**Town Centre Vacancy Rates**

Vacancy rates for non-domestic properties are available for the five main city / town centres in the borough (Armagh, Banbridge, Craigavon, Lurgan and Portadown) and Dromore from the Town Centre Database (using data from Land and Property Services) produced by the Department for Communities. A property refers to a hereditament which is subject to rates and not individual buildings.

As at 31st October 2023, vacancy rates in the borough varied from 9.7% in Craigavon to 23.3% in Dromore. This compares to a Northern Ireland average vacancy level of 22.2%.

|  |  |
| --- | --- |
|   | 31st October 2023 |
|   | **No. of Properties** | **No. of Vacant Properties** | **% of Vacant Properties** |
| Armagh | 739 | 120 | *16.2%* |
| Banbridge | 435 | 70 | *16.1%* |
| Craigavon | 103 | 10 | *9.7%* |
| Dromore | 120 | 28 | *23.3%* |
| Lurgan | 505 | 101 | *20.0%* |
| Portadown | 685 | 143 | *20.9%* |
| Northern Ireland  | **21,385** | **4,737** | ***22.2%*** |

*Table 1: City/town centre non-domestic property vacancy rates as at 31st October 2023. Source: Land and Property Services via Town Centre Database, Department for Communities.*

 *Figure 1: City/town centre non-domestic property vacancy rates as at 31st October 2023. Source: Land and Property Services via Town Centre Database, Department for Communities.*

Table 2 presents the vacancy rates in October each year between 2016 and 2023. Dromore has consistently had the highest vacancy rates although it has fallen by more than 6 percentage points between October 2016 and October 2023. Despite increasing by 1.2 percentage points, Craigavon has maintained the lowest vacancy rate in the borough. Banbridge and Armagh have experienced the greatest fall in the vacancy rates having fallen by 7.1 and 6.8 percentage points respectively between October 2016 and October 2023.

|  |  |  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- | --- | --- |
|  | **31st Oct 2016** | **31st Oct 2017** | **31st Oct 2018** | **31st Oct 2019** | **31st Oct 2021** | **31st Oct 2022** | **31st Oct 2023** |
| Armagh | 23.1% | 21.9% | 22.8% | 22.0% | 22.1% | 20.6% | 16.2% |
| Banbridge | 23.2% | 20.3% | 20.6% | 20.3% | 14.3% | 15.8% | 16.1% |
| Craigavon | 8.5% | 8.4% | 8.4% | 5.9% | 8.9% | 10.0% | 9.7% |
| Dromore | 29.5% | 28.6% | 28.0% | 28.8% | 26.7% | 25.4% | 23.3% |
| Lurgan | 23.6% | 24.0% | 24.8% | 24.8% | 22.7% | 20.4% | 20.0% |
| Portadown | 25.9% | 26.9% | 26.1% | 24.8% | 21.5% | 20.1% | 20.9% |
| Northern Ireland  | 23.9% | 24.0% | 24.9% | 25.1% | 24.0% | 22.8% | 22.2% |

*Table 2: City/town centre non-domestic property vacancy rates between 31st October 2016 and 31st October 2023. Source: Land and Property Services via Town Centre Database, Department for Communities.*

Of the 41 towns and cities contained within the Town Centre Database, Dromore has the fifth highest non-domestic property vacancy rate as at 31st October 2023. Portadown and Lurgan are ranked ninth and twelfth. Craigavon has the third lowest vacancy rate of the 41 towns and cities at 9.7%.

*Figure 2: City/town centre non-domestic property vacancy rates as at 31st October 2023. Source: Land and Property Services via Town Centre Database, Department for Communities.*

Further information on town centre vacancy rates can be found via the following link:

<https://www.communities-ni.gov.uk/publications/town-centre-database>