3
Including:										
state	8,1	7,5	7,7	7,9	7,9	8,3	9,3	9,6	9,9	10,1
private	334,5	339,9	348,7	356,4	365,4	379,4	395,9	409,5	424,3	437,1
Availability of housing per person, m ²	21,4	21,6	21,9	22,2	22,6	23,2	23,4	23,9	24,5	25,1
Urban housing stock	216,1	219,1	226,1	231,4	238,8	250,3	263,9	274,5	287,1	297,9
Including:										
state	6,7	6,0	6,1	6,3	6,3	6,6	7,4	7,6	7,9	7,9
private	209,4	213,1	220,0	225,1	232,5	243,7	256,5	267,0	279,2	290,0
Availability of housing per person, m ²	24,0	24,1	24,2	24,7	25,0	25,5	25,8	26,4	26,9	27,4
Rural housing stock	126,5	128,3	130,3	132,9	134,5	137,5	141,2	144,5	147,2	149,3
Including:										
state	1,4	1,5	1,6	1,6	1,6	1,7	1,9	2,0	2,1	2,2
private	125,1	126,8	128,7	131,2	132,9	135,8	139,4	142,5	145,1	147,1
Availability of housing per person, m ²	18,0	18,2	18,6	18,9	19,3	19,8	19,8	20,2	20,7	21,3

2. Total area of housing stock

thousand sq. m.

	Total	Including			
		in urban areas	in rural areas	private	state
Republic of Kazakhstan	447 266,2	297 936,9	149 329,3	437 127,7	10 138,5
Abay	12 505,0	7 769,4	4 735,6	12 218,8	286,2
Akmola	20 008,3	10 279,0	9 729,3	19 716,1	292,2
Aktobe	21 232,3	16 800,8	4 431,4	20 853,1	379,2
Almaty	32 638,7	6 453,4	26 185,3	32 392,1	246,6
Atyrau	16 866,9	9 547,0	7 319,9	16 228,4	638,4
Batys Kazakhstan	15 821,4	9 712,1	6 109,3	15 528,3	293,1
Zhambyl	20 763,0	11 434,8	9 328,2	20 268,4	494,6
Zhetisu	12 856,5	6 131,5	6 724,9	12 399,8	456,7
Karagandy	27 225,2	22 170,3	5 054,9	26 487,0	738,1
Kostanay	19 444,3	12 201,5	7 242,8	19 150,9	293,4
Kyzylorda	18 605,6	9 283,5	9 322,1	17 005,8	1 599,8
Mangystau	19 408,9	9 839,7	9 569,3	19 274,0	134,9
Pavlodar	17 503,3	12 598,3	4 905,0	16 375,8	1 127,5
Soltustik Kazakhstan	12 981,9	6 097,0	6 884,9	12 636,7	345,2
Turkistan	35 275,1	9 934,5	25 340,6	34 926,5	348,6
Ulytau	4 903,0	3 754,6	1 148,4	4 642,6	260,4
Shygys Kazakhstan	16 097,1	10 799,7	5 297,5	15 783,5	313,6
Astana city	39 736,3	39 736,3	-	38 840,1	896,2
Almaty city	58 326,9	58 326,9	-	57 523,3	803,7
Shymkent city	25 066,6	25 066,6	-	24 876,5	190,1

Spreadsheets:

2.2 Total area of housing stock by types of ownership

3. Living area of housing stock

thousand sq. m.

	Total	Including			
		in urban areas	in rural areas	private	state
Republic of Kazakhstan	284 115,9	184 005,1	100 110,8	277 953,9	6 162,0
Abay	8 233,2	5 041,4	3 191,8	8 059,6	173,6
Akmola	12 529,8	6 276,6	6 253,2	12 356,4	173,4
Aktobe	13 136,3	10 191,2	2 945,1	12 908,1	228,2
Almaty	21 169,1	4 005,7	17 163,3	21 016,8	152,3
Atyrau	10 334,2	5 761,8	4 572,4	9 940,7	393,5
Batys Kazakhstan	9 922,9	5 875,3	4 047,6	9 746,4	176,5
Zhambyl	14 007,8	7 342,0	6 665,9	13 687,9	320,0
Zhetisu	8 326,7	3 881,5	4 445,2	8 036,5	290,1
Karagandy	17 668,8	14 361,5	3 307,2	17 204,6	464,1
Kostanay	12 088,3	7 376,4	4 711,9	11 911,0	177,3
Kyzylorda	11 657,9	5 688,9	5 969,1	10 711,8	946,1
Mangystau	12 322,0	5 911,0	6 411,0	12 239,6	82,4
Pavlodar	11 016,0	7 820,6	3 195,4	10 329,8	686,2
Soltustik Kazakhstan	8 472,3	3 778,5	4 693,8	8 265,3	207,1
Turkistan	25 034,5	6 782,8	18 251,8	24 803,1	231,5
Ulytau	3 129,5	2 403,6	725,8	2 984,1	145,3
Shygys Kazakhstan	10 335,6	6 775,3	3 560,3	10 140,9	194,7
Astana city	22 203,6	22 203,6	-	21 715,2	488,4
Almaty city	35 795,9	35 795,9	-	35 287,0	508,9
Shymkent city	16 731,6	16 731,6	-	16 608,9	122,7

Spreadsheets:

3.2 Living area of housing stock by type of ownership

4. Number of residential buildings

	Total	Of them						units
		in urban areas			in rural areas			
		total	including		total	including		
			individual	apartment buildings		individual	apartment buildings	
Republic of Kazakhstan	2 594 614	1 072 950	945 317	127 633	1 521 664	1 349 699	171 965	
Abay	106 136	44 820	38 655	6 165	61 316	55 392	5 924	
Akmola	138 936	46 978	39 136	7 842	91 958	69 370	22 588	
Aktobe	110 726	61 611	55 033	6 578	49 115	42 459	6 656	
Almaty	294 098	44 117	39 788	4 329	249 981	234 110	15 871	
Atyrau	91 607	34 124	30 690	3 434	57 483	52 338	5 145	
Batys Kazakhstan	106 183	38 683	35 336	3 347	67 500	54 693	12 807	
Zhambyl	180 006	69 886	64 908	4 978	110 120	102 021	8 099	
Zhetisu	134 734	49 258	45 001	4 257	85 476	79 175	6 301	
Karagandy	97 659	56 617	40 422	16 195	41 042	23 701	17 341	
Kostanay	113 888	36 194	29 221	6 973	77 694	54 992	22 702	
Kyzylorda	133 828	47 735	45 646	2 089	86 093	85 011	1 082	
Mangystau	80 005	7 974	6 198	1 776	72 031	69 167	2 864	
Pavlodar	76 596	27 637	22 256	5 381	48 959	33 882	15 077	
Soltustik Kazakhstan	115 578	27 496	24 030	3 466	88 082	74 626	13 456	
Turkistan	339 537	78 585	75 830	2 755	260 952	259 289	1 663	
Ulytau	18 802	10 661	6 691	3 970	8 141	5 100	3 041	
Shygys Kazakhstan	109 878	44 157	37 248	6 909	65 721	54 373	11 348	
Astana city	30 273	30 273	24 539	5 734	-	-	-	
Almaty city	164 819	164 819	138 393	26 426	-	-	-	
Shymkent city	151 325	151 325	146 296	5 029	-	-	-	

Spreadsheets:

[4.2 Number of individual residential houses in urban and rural areas](#)

[4.3 Number of multi-apartment residential buildings in urban and rural areas](#)

[4.4 Multi-apartment residential buildings by number of apartments](#)

[4.5 Residential buildings by exterior wall materials](#)

[4.6 Individual residential houses by on exterior wall materials](#)

[4.7 Multi-apartment residential buildings by on exterior wall materials](#)

[4.8 Total area of residential buildings by exterior wall materials](#)

[4.9 Total area of individual residential houses by exterior wall materials](#)

[4.10 Total area of multi-apartment residential buildings by exterior wall materials](#)

[4.11 Number of individual and multi-apartment residential buildings by year commissioning](#)

[4.12 Number of residential houses by year of commissioning and exterior wall materials](#)

[4.13 Total area of residential premises \(apartments\) by year of commissioning and exterior wall materials](#)

5. Number of residential premises (apartments)

	Total	Including						units
		with one apartment	with two apartments	with three apartments	with four apartments	with five apartments	with six and more apartments	
Republic of Kazakhstan	6 196 267	1 134 451	1 841 309	1 813 497	865 846	314 054	227 110	
Abay	208 226	35 157	62 615	72 376	29 783	5 837	2 458	
Akmola	302 983	45 926	88 380	115 635	39 341	7 990	5 711	
Aktobe	275 949	45 001	88 848	78 933	41 209	13 010	8 948	
Almaty	390 429	54 320	78 696	104 516	85 259	36 449	31 189	
Atyrau	183 500	26 340	51 215	50 756	33 401	13 127	8 661	
Batys Kazakhstan	230 331	39 379	68 969	72 548	34 917	9 331	5 187	
Zhambyl	285 143	32 154	70 715	76 260	60 930	25 890	19 194	
Zhetisu	196 245	24 330	51 317	64 577	37 908	12 305	5 808	
Karagandy	449 629	64 945	165 802	147 283	56 312	10 459	4 828	
Kostanay	321 361	55 495	104 824	116 446	36 640	5 213	2 743	
Kyzylorda	204 446	17 068	49 917	60 349	42 244	21 967	12 901	
Mangystau	210 964	33 461	64 485	49 557	33 005	19 357	11 099	
Pavlodar	285 881	54 516	86 757	101 579	33 712	6 422	2 895	
Soltustik Kazakhstan	219 813	32 834	64 068	93 313	24 716	3 560	1 322	
Turkistan	393 038	42 901	64 534	92 530	95 593	58 709	38 771	
Ulytau	75 084	8 686	28 464	22 884	11 077	2 855	1 118	
Shygys Kazakhstan	298 340	61 794	105 349	101 725	25 210	3 014	1 248	
Astana city	575 983	187 892	207 764	126 912	37 089	8 085	8 241	
Almaty city	799 170	222 025	259 010	197 486	66 550	22 323	31 776	
Shymkent city	289 752	50 227	79 580	67 832	40 950	28 151	23 012	

Spreadsheets:

5.1 Distribution by number of rooms urban, rural

5.2 Distribution of individual residential houses by number of rooms

5.3 Distribution of residential premises (apartments) in multi-apartment residential houses by the number of rooms

5.4 Distribution of residential premises (apartments) by the size of total area and number of rooms

5.5 Distribution of individual residential houses by size of total area and the number of rooms

5.6 Distribution of residential premises (apartments) in multi-apartment residential houses by size of total area and the number of rooms

5.7 Number of residential premises (apartments) in apartment houses in urban and rural areas

5.8 Average size of the total area

5.9 Average size of the total area in individual residential houses

5.10 Average size of the total area of residential premises (apartments) in multi-apartment residential buildings

6. Residential buildings in disrepair

	Total units			Total area thousand sq.m			Number of residents (persons)		
	total	urban	rural	total	urban	rural	total	urban	rural
Republic of Kazakhstan	2 628	1 280	1 348	834,0	643,7	190,3	50 266	40 752	9 514
Abay	172	72	100	29,3	21,9	7,3	1703	1273	430
Akmola	270	170	100	23,3	11,6	11,7	776	518	258
Aktobe	171	83	88	43,3	36,2	7,1	3676	3340	336
Almaty	16	11	5	4,2	3,6	0,6	351	305	46
Atyrau	705	258	447	231,6	164,8	66,9	13797	9941	3856
Batys Kazakhstan	262	60	202	46,4	30,9	15,4	3306	2431	875
Zhambyl	4	0	4	0,6	0	0,6	19	0	19
Zhetisu	89	30	59	20,5	7,7	12,8	1 240	483	757
Karagandy	110	40	70	86,6	79,6	7,1	655	459	196
Kostanay	8	6	2	2,8	2,7	0,1	141	136	5
Kyzylorda	68	60	8	45,2	41,5	3,7	4061	3750	311
Mangystau	59	23	36	45,7	9,5	36,2	2195	802	1393
Pavlodar	55	2	53	7,0	2,5	4,5	280	109	171
Soltustik Kazakhstan	62	38	24	17,5	13,0	4,4	927	749	178
Turkistan	79	55	24	15,5	12,2	3,3	953	749	204
Ulytau	110	64	46	54,3	50,1	4,3	2642	2446	196
Shygys Kazakhstan	149	69	80	23,9	19,6	4,2	1254	971	283
Astana city	191	191	-	111,7	111,7	-	10843	10843	-
Almaty city	-	-	-	-	-	-	-	-	-
Shymkent city	48	48	-	24,6	24,6	-	1447	1447	-

Spreadsheets:

6.1 Individual residential houses in disrepair

6.2 Multi-apartment residential buildings in disrepair

7. Availability of housing for one resident

	Total	sq. m.	
		Including	
		in urban areas	in rural areas
Republic of Kazakhstan	25,1	27,4	21,3
Abay	20,7	22,3	18,4
Akmola	25,7	27,3	24,0
Aktobe	25,4	27,2	19,9
Almaty	24,1	26,6	23,6
Atyrau	27,1	28,8	25,1
Batys Kazakhstan	23,9	27,4	19,7
Zhambyl	19,4	22,7	16,4
Zhetisu	20,4	23,9	18,0
Karagandy	25,0	25,9	21,6
Kostanay	24,0	24,7	22,6
Kyzylorda	21,9	23,5	20,5
Mangystau	29,4	29,7	29,1
Pavlodar	23,3	23,6	22,6
Soltustik Kazakhstan	23,5	23,8	23,1
Turkistan	21,3	27,0	19,7
Ulytau	22,8	22,6	23,3
Shygys Kazakhstan	23,1	24,8	20,0
Astana city	33,0	33,0	-
Almaty city	30,7	30,7	-
Shymkent city	27,3	27,3	-

8. Dynamics of improvement of the housing stock

	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025
Share of the total area of the total housing stock, in percentage, equipped:										
water supply	98	98	98	98	98	98	98	98	98	98
sewerage	67	68	70	70	71	73	74	76	78	79
central heating	41	41	41	42	42	43	44	45	46	46
gas										
(including liquefied)	88	88	88	87	87	87	86	85	85	85
central hot water supply	36	36	36	36	37	37	38	38	39	39
bath or										
a shower	42	42	42	42	43	43	44	46	46	52
floor electric stoves	10	11	11	11	12	12	13	14	14	15
Share of the total area of urban housing stock, in percentage, equipped with:										
water supply	100	100	100	100	100	100	100	100	100	100
sewerage	86	87	88	88	88	89	90	91	91	92
central heating	63	62	63	63	64	64	65	66	67	67
gas										
(including liquefied)	82	82	82	82	81	81	79	79	79	78
central hot water supply	56	56	56	56	56	56	57	57	58	58
bath or										
a shower	63	63	63	63	63	62	63	64	64	69
floor electric stoves	16	16	16	17	17	18	19	20	20	21
Share of the total area of rural housing stock, in percentage, equipped with:										
water supply	97	96	96	96	96	96	95	96	96	96
sewerage	34	37	39	40	41	43	45	49	51	52
central heating	3	3	4	4	4	4	4	5	5	5
gas										
(including liquefied)	97	97	97	97	97	97	97	97	97	97
central hot water supply	2	2	2	2	2	2	2	2	2	2
bath or										
a shower	7	7	7	7	7	8	9	10	11	17
floor electric stoves	1	1	1	2	2	2	2	2	2	2

Spreadsheets:

[9. Improvement of the housing stock](#)

[9.1 Improvement in individual residential houses](#)

[9.2 Improvement in multi-apartment residential buildings](#)

Links to related publications:

[Colmpilation «On the housing stock»](#)

Useful links

[The Law of the Republic of Kazakhstan «On Housing Relations»;](#)

[Uniform rules for the implementation of state accounting of the housing stock of the Republic of Kazakhstan;](#)

[Methodology for maintaining and updating the Statistical Housing Register;](#)

[Information-analytical system «Taldau».](#)

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