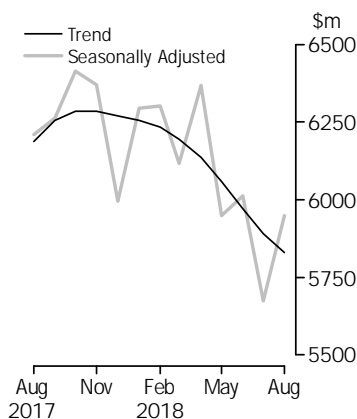


# LENDING FINANCE

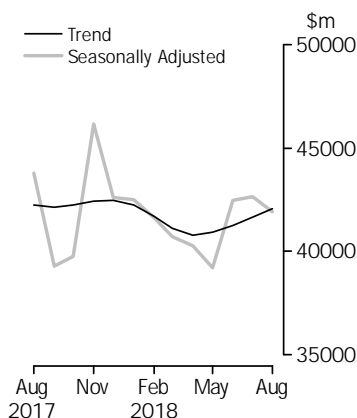
AUSTRALIA

EMBARGO: 11.30AM (CANBERRA TIME) TUES 16 OCT 2018

## Personal Finance



## Commercial Finance



## INQUIRIES

For further information about these and related statistics, contact the National Information and Referral Service on 1300 135 070.

## KEY FIGURES

	<b>Jul 2018</b>	<b>Aug 2018</b>	<b>Jul 2018 to Aug 2018</b>
	<b>\$m</b>	<b>\$m</b>	<b>% change</b>
<b>TREND ESTIMATES</b>			
Housing finance for owner occupation(a)	20 848	20 797	-0.2
Personal finance	5 890	5 830	-1.0
Commercial finance	41 650	42 058	1.0
Lease finance	644	657	2.1
<b>SEASONALLY ADJUSTED ESTIMATES</b>			
Housing finance for owner occupation(a)	21 128	20 568	-2.7
Personal finance	5 674	5 949	4.8
Commercial finance	42 645	41 907	-1.7
Lease finance	659	628	-4.7

(a) Excludes alterations and additions

## KEY POINTS

### AUGUST 2018 COMPARED WITH JULY 2018:

#### HOUSING FINANCE FOR OWNER OCCUPATION

- The total value of owner occupied housing commitments excluding alterations and additions fell 0.2% in trend terms and the seasonally adjusted series fell 2.7%.

#### PERSONAL FINANCE

- The trend series for the value of total personal finance commitments fell 1.0%. Revolving credit commitments fell 4.9%, while fixed lending commitments rose 0.9%.
- The seasonally adjusted series for the value of total personal finance commitments rose 4.8%. Revolving credit commitments rose 14.3% and fixed lending commitments rose 0.7%.

#### COMMERCIAL FINANCE

- The trend series for the value of total commercial finance commitments rose 1.0%. Revolving credit commitments rose 1.5% and fixed lending commitments rose 0.8%.
- The seasonally adjusted series for the value of total commercial finance commitments fell 1.7%. Revolving credit commitments fell 10.0%, while fixed lending commitments rose 0.9%.

#### LEASE FINANCE

- The trend series for the value of total lease finance commitments rose 2.1% in August 2018, while the seasonally adjusted series fell 4.7%, after a rise of 1.3% in July 2018.

# NOTES

## FORTHCOMING ISSUES

<i>ISSUE</i>	<i>RELEASE DATE</i>
September 2018	13 November 2018
October 2018	12 December 2018
November 2018	21 January 2019
December 2018	14 February 2019

## FORTHCOMING CHANGES

The ABS is combining Housing Finance, Australia (5609.0) and Lending Finance, Australia (5671.0) into a single, simpler publication called Lending to Households and Businesses, Australia (5601.0). An information paper which outlines the forthcoming changes in more detail and outlines the format of the new publication, as well as providing historical data in the new table structures, will be released no less than one month prior to release of the new publication. Some of the data currently published in the two publications will no longer be published in the new consolidated publication, however, some existing outputs will be further disaggregated. New analytical series will also be added with the inclusion of seasonally adjusted and trend estimates for more data items.

## REVISIONS

In this issue, revisions have been made to the original series as a result of improved reporting of survey and administrative data. These revisions have affected the following series:

- Commercial Finance for the period July 2018.
- Personal Finance for the period July 2018.
- Lease Finance for the period July 2018.
- Owner-occupied finance for the period July 2018.
- Investment housing for the period July 2018.

## PRIVACY

The *ABS Privacy Policy* outlines how the ABS will handle any personal information that you provide to the ABS.

## ABBREVIATIONS

\$m	million dollars
ABS	Australian Bureau of Statistics
ADI	Authorised Deposit-taking Institution
APRA	Australian Prudential Regulation Authority
ARIMA	autoregressive integrated moving average
n.e.c.	not elsewhere classified
RBA	Reserve Bank of Australia
RFC	Registered Financial Corporation

David W. Kalisch  
Australian Statistician

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## TIME SERIES DATA

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### TIME SERIES DATA

Data available free on the ABS website < <http://www.abs.gov.au> > include:

- longer time series of tables in this publication, and
- the following tables:

13. Lending Finance Seasonal Factors and Forward Factors for 12 months, By Purpose: Australia (from January 1985)

14. Commercial finance commitments, summary (original, seasonally adjusted, trend)

15. Commercial finance commitments, fixed loans and revolving credit

16. Commercial finance commitments, fixed loans and revolving credit by lender

17. Commercial finance commitments, fixed loans by industry

18. Commercial finance commitments, revolving credit by industry

19 to 26. Commercial finance commitments, fixed loans and revolving credit by state and territory

27. Lease finance commitments, summary (original, seasonally adjusted, trend)

28. Lease finance commitments by purpose

29. Lease finance commitments by purpose and lender

30. Lease finance commitments by industry

31 to 38. Lease finance commitments by purpose and state and territory

39. Operating lease finance commitments by purpose

40. Operating lease finance commitments by lender

41. Operating lease finance commitments by industry

42 to 49. Operating lease finance commitments by purpose and state and territory

50. Personal finance commitments, summary (original, seasonally adjusted, trend)

51. Personal finance commitments, fixed loans and revolving credit

52. Personal finance commitments, fixed loans and revolving credit by lender

53 to 60. Personal finance commitments, fixed loans and revolving credit by state and territory

## SUMMARY OF FINDINGS

### HOUSING FINANCE FOR OWNER OCCUPATION

The total value of owner occupied housing commitments excluding alterations and additions fell 0.2% in trend terms and the seasonally adjusted series fell 2.7%.

Further detail can be found in Table 1 on the downloads tab of this release and in the PDF.

For further information, please refer to Housing Finance, Australia (cat. no. 5609.0), which was released on 12 October 2018.

### PERSONAL FINANCE

The trend series for the value of total personal finance commitments fell 1.0% in August 2018 compared with July 2018. Revolving credit commitments fell 4.9%, while fixed lending commitments rose 0.9%.

The seasonally adjusted series for the value of total personal finance commitments rose 4.8%. Revolving credit commitments rose 14.3% and fixed lending commitments rose 0.7%.

Further detail can be found in Tables 1 and 4 on the downloads tab of this release and in the PDF.

### COMMERCIAL FINANCE

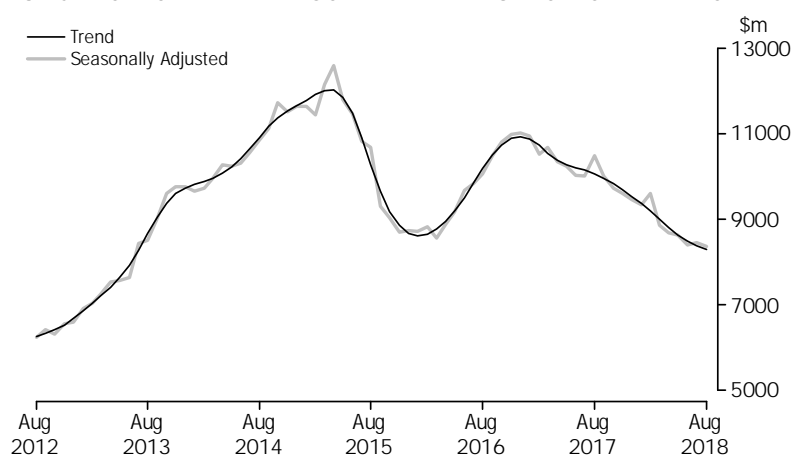
The trend series for the value of total commercial finance commitments rose 1.0% in August 2018 compared with July 2018. Revolving credit commitments rose 1.5% and fixed lending commitments rose 0.8%.

The seasonally adjusted series for the value of total commercial finance commitments fell 1.7% in August 2018, after a rise of 0.4% in July 2018. Revolving credit commitments fell 10.0%, after a rise of 0.1% in the previous month. Fixed lending commitments rose 0.9%, following a rise of 0.5% in the previous month.

The value of commitments for the purchase of dwellings by individuals for rent or resale (trend) fell 1.0% in August 2018 and the seasonally adjusted series fell 1.0%.

Further detail can be found in Tables 1 and 8 on the downloads tab of this release and in the PDF.

### PURCHASE OF DWELLINGS BY INDIVIDUALS FOR RENT OR RESALE



**SUMMARY OF FINDINGS** *continued*

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LEASE FINANCE

The trend series for the value of total lease finance commitments rose 2.1% in August 2018, while the seasonally adjusted series fell 4.7% after a rise of 1.3% in July 2018.

Further detail can be found in Table 1 on the downloads tab of this release and in the PDF.

## FINANCE COMMITMENTS, Summary

Month	SECURED HOUSING(a)		PERSONAL(b)			COMMERCIAL			LEASE
	Construction and purchase of dwellings(c)	Alterations and additions	Fixed loans(d)	Revolving credit(e)	Total	Fixed loans(d)	Revolving credit(e)	Total	Total
	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
ORIGINAL									
<b>2017</b>									
August	22 140	417	3 921	2 337	6 258	34 432	8 871	43 303	556
September	20 767	443	3 861	2 042	5 903	29 186	9 589	38 775	535
October	21 603	408	4 113	2 233	6 346	30 238	9 516	39 754	594
November	24 039	416	4 292	2 361	6 653	38 062	8 744	46 806	514
December	21 434	346	3 724	2 068	5 792	39 143	13 235	52 378	644
<b>2018</b>									
January	18 084	314	3 486	2 260	5 746	25 096	8 112	33 208	475
February	18 769	326	3 579	2 442	6 020	26 973	7 011	33 984	504
March	20 775	332	3 874	2 490	6 363	33 345	9 091	42 436	565
April	19 411	287	3 465	2 436	5 901	27 808	7 585	35 393	495
May	23 482	348	4 228	2 270	6 498	29 881	8 708	38 589	670
June	20 942	314	4 507	2 110	6 617	40 138	14 437	54 574	798
July	21 201	300	3 900	1 870	5 770	31 804	10 970	42 773	677
August	21 146	295	4 146	1 932	6 078	33 588	8 398	41 986	588
SEASONALLY ADJUSTED									
<b>2017</b>									
August	21 407	405	3 812	2 397	6 210	34 429	9 334	43 763	574
September	20 874	434	3 959	2 305	6 264	29 246	10 046	39 292	564
October	20 706	403	4 163	2 250	6 413	30 155	9 604	39 760	577
November	21 305	386	4 054	2 316	6 370	37 263	8 896	46 159	545
December	21 054	376	3 901	2 094	5 995	32 307	10 287	42 594	590
<b>2018</b>									
January	21 199	368	3 918	2 377	6 295	31 977	10 516	42 493	557
February	21 374	338	3 868	2 433	6 302	32 915	8 723	41 638	540
March	20 902	321	3 791	2 325	6 116	31 456	9 247	40 703	542
April	20 867	310	3 754	2 613	6 367	31 578	8 710	40 288	553
May	21 046	315	3 809	2 140	5 949	29 756	9 452	39 209	632
June	20 829	306	3 996	2 016	6 012	32 272	10 202	42 474	650
July	21 128	294	3 944	1 730	5 674	32 434	10 211	42 645	659
August	20 568	284	3 972	1 977	5 949	32 713	9 194	41 907	628
TREND									
<b>2017</b>									
August	20 984	400	3 863	2 325	6 189	33 013	9 230	42 242	574
September	21 036	403	3 949	2 308	6 257	32 637	9 480	42 117	570
October	21 073	402	4 004	2 281	6 285	32 548	9 716	42 264	567
November	21 100	393	4 014	2 270	6 284	32 669	9 775	42 444	563
December	21 129	379	3 977	2 293	6 269	32 780	9 703	42 483	557
<b>2018</b>									
January	21 136	360	3 913	2 342	6 255	32 686	9 559	42 244	552
February	21 123	342	3 853	2 380	6 234	32 283	9 408	41 691	553
March	21 081	329	3 822	2 373	6 195	31 760	9 339	41 099	564
April	21 013	318	3 829	2 307	6 136	31 411	9 359	40 770	583
May	20 954	309	3 858	2 199	6 057	31 472	9 450	40 922	605
June	20 901	301	3 894	2 077	5 970	31 678	9 592	41 270	626
July	20 848	294	3 930	1 960	5 890	31 935	9 715	41 650	644
August	20 797	290	3 966	1 864	5 830	32 194	9 864	42 058	657

(a) For owner occupation.

(b) Includes unsecured housing finance for owner occupation.

(c) Includes refinancing across lending institutions (see Glossary).

(d) Includes refinancing (see Glossary).

(e) New and increased credit limits during the month. Includes credit cards.

HOUSING AND PERSONAL FINANCE COMMITMENTS, By Lender: **Original**

Month	HOUSING FINANCE(a)					PERSONAL FINANCE(b)				
	Banks	Permanent building societies	Wholesale lenders n.e.c.	Other lenders	Total	Banks	Credit co-operatives	Finance companies	Other lenders	Total
	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
<b>2017</b>										
August	20 623	138	582	797	22 140	4 460	np	np	1 567	6 258
September	19 245	160	530	831	20 767	4 294	np	np	1 382	5 903
October	19 977	216	523	886	21 603	4 725	np	np	1 379	6 346
November	22 234	173	560	1 073	24 039	5 020	np	np	1 386	6 653
December	19 882	128	447	977	21 434	4 320	np	np	1 235	5 792
<b>2018</b>										
January	16 689	94	445	855	18 084	4 159	np	np	1 339	5 746
February	17 288	110	453	917	18 769	4 125	np	np	1 652	6 020
March	19 268	134	470	903	20 775	4 246	117	130	1 870	6 363
April	17 946	129	466	870	19 411	4 095	np	np	1 583	5 901
May	21 656	157	584	1 084	23 482	4 894	np	np	1 332	6 498
June	19 319	128	504	991	20 942	4 812	np	np	1 502	6 617
July	19 472	np	np	1 050	21 201	4 178	np	np	1 339	5 770
August	19 417	np	np	1 058	21 146	4 267	np	np	1 545	6 078

np not available for publication but included in totals where applicable, unless otherwise indicated

(a) Secured finance for owner occupation. Excludes alterations and additions.  
 (b) Includes unsecured housing finance for owner occupation.



COMMERCIAL AND LEASE FINANCE COMMITMENTS, By Lender: **Original**

Month	COMMERCIAL FINANCE					LEASE FINANCE				
	Banks	Money market corporations	Finance companies	Other lenders	Total	Banks	General financiers	Finance companies	Other lessors	Total
	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
<b>2017</b>										
August	38 679	np	1 114	np	43 303	168	171	42	175	556
September	34 729	np	1 479	np	38 775	191	155	np	np	535
October	34 912	np	1 559	np	39 754	201	196	44	152	594
November	42 013	np	1 689	np	46 806	158	154	42	160	514
December	47 739	np	1 194	np	52 378	185	273	np	np	644
<b>2018</b>										
January	30 062	np	994	np	33 208	139	168	25	143	475
February	29 701	np	np	np	33 984	161	150	np	np	504
March	37 829	np	1 529	np	42 436	183	164	np	np	565
April	32 254	np	1 040	np	35 393	156	167	np	np	495
May	35 561	np	1 180	np	38 589	243	202	np	np	670
June	50 216	np	1 757	np	54 574	263	224	80	230	798
July	40 199	np	995	np	42 773	176	320	31	149	677
August	38 302	np	1 247	np	41 986	205	182	np	np	588

np not available for publication but included in totals where applicable, unless otherwise indicated

PERSONAL FINANCE COMMITMENTS, By Purpose (Fixed Loans): Original

<i>Month</i>	<i>New motor cars and station wagons</i>	<i>Used motor cars and station wagons</i>	<i>Total motor vehicles(a)</i>	<i>Individual residential blocks of land</i>	<i>Unsecured finance for owner occupation(b)</i>	<i>Debt consolidation</i>	<i>Refinancing</i>	<i>Other(c)</i>	<i>Total</i>
<i>\$m</i>	<i>\$m</i>	<i>\$m</i>	<i>\$m</i>	<i>\$m</i>	<i>\$m</i>	<i>\$m</i>	<i>\$m</i>	<i>\$m</i>	<i>\$m</i>
<b>2017</b>									
August	711	538	1 405	703	56	np	np	818	<b>3 921</b>
September	677	498	1 331	674	65	521	469	800	<b>3 861</b>
October	676	514	1 341	677	63	625	522	885	<b>4 113</b>
November	769	515	1 430	701	73	672	509	907	<b>4 292</b>
December	662	444	1 245	682	50	527	429	790	<b>3 724</b>
<b>2018</b>									
January	692	500	1 336	526	45	458	407	714	<b>3 486</b>
February	676	488	1 308	549	67	463	430	762	<b>3 579</b>
March	701	485	1 325	633	67	536	483	828	<b>3 874</b>
April	575	438	1 140	576	50	546	468	685	<b>3 465</b>
May	687	490	1 323	758	63	646	590	848	<b>4 228</b>
June	857	491	1 499	823	54	661	633	836	<b>4 507</b>
July	656	476	1 262	632	52	659	558	737	<b>3 900</b>
August	657	526	1 332	663	53	752	565	781	<b>4 146</b>

np not available for publication but included in totals where applicable, unless otherwise indicated

(a) Includes motorcycles and other motor vehicles.

(b) Includes alterations and additions.

(c) Includes boats, caravans and trailers, household goods, travel and holidays and other purposes.

PERSONAL FINANCE COMMITMENTS, Revolving Credit Stocks and Flows: **Original**

Month	NEW AND INCREASED CREDIT LIMITS			CANCELLATIONS AND REDUCTIONS	CREDIT AT END OF MONTH	
	Secured	Unsecured	Total	Total(a)	Total limits(a)	Credit used
	\$m	\$m	\$m	\$m	\$m	\$m
<b>2017</b>						
August	481	1 856	<b>2 337</b>	2 930	250 645	96 941
September	430	1 613	<b>2 042</b>	2 564	250 215	96 414
October	613	1 620	<b>2 233</b>	2 704	249 828	95 835
November	686	1 675	<b>2 361</b>	3 703	248 455	95 958
December	577	1 491	<b>2 068</b>	2 327	248 253	96 285
<b>2018</b>						
January	367	1 893	<b>2 260</b>	2 358	249 049	95 163
February	426	2 016	<b>2 442</b>	2 653	248 962	95 472
March	344	2 146	<b>2 490</b>	2 852	248 616	94 921
April	633	1 804	<b>2 436</b>	2 689	248 387	94 075
May	692	1 578	<b>2 270</b>	3 002	247 439	93 594
June	700	1 410	<b>2 110</b>	2 424	247 406	93 972
July	504	1 366	<b>1 870</b>	2 640	246 783	92 014
August	428	1 503	<b>1 932</b>	2 669	246 012	91 210

(a) These figures sometimes reflect a rebasing of the data by one or more lenders without adjustment to earlier periods' commitments or cancellations.

## COMMERCIAL FINANCE COMMITMENTS, By Purpose (Fixed Loans): Original

Month	Construction finance	Purchase of real property	Wholesale finance	Purchase of plant and equipment	Refinancing	Other	Total	Commitments not drawn at end of month
	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
<b>2017</b>								
August	2 673	14 607	1 969	3 204	2 345	9 633	<b>34 432</b>	59 671
September	1 648	12 951	2 345	2 907	2 183	7 151	<b>29 186</b>	57 939
October	1 797	13 951	2 094	3 164	2 185	7 047	<b>30 238</b>	57 764
November	3 673	14 970	2 015	3 275	3 578	10 551	<b>38 062</b>	60 802
December	3 562	13 574	2 581	3 118	4 197	12 111	<b>39 143</b>	63 262
<b>2018</b>								
January	1 647	10 919	1 483	2 353	1 919	6 775	<b>25 096</b>	59 826
February	1 818	11 749	2 215	2 848	2 047	6 297	<b>26 973</b>	58 543
March	2 398	12 821	3 059	3 334	4 257	7 476	<b>33 345</b>	59 850
April	2 496	11 611	1 837	2 834	2 219	6 811	<b>27 808</b>	57 588
May	2 338	13 451	700	3 097	2 704	7 592	<b>29 881</b>	58 423
June	2 261	13 720	1 303	4 480	6 161	12 214	<b>40 138</b>	58 297
July	2 256	12 378	1 655	2 731	3 490	9 293	<b>31 804</b>	59 482
August	1 989	12 439	2 147	3 107	2 777	11 130	<b>33 588</b>	61 615

## LEASE AND REVOLVING COMMERCIAL FINANCE COMMITMENTS, BY STOCK: AUSTRALIA, ORIGINAL (\$M)

	LEASE FINANCE		COMMERCIAL REVOLVING CREDIT			
	Total commitments	Commitments not drawn at end of month	New and increased credit limits	Cancellations and reductions	Total credit limits at end of month	Credit used at end of month
	\$m	\$m	\$m	\$m	\$m	\$m
<b>2017</b>						
August	556	np	8 871	8 755	349 379	185 423
September	535	np	9 589	9 854	349 527	187 164
October	594	np	9 516	7 698	351 935	190 861
November	514	np	8 744	10 969	350 104	188 810
December	644	np	13 235	12 447	350 016	186 699
<b>2018</b>						
January	475	np	8 112	9 087	348 022	187 356
February	504	np	7 011	6 832	349 229	187 741
March	565	np	9 091	8 392	350 803	190 591
April	495	np	7 585	8 575	353 908	192 641
May	670	np	8 708	10 667	352 313	191 633
June	798	np	14 437	12 407	356 258	193 655
July	677	np	10 970	10 098	357 149	193 404
August	588	np	8 398	8 622	357 372	195 658

np not available for publication but included in totals where applicable, unless otherwise indicated

FINANCE COMMITMENTS, For Housing (Owner Occupation and Commercial)

Month	OWNER OCCUPATION (SECURED FINANCE)				OWNER OCCUPATION (UNSECURED FINANCE)	COMMERCIAL FINANCE(a)			ALL HOUSING FINANCE	
	Construction of dwellings	Purchase of new dwellings	Purchase of established dwellings(b)	Alterations and additions	Total(c)	Construction of dwellings for rent and resale	Purchase of dwellings by individuals for rent or resale (d)	Purchase of dwellings by others for rent or resale	Total	
	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	
ORIGINAL										
<b>2017</b>										
August	2 241	1 271	18 629	417	56	1 027	10 676	1 062	<b>35 378</b>	
September	2 009	1 244	17 513	443	65	949	9 587	838	<b>32 647</b>	
October	2 051	1 296	18 255	408	63	1 173	9 608	936	<b>33 790</b>	
November	2 168	1 373	20 498	416	73	1 617	10 379	1 041	<b>37 565</b>	
December	1 920	1 315	18 198	346	50	1 176	9 414	1 220	<b>33 640</b>	
<b>2018</b>										
January	1 748	933	15 402	314	45	783	7 858	1 231	<b>28 315</b>	
February	1 722	1 106	15 942	326	67	993	8 339	961	<b>29 455</b>	
March	1 821	1 196	17 758	332	67	985	8 931	965	<b>32 055</b>	
April	1 706	1 085	16 620	287	50	1 046	8 197	728	<b>29 719</b>	
May	2 193	1 299	19 989	348	63	1 306	9 952	968	<b>36 119</b>	
June	2 189	1 208	17 545	314	54	1 484	9 304	940	<b>33 038</b>	
July	2 173	1 104	17 924	300	52	964	8 598	803	<b>31 917</b>	
August	2 030	1 179	17 937	295	53	811	8 594	777	<b>31 677</b>	
SEASONALLY ADJUSTED										
<b>2017</b>										
August	2 076	1 207	18 124	405	60	1 125	10 479	1 106	<b>34 582</b>	
September	1 975	1 231	17 667	434	65	1 050	9 998	768	<b>33 189</b>	
October	2 024	1 210	17 473	403	61	1 257	9 728	1 006	<b>33 161</b>	
November	2 037	1 225	18 043	386	58	1 397	9 593	1 050	<b>33 789</b>	
December	1 982	1 194	17 878	376	54	1 155	9 451	1 048	<b>33 137</b>	
<b>2018</b>										
January	2 135	1 177	17 887	368	52	1 081	9 330	1 357	<b>33 388</b>	
February	1 968	1 236	18 170	338	70	1 181	9 608	1 041	<b>33 612</b>	
March	1 902	1 218	17 782	321	58	953	8 857	947	<b>32 038</b>	
April	1 844	1 210	17 813	310	57	1 104	8 677	881	<b>31 898</b>	
May	1 911	1 208	17 927	315	58	1 046	8 626	915	<b>32 006</b>	
June	2 005	1 164	17 660	306	56	1 117	8 401	839	<b>31 549</b>	
July	2 088	1 152	17 888	294	59	976	8 446	789	<b>31 692</b>	
August	1 887	1 107	17 574	284	55	936	8 359	804	<b>31 006</b>	
TREND										
<b>2017</b>										
August	2 054	1 212	17 718	400	62	1 131	10 066	1 041	<b>33 684</b>	
September	2 048	1 217	17 771	403	61	1 171	9 961	1 009	<b>33 641</b>	
October	2 041	1 217	17 815	402	59	1 204	9 837	1 012	<b>33 587</b>	
November	2 034	1 212	17 853	393	59	1 214	9 691	1 044	<b>33 501</b>	
December	2 021	1 210	17 898	379	58	1 196	9 533	1 084	<b>33 379</b>	
<b>2018</b>										
January	1 998	1 210	17 928	360	58	1 160	9 366	1 101	<b>33 181</b>	
February	1 970	1 213	17 940	342	59	1 116	9 191	1 076	<b>32 907</b>	
March	1 946	1 212	17 923	329	59	1 081	9 006	1 016	<b>32 572</b>	
April	1 935	1 205	17 873	318	59	1 060	8 810	943	<b>32 204</b>	
May	1 939	1 191	17 824	309	58	1 049	8 633	882	<b>31 885</b>	
June	1 951	1 172	17 777	301	58	1 032	8 489	837	<b>31 618</b>	
July	1 963	1 153	17 732	294	57	1 011	8 379	801	<b>31 389</b>	
August	1 981	1 132	17 684	290	55	986	8 292	791	<b>31 212</b>	

(a) Excludes revolving credit.

(b) Includes refinancing across lending institutions (see Glossary).

(c) Includes alterations and additions.

(d) Includes refinancing (See Glossary).

FINANCE COMMITMENTS, For Motor Vehicles: **Original**

Month	PERSONAL FINANCE(a)				Total	COMMERCIAL	LEASE	ALL VEHICLE
	New motor cars and station wagons	Used motor cars and station wagons	Motorcycles	Other motor vehicles		FINANCE(a)	FINANCE	FINANCE
	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
<b>2017</b>								
August	711	538	37	119	1 405	1 222	385	<b>3 012</b>
September	677	498	39	117	1 331	1 159	354	<b>2 845</b>
October	676	514	36	115	1 341	1 187	363	<b>2 891</b>
November	769	515	36	111	1 430	1 378	355	<b>3 162</b>
December	662	444	33	107	1 245	1 220	366	<b>2 831</b>
<b>2018</b>								
January	692	500	28	116	1 336	1 086	315	<b>2 738</b>
February	676	488	30	114	1 308	1 248	340	<b>2 895</b>
March	701	485	34	106	1 325	1 446	390	<b>3 161</b>
April	575	438	32	95	1 140	1 143	322	<b>2 606</b>
May	687	490	36	111	1 323	1 442	460	<b>3 226</b>
June	857	491	37	114	1 499	1 850	493	<b>3 842</b>
July	656	476	27	104	1 262	1 183	351	<b>2 797</b>
August	657	526	30	119	1 332	1 304	401	<b>3 038</b>

(a) Excludes revolving credit.

LEASE FINANCE COMMITMENTS, For Motor Vehicles: **Original**

Month	MOTOR CARS AND STATION WAGONS		LIGHT TRUCKS		HEAVY TRUCKS		OTHER MOTOR VEHICLES	ALL VEHICLES
	<i>New</i>	<i>Used</i>	<i>New</i>	<i>Used</i>	<i>New</i>	<i>Used</i>	<i>Total</i>	<i>Total</i>
	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
<b>2017</b>								
August	239	71	40	np	13	3	np	<b>385</b>
September	209	68	38	6	21	np	np	<b>354</b>
October	219	66	37	np	22	np	np	<b>363</b>
November	214	69	32	6	22	np	np	<b>355</b>
December	218	61	33	7	34	np	np	<b>366</b>
<b>2018</b>								
January	189	62	23	5	27	np	np	<b>315</b>
February	194	68	28	7	19	1	22	<b>340</b>
March	224	76	37	8	24	6	14	<b>390</b>
April	187	67	31	7	19	3	10	<b>322</b>
May	209	81	37	8	100	6	19	<b>460</b>
June	250	78	45	9	39	np	np	<b>493</b>
July	199	67	40	8	19	np	np	<b>351</b>
August	212	72	49	7	30	np	np	<b>401</b>

np not available for publication but included in totals where applicable, unless otherwise indicated

COMMERCIAL AND LEASE FINANCE COMMITMENTS, For Plant and Equipment(a): Original

Month	COMMERCIAL FINANCE(b)			LEASE FINANCE	ALL PLANT AND EQUIPMENT FINANCE
	<i>Transport equipment</i>	<i>Other plant and equipment</i>	<i>Total</i>	<i>Total</i>	<i>Total</i>
	\$m	\$m	\$m	\$m	\$m
<b>2017</b>					
August	281	1 701	1 982	171	<b>2 153</b>
September	283	1 465	1 748	181	<b>1 929</b>
October	280	1 697	1 977	231	<b>2 208</b>
November	279	1 618	1 897	160	<b>2 057</b>
December	286	1 613	1 899	278	<b>2 176</b>
<b>2018</b>					
January	212	1 054	1 266	160	<b>1 426</b>
February	258	1 343	1 600	164	<b>1 765</b>
March	286	1 603	1 888	175	<b>2 064</b>
April	319	1 371	1 690	173	<b>1 863</b>
May	305	1 350	1 654	210	<b>1 865</b>
June	633	1 996	2 629	304	<b>2 934</b>
July	254	1 293	1 548	325	<b>1 873</b>
August	281	1 522	1 803	187	<b>1 990</b>

(a) Excludes motor vehicles (see tables 9 and 10).

(b) Excludes revolving credit.



LEASE FINANCE COMMITMENTS, For Plant and Equipment: **Original**

<i>Month</i>	<i>Transport equipment(a)</i>	<i>Construction and earthmoving equipment</i>	<i>Agricultural machinery and equipment</i>	<i>Manu- facturing equipment</i>	<i>Electronic data processing equipment</i>	<i>Office machines</i>	<i>Shop and office furniture, fittings and equipment</i>	<i>Other goods</i>	<i>Total</i>
	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m	\$m
<b>2017</b>									
August	—	52	np	np	40	34	11	19	<b>171</b>
September	1	49	7	4	24	30	38	27	<b>181</b>
October	np	57	19	2	60	np	np	np	<b>231</b>
November	3	54	10	1	32	32	7	20	<b>160</b>
December	2	np	np	4	54	28	11	24	<b>278</b>
<b>2018</b>									
January	np	68	7	3	43	23	8	np	<b>160</b>
February	np	53	11	2	39	31	11	np	<b>164</b>
March	np	55	15	3	35	38	8	np	<b>175</b>
April	np	66	np	np	41	21	12	np	<b>173</b>
May	1	72	20	3	62	28	9	14	<b>210</b>
June	6	111	np	np	56	28	15	28	<b>304</b>
July	np	83	np	np	np	27	np	np	<b>325</b>
August	np	91	np	np	43	23	5	11	<b>187</b>

— nil or rounded to zero (including null cells)

(a) Excludes motor vehicles (see tables 9 and 10).

np not available for publication but included in totals where applicable, unless otherwise indicated

## EXPLANATORY NOTES

### INTRODUCTION

- 1 This publication presents statistics on finance commitments made by significant lenders for the purposes of secured housing finance for owner occupation, other personal finance, commercial finance and lease finance.
- 2 *Secured housing finance for owner occupation* is secured finance to individuals for the purchase or construction of dwellings for owner occupation, and for alterations and additions to existing owner occupied dwellings. Refinancing involving a change of lender is also included, while refinancing with the same lender is excluded from all estimates.
- 3 *Personal finance*, other than secured housing finance for owner occupation, is finance provided to individuals for their personal, non-business, use. Both fixed loans and revolving credit finance are included.
- 4 *Commercial finance* is finance provided to individuals and corporations for business or investment purposes, including for the construction or purchase of dwellings for rental or resale. Fixed loans, revolving credit and commercial hire purchase are included.
- 5 *Lease finance* includes finance leases and excludes operating and leverage leases. Operating lease finance statistics are provided separately as spreadsheets on the Downloads tab of this issue.

### SCOPE

- 6 Finance commitments made by the following types of lenders are included:
  - Banks
  - Permanent building societies
  - Credit unions/cooperative credit societies
  - Life or general insurance companies
  - General government enterprises
  - Superannuation funds
  - Securitiser of mortgage assets (wholesale lenders) which provide funds to borrowers through a retail intermediary (e.g. mortgage originators)
  - Registered Financial Corporations (RFCs).

### COVERAGE

- 7 Until the statistics in this publication were derived from returns submitted to the Australian Prudential Regulation Authority (APRA) (see paragraph 10), the statistics covered all bank commitments, and all commitments for secured housing finance for owner occupation made by permanent building societies. Of the remaining commitments, the largest lenders for each of secured housing finance for owner occupation, other personal finance, commercial finance and lease finance were covered, so that when calculated separately for each of the four broad categories of purpose finance, at least 95% of Australia-wide finance commitments and at least 90% of each state's finance commitments were covered. While many lenders other than banks were not covered, at least 70% coverage was maintained for all published lender types (including the Other Lenders series and Other Lessors series).
- 8 When APRA commenced the collection, lending commitments by Non-Banks with total assets of \$50 million or more were covered. All banks' lending commitments were covered.
- 9 From January 2014 a monthly reporting threshold was introduced for Non-Banks to provide 95 per cent asset coverage of the non-bank sector. Non-banks with assets below the \$200m asset threshold ceased reporting from January 2014 while other Non-Banks with assets above the threshold started reporting to APRA from January 2014. The lending commitments of those which started reporting in January 2014 were excluded from the January 2014 to January 2015 published statistics pending assessment of seasonal impacts of those non-banks' commitments on seasonally adjusted and trend series estimates. Issues of this publication from February 2015 include finance commitments from January 2014 reported by Non-Banks above the reporting threshold.

## EXPLANATORY NOTES *continued*

### COVERAGE *continued*

A trend break in January 2014 was added to the Lease Finance series published in Tables 1 and 27, due to this change in coverage.

### SOURCES

**10** For banks, credit cooperatives, building societies and RFCs, the statistics in this publication are currently derived from returns submitted to the Australian Prudential Regulation Authority (APRA). The *Financial Sector (Collection of Data) Act 2001* facilitates the collection of statistical data from the financial sector, with APRA established as the central point for collection of both prudential and statistical data. In October 2001, APRA implemented new reporting forms for building societies and credit cooperatives. New reporting forms were implemented for banks in March 2002, and for RFCs in March 2003. APRA commenced collecting loan commitments data from banks, credit cooperatives and building societies in July 2002, and from RFCs in March 2003.

**11** Secured housing finance commitments for owner occupied housing from banks, building societies and credit cooperatives are derived from *ARF 392.0 Housing Finance* form collected by APRA. Personal finance commitments from these lenders are sourced from the *ARF 394.0 Personal Finance* form. Commercial finance commitments from these lenders are sourced from the *ARF 391.0 Commercial Finance* form and from the *ARF 394.0 Personal Finance* form for fixed loans for personal investment purposes. Lease finance commitments are sourced from the *ARF 393.0 Lease Finance* form.

**12** Finance commitments for RFCs are collected on the *RRF 391.0 Commercial Finance* (commercial finance commitments), *RRF 392.0 Housing Finance* (secured housing finance commitments for owner occupied housing), *RRF 393.0 Lease Finance* (lease finance commitments) and *RRF 394.0 Personal Finance* (personal finance commitments and commercial finance commitments).

**13** Electronic versions of the forms and instructions for ADIs are available on the APRA website at <https://www.apra.gov.au/adi-reporting-requirements>. For RFCs, these are available at:  
<https://www.apra.gov.au/registered-financial-corporations-reporting-requirements>.

**14** All other institutions, including securitisation vehicles, are collected directly by the ABS.

### REVISIONS

**15** Revisions to previously published statistics are included in the publication as they occur.

**16** Changes in the classification of lenders (e.g. the conversion of a permanent building society to a bank) are reflected in the Lender series from the month of the change. Data for earlier periods for such lenders are not reclassified. Details of the establishment of new banks are recorded in the 'Series breaks' tabs of Statistical Table B2 on the Reserve Bank of Australia's website: RBA Statistical Tables.

### SEASONAL ADJUSTMENT

**17** Seasonal adjustment is a means of removing the estimated effects of normal seasonal variation and 'trading day effects'. A 'trading day effect' reflects the varying amounts of activity on different days of the week and the different number of days of the week in any month (i.e. the number of Sundays, Mondays, etc.). This effect may be partly caused by the reporting practices of the lenders. Adjustment is also made for Easter which may affect the March and April estimates differently. Trading day effects are removed from the original estimates prior to the seasonal adjustment process. Seasonal adjustment does not remove the effect of irregular or non-seasonal influences (e.g. a change in interest rates) from the seasonally adjusted series.

**18** Estimation of seasonal adjustment and trading day factors that reflect the full effect of recent developments is not possible until a sufficient number of years of data have been collected. When changes are occurring in the seasonal patterns, larger revisions to the seasonally adjusted series can be expected at the time of the biennial (once every

## EXPLANATORY NOTES *continued*

### SEASONAL ADJUSTMENT

*continued*

two years) seasonal reanalysis. Accordingly, the trend estimate data provide a more reliable indicator of underlying movement in housing finance commitments. (See paragraphs 21 and 22 for further information on trend estimates).

**19** The lending finance series uses a concurrent seasonal adjustment methodology to derive the seasonal adjustment factors. This means that original estimates available at the current reference month are used to estimate seasonal factors for the current and previous months. As a result of this methodology, the seasonally adjusted and trend estimates for earlier periods can be revised each month. However, in most instances, the only noticeable revisions will be to the previous month and the same month a year ago.

**20** Autoregressive integrated moving average (ARIMA) modelling can improve the revision properties of the seasonally adjusted and trend estimates. ARIMA modelling relies on the characteristics of the series being analysed to project future period data. The projected values are temporary, intermediate values, that are only used internally to improve the estimation of the seasonal factors. The projected data do not affect the original estimates and are discarded at the end of the seasonal adjustment process. The lending finance collections use an individual ARIMA model for the majority of the series in this publication. The concurrent seasonal adjustment approach re-estimates seasonal factors each month with the receipt of each new observation. The parameters used for seasonal adjustment are routinely reviewed every 12 to 24 months to ensure the quality of the seasonal factors. The last reanalysis occurred in February 2017 for the January 2017 issue. For more information on ARIMA modelling see *Feature article: Use of ARIMA modelling to reduce revisions* in the October 2004 issue of *Australian Economic Indicators* (cat. no. 1350.0).

### TREND ESTIMATES

**21** Smoothing seasonally adjusted series reduces the impact of the irregular component of the seasonally adjusted series and creates trend estimates. These trend estimates are derived by applying a 13 term Henderson-weighted moving average to all but the last six months of the respective seasonally adjusted series. Trend series are created for the last six months by applying surrogates of the Henderson moving average to the seasonally adjusted series. For further information, refer to *Information Paper: A Guide to Interpreting Time Series – Monitoring Trends* (cat. no. 1349.0).

**22** While the smoothing technique described in paragraph 21 enables trend estimates to be produced for the latest few months, it does result in revisions to the trend estimates as new data become available. Generally, revisions become smaller over time and, after three months, usually have a negligible impact on the series. Changes in the original data and re-estimation of seasonal factors may also lead to revisions to the trend.

### EFFECTS OF ROUNDING

**23** Where figures have been rounded, discrepancies may occur between sums of the component items and totals. Published changes in dollar value and percentage terms are calculated using unrounded data and may differ slightly from, but are more accurate than, changes calculated from the rounded data presented in this publication.

### ABS DATA AVAILABLE ON REQUEST

**24** Estimates for months prior to those shown in this publication and more detailed series are available in spreadsheet format from the Australian Bureau of Statistics (ABS) website. For more information, contact the ABS National Information and Referral Service on 1300 135 070.

### RELATED PUBLICATIONS

**25** Users may also wish to refer to the following ABS releases:

- *Housing Finance, Australia* (cat. no. 5609.0)
- *Assets and Liabilities of Australian Securitizers* (cat. no. 5232.0.55.001) – issued quarterly
- *Building Approvals, Australia* (cat. no. 8731.0) – issued monthly

## EXPLANATORY NOTES *continued*

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### RELATED PUBLICATIONS *continued*

- *Dwelling Unit Commencements, Australia, Preliminary* (cat. no. 8750.0) – issued quarterly (final issue June 2012)
- *Building Activity, Australia* (cat. no. 8752.0) – issued quarterly
- *Private New Capital Expenditure and Expected Expenditure, Australia* (cat. no. 5625.0)
- *Sales of New Motor Vehicles, Australia* (cat. no. 9314.0).

**26** In addition, the Reserve Bank of Australia (RBA) produces the Bulletin, the tables of which are available on the RBA website <http://www.rba.gov.au>. The Australian Prudential Regulation Authority (APRA) also publishes a range of finance statistics on its website <http://www.apra.gov.au>.

**27** Current publications and other products released by the ABS are available from the Statistics View. The ABS also issues a daily Release Advice on the ABS website <http://www.abs.gov.au> which details products to be released in the week ahead.

## GLOSSARY

<b>Agricultural machinery and equipment</b>	Includes tractors, tillage implements, seeding, planting and fertilising equipment, agricultural mowers, harvesters, etc.
<b>Alterations and additions</b>	Comprises all structural and non-structural changes which are integral to the functional and structural design of a dwelling. Examples are garages, carports, pergolas, reroofing, recladding, etc. Alterations and additions do not include swimming pools, ongoing repairs, or maintenance and home improvements which do not involve building work.
<b>Commitment</b>	Is a firm offer of finance. It either has been, or is normally expected to be, accepted. Commitments accepted and cancelled in the same month are included. Commitments to non-residents are excluded.
<b>Construction and earth moving equipment</b>	Includes concrete mixers and pumpers, dozers, graders, mobile cranes, crawler tractors, dumpers, road rollers, earth packers, scarifiers, rippers, etc.
<b>Construction of dwellings</b>	For owner occupation, comprises commitments made to individuals to finance, by way of progress payments, the construction of owner occupied dwellings.  For commercial finance construction of dwellings for rental or resale, comprises commitments made to corporations to finance the construction of dwellings to be occupied by persons other than the owner(s).
<b>Debt consolidation</b>	For personal finance, comprises commitments whose principle purpose is to consolidate and pay out amounts owing by the borrower to third parties.
<b>Dwelling</b>	Is a single self-contained place of residence such as a detached or semidetached house, a terrace house, a flat, home unit, town house, etc. which includes bathing and cooking facilities.
<b>Electronic data processing equipment</b>	Includes computers, computer peripherals, data entry devices, word processing machines, etc.
<b>Established dwelling</b>	Is a dwelling that has been completed for 12 months or more prior to the lodgement of a loan application, or has been previously occupied.
<b>Finance lease</b>	Refers to the leasing or hiring of tangible assets under an agreement, other than a hire purchase agreement, which substantially transfers from the lessor to the lessee all the risks and benefits incident to ownership of the asset without transferring the legal ownership.
<b>Fixed loans</b>	Generally involve: <ul style="list-style-type: none"><li>■ a commitment for a fixed amount for a fixed period for a specific purpose</li><li>■ a schedule of repayments over a fixed period</li><li>■ repayments which reduce the liability of the borrower but do not act to make further finance available.</li></ul>
<b>Heavy trucks</b>	Comprises all vehicles with a gross combination mass rating in excess of 3.5 tonnes, including prime movers registered without trailers.
<b>Light trucks</b>	Comprises vehicles constructed primarily for the carriage of goods which do not exceed 3.5 tonnes gross vehicle mass such as utilities, panel vans, trucks, cab-chassis, forward control vans and four-wheel drives used to carry goods.
<b>Manufacturing equipment</b>	Includes all plant and equipment used in the manufacture of goods except motor vehicles such as forklifts, work trucks and tractors.
<b>Motor cars and station wagons</b>	Includes cars, station wagons, four-wheel drive and forward control passenger vehicles with up to nine seats (including the driver).
<b>Motorcycles</b>	Includes two and three wheeled motorcycles and mopeds, scooters and motorcycles with side cars.
<b>New dwelling</b>	Is a dwelling that has been completed within 12 months of the lodgement of a loan application, and the borrower will be the first occupant.

## GLOSSARY *continued*

<b>Office machines</b>	Includes telephone systems (including PABX equipment), facsimile machines, cash registers, photocopiers, etc.
<b>Purpose</b>	Of the loan is that specified by the borrower. Where possible multiple purpose loans are split and each component is reported in the appropriate purpose category. Otherwise the whole loan is classified to the major purpose.
<b>Real Property</b>	Comprises both residential and non-residential land, buildings and fixed structures.
<b>Refinancing</b>	For personal and commercial finance, represents a commitment to refinance an existing loan. For secured housing finance, only those loans where the refinancing lender is a different lender and the security is unchanged are included. The refinancing of a loan to fund a change of residence is treated as a new lending commitment.
<b>Revolving credit</b>	Generally has the following characteristics: <ul style="list-style-type: none"><li>■ a commitment for a credit or borrowing limit is given for a specific period after which the commitment is reviewed</li><li>■ the extent of the borrowing used at any time during the period may be for any amount up to the authorised limit</li><li>■ repayments (other than of charges and interest) made during the period reduce the extent of the borrowing used and thereby increase the amount of unused credit available up to the authorised limit. Examples include credit cards, lines of credit and approved overdrafts.</li></ul>
<b>Secured credit limits</b>	Includes overdrafts, lines of credit, credit cards, etc. backed by a mortgage or other assets owned by the borrower.
<b>Secured housing finance</b>	Comprises all secured commitments to individuals for the construction or purchase of dwellings for owner occupation, regardless of type of security. Commitments for housing that will be occupied by persons other than the owner(s) are excluded.
<b>Total credit limits at end of month</b>	Comprises total approved credit limits available at the end of the reference month. In principle, this can be derived by adding new and increased lending commitments during the month less cancellations and reductions of credit limits during the month to the balance of credit limits at the end of the previous month. In practice, however, revisions and other adjustments (such as the transfer of an existing fixed credit facility) will mean that such a derivation is inexact.
<b>Wholesale finance</b>	Comprises finance for the purchase of goods by retailers and wholesalers.
<b>Wholesale lenders</b>	A wholesale lender provides funds to borrowers through a retail intermediary which may then also be responsible for the ongoing relationship with the borrower. The Wholesale Lenders n.e.c. series almost exclusively comprises securitisation vehicles (typically special purpose trusts) established to issue mortgage backed securities. It excludes funds provided where a bank or permanent building society, acting as a wholesale provider of funds, remains the lender on the contract. Those commitments are published as bank or permanent building society commitments.

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*INTERNET*      **www.abs.gov.au** the ABS website is the best place for data from our publications and information about the ABS.

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