



Homeless Benchmarking Summary Report (2024/25)

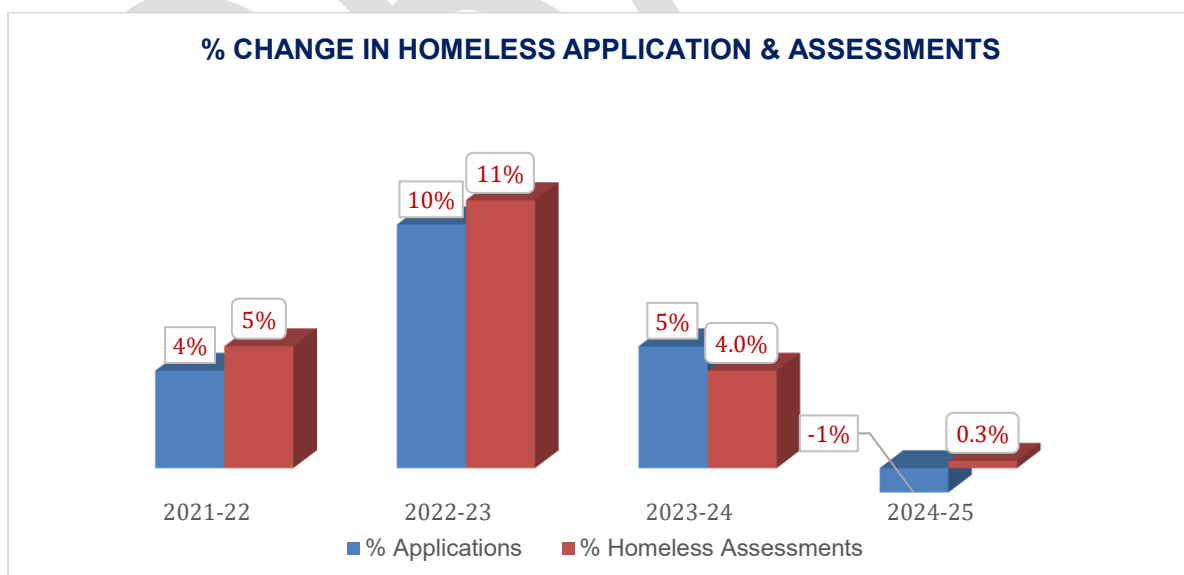


1. OVERVIEW

1. Official figures published by the Scottish Government on the 16th of September 2025 provides a national picture of homelessness based data collected by all 32 Scottish local authorities. The information presented centers around and focusses in on the key strategic priorities central to alleviating homelessness and achieving rapid rehousing across Scotland. The publication can be viewed via the link below. <https://www.gov.scot/collections/homelessness-statistics/>
- 1.1. The purpose of this summary report is to interpret the findings at both national and local levels and provide a localised overview of how homelessness in Aberdeen City compares. Throughout the summary particular attention has been given to the performance of the other three major cities – Glasgow, Edinburgh, and Dundee. Reference will also be given to outlier Local Authorities as there may be something to learn from them.
- 1.2. Any reference to statistical information contained within the summary report can be found in the Scottish Government main tables report or supporting documentation attached which is also available here [Homeless Benchmarking Graphs 2024-25.xlsx](#)
- 1.3. **Note:** Validity of information contained is only as good as the data sent to the Scottish Government and timeliness' of this. Figures will be subject to future change if there is any updating or backdating of records post data collection.

2. KEY FINDINGS

- 2.1. The national publication reports that in 2024/25 homeless applicant demand fell for the first time in four years, yet at 1% this reduction was minimal, where the total number of applications remains the second highest recorded in the past decade. Despite the slight fall in demand, the number of households assessed as homeless reached its highest level since 2011/12.



- 2.2. Although case closure rates across Scotland continued to accelerate in 2024/25 they failed to keep pace with the growth in new applicant demand. As a result further rises in the homeless backlog emerged, where open case levels are now at an all-time high.

- 2.3. The net increase in demand has resulted in record national levels of temporary accommodation use, with 17,240 households accommodated as of 31st March 2025. In addition, households are spending longer periods without stable housing, where the average duration in temporary accommodation for cases closed in 2024/25 rose to 238 days.
- 2.4. Nationally, local authorities continue to cite shortages in affordable housing, the ongoing cost-of-living crisis and struggles with backlogs caused by the long term impacts of COVID-19 for the persistent rise in these new and existing demands. Additional pressures have also been linked to the suspension of local connection rules that came into force in November 2022, the resettlement of displaced Ukrainian households, and growing demands associated with asylum and dispersal schemes.
- 2.5. Demand trends in Aberdeen City broadly mirror what is happening nationally, with homeless applications declining by a slight 2% in 2024/25, the first recorded fall in three years. Nevertheless, demand still remains persistently high, with bi-annual data for 2025/26 suggesting a renewed 20% increase across the city. Similarly, the number of households assessed as homeless in Aberdeen City reached its highest levels since 2010/11.
- 2.6. In contrast to national trends, Aberdeen City maintained a leading position in responding to homelessness throughout 2024/25. The city notably achieved positive homeless outcomes at a far faster pace, reflecting a strong and sustained commitment to the principles of rapid rehousing. The time households spent in temporary accommodation has also reduced. On average, homeless households in Aberdeen City now spend less than half the time in temporary accommodation and receive outcomes in almost a third of the time it takes nationally.
- 2.7. The strong local response provided has led to a reduction in existing demand, with fewer open cases and lower temporary accommodation use reported in Aberdeen City. This again clearly contrasts with the national direction.
- 2.8. The table below provides a comparison of the key strategic performance measures between 2023/24 – 2024/25.

Indicator	ACC	ACC Trend	National	National Trend
Homeless Applications	1747	-2%	40,688	-1%
Active Homeless Cases	543	-15%	31695	+0.6%
Households Assessed as Homeless	1431	+12%	34,067	+0.3%
% Repeat Homelessness	3.8%	+0.3%	4.1%	+0.3%
Av Length of Time to Assess an Application (days)	30	-9	18	-2
Av Days From Assessment to Case Closure	102	-25	280	+2
Households Accommodated in Temp on 31 st March	376	-15%	17,240	+ 6%
Av Time Spent in Temp at Case Closure (days)	119	-11	238	+10

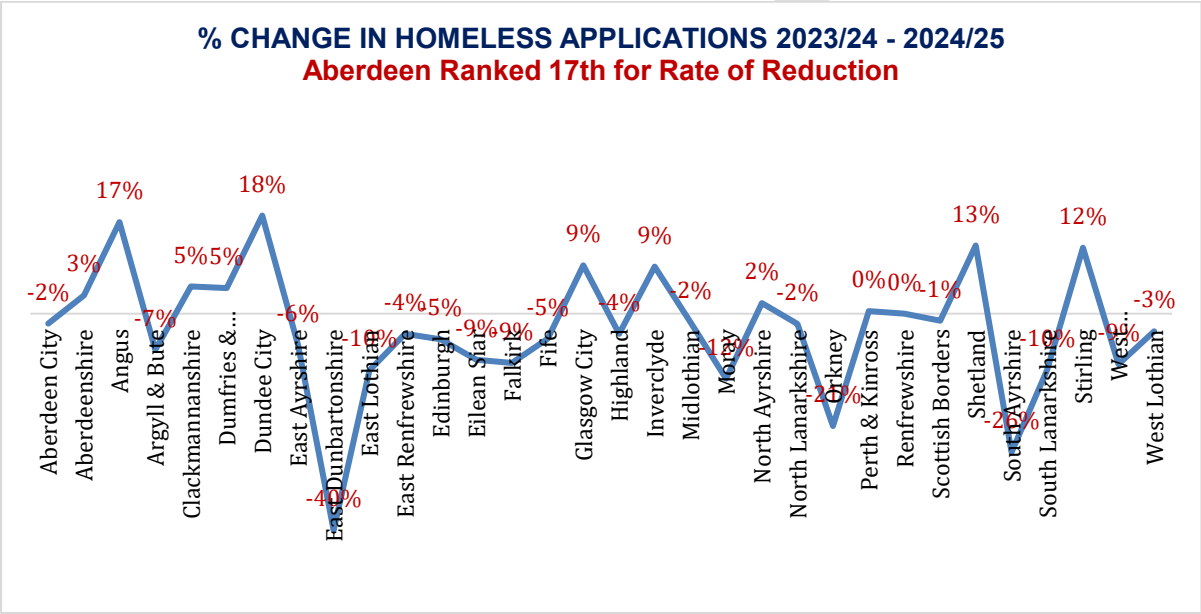
- 2.9. Despite another challenging year for homelessness services, the evidence available in the national release indicates that Aberdeen City has delivered a comparatively strong performance, demonstrating improvements across many key indicators and exceeding

national averages in most areas. Nonetheless, there remains scope for further improvement in areas of particular concern, outlined below;

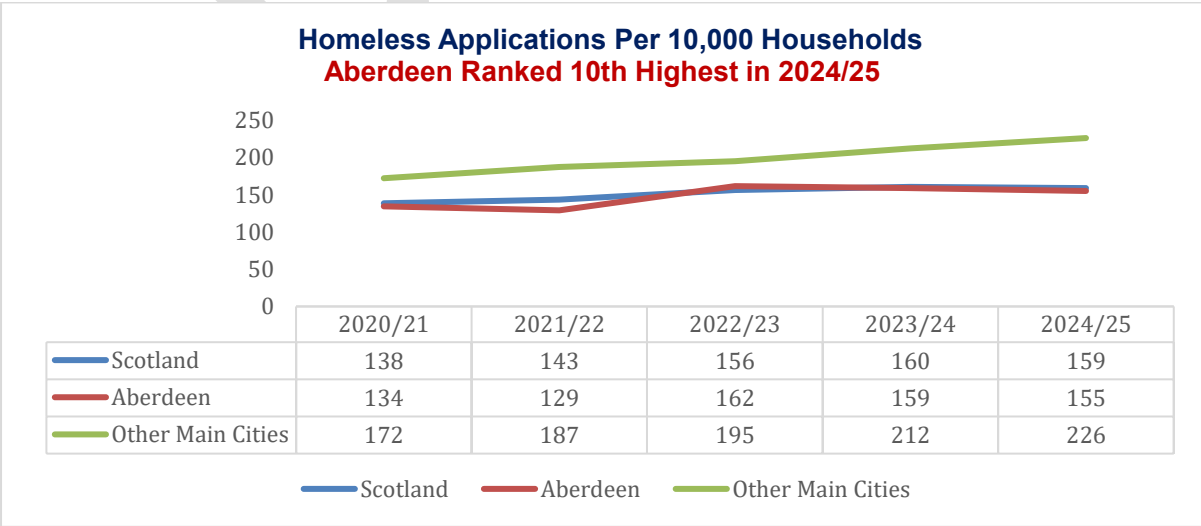
- Against a backdrop of applicant decline, the number of households experiencing rough sleeping 3 months prior to presentation surged by 155% in 2024/25 (rising from 100 applicants in 23/24 to 255 applicants in 24/25), the highest proportional rise of all authorities and significantly higher than the 17% national increase. Historically, the local authority has seen very low levels of reported rough sleeping, and this low baseline will be a factor in the self-reported increase. The number sleeping rough on the night before presentation also more than doubled (50 applicants to 110 applicants). Bi-annual data suggests that this increasing trend has continued into 2025/26. This will require to be carefully monitored.
- While decision making times improved in 2024/25, they remain 12 days above the national average and the third highest of all authorities. Bi-annual data for 2025/26 however shows that improvement continues to be made in this area with the average time now operating at 26 days. This improvement will be maintained.
- In Aberdeen City, 41% of statutory homeless households became homeless from permanent accommodation in 2024/25, 10 percentage points higher than the national average of 31%. At 18.1%, homelessness' from local authority tenancies stands out as a particular concern in the city, nearly double the national average of 9.6%. This is due to a change in local process to prevent those fleeing harassment and domestic abuse from having to hold their current tenancy when it is considered unsafe to remain.
- At 6.7% Aberdeen City had the 6th highest rate of withdrawn applications in 2024/25, exceeding the 4% national average reported, operationally a change in how we deal with the initial approach for homelessness assistance is being trialed to support more effective triaging, and reduce the level of withdrawn applications. This action has been included in the Housing Emergency Action Plan.
- 430 breaches of The Homeless Persons (Unsuitable Accommodation) (Scotland) Order 2014 were recorded in 2024/25 with only Glasgow and Edinburgh reporting higher levels. However, when compared with the previous year the number of breaches reported fell by a fifth in Aberdeen City, compared to a 6% rise nationally. Once again, Bi annual data indicates that progress here is continuing into 2025/26 and this will be a focus of the Housing Emergency Action Plan.

3. HOMELESS DEMAND

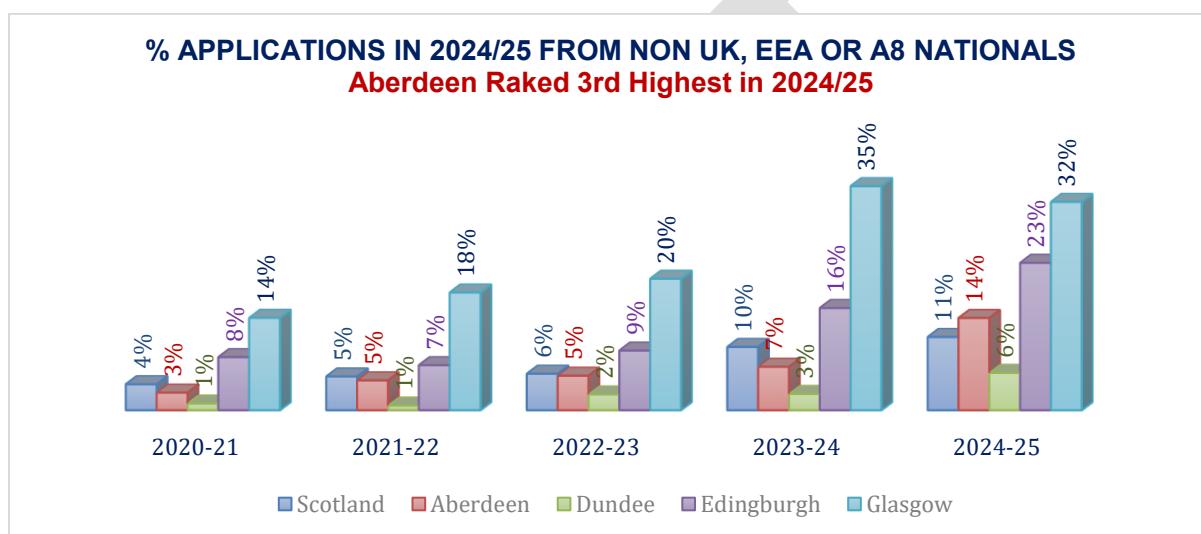
3.1. In 2024/25 there were 40,688 homeless applications received across Scotland, a reduction of 366 (1%) when compared with 2023/24. Twenty local authorities reported a fall in homeless applications with East Dumbartonshire experiencing the biggest proportionate decline of 40% (-136) and South Lanarkshire seeing the largest numerical decline receiving 282 fewer applications in the year. A small 2% (-33) decline sees Aberdeen City among one of the twenty authorities to experience a downturn. Edinburgh was the only other main city to oversee a downturn with applications falling by 5%. Eleven local authorities reported an increase in homeless applications with Dundee experiencing an 18% (+252) rise, the highest of all authorities. At 9% Glasgow witnessed the 5th sharpest rise (693).



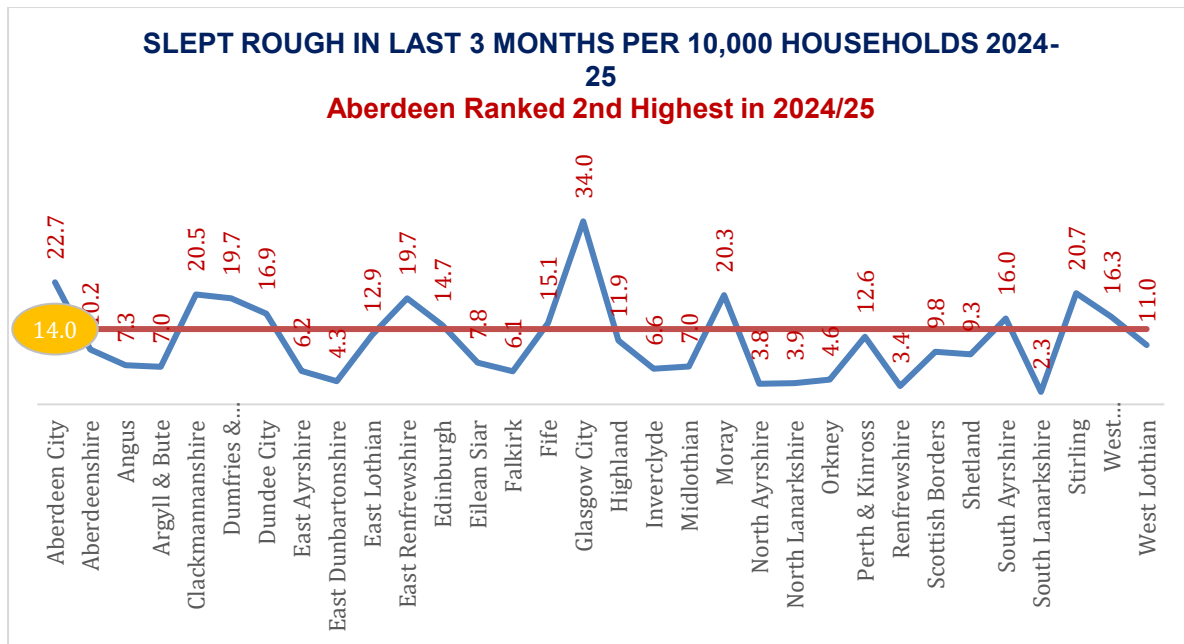
3.2. At a rate of 43.4 applications per 10,000 households East Dumbartonshire yet again recorded the lowest levels of demand across Scotland in 2024/25, followed closely by Aberdeenshire at 75.2. Aberdeen City recorded the 10th highest rate at 155.4, a fall of three places when compared with the previous year, but still slightly lower than the Scottish average of 159.4. Rates in Edinburgh were slightly lower than Aberdeen City at 154.5 however Dundee recorded a higher rate at 230.4 and Glasgow the highest of all authorities at 283.2.



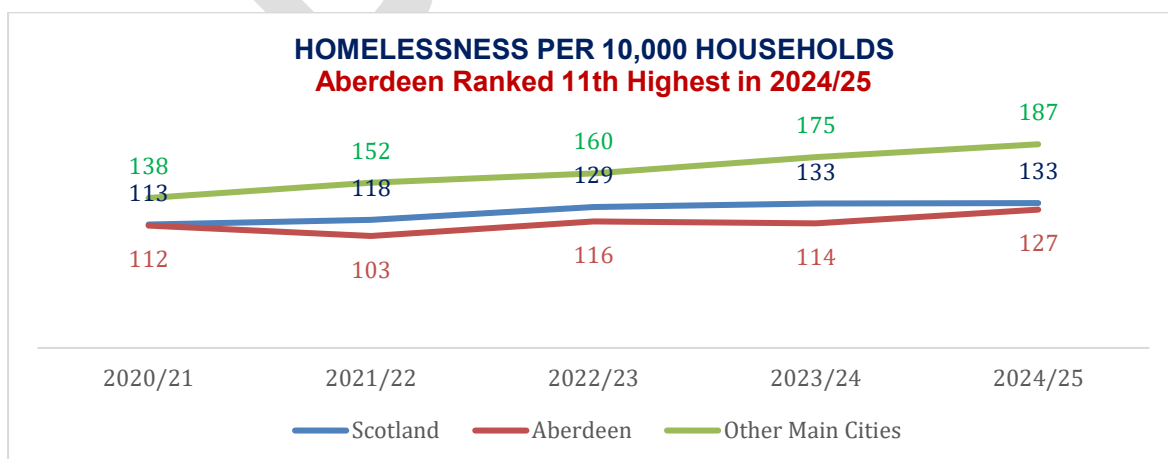
3.3. Applications from households lawfully present in the country but who are not UK, EEA or A8 nationals (e.g. granted refugee status or leave to remain) continue to increase and have almost tripled across Scotland since 2020/21. A total of 4625 applications were received from this group in 2024/25, 60% of whom applied to Glasgow. From a low baseline, Aberdeen City has experienced a 108% (+130) increase in applications from this group in 2024/25, significantly higher than the 15% national rise. Only Dundee (171%) and Perth & Kinross (250%) recorded greater inclines. In 2024/25, this group accounted for 14.3% of all homeless applications received in Aberdeen City, surpassing the national average of 11.4% and the 3rd highest level behind Glasgow at 32.3% and Edinburgh at 22.9%. The increases observed here are contributing towards the ongoing rise in applications from households previously settled outside the city, where this group accounted for one-third of all applications received in 2024/25.



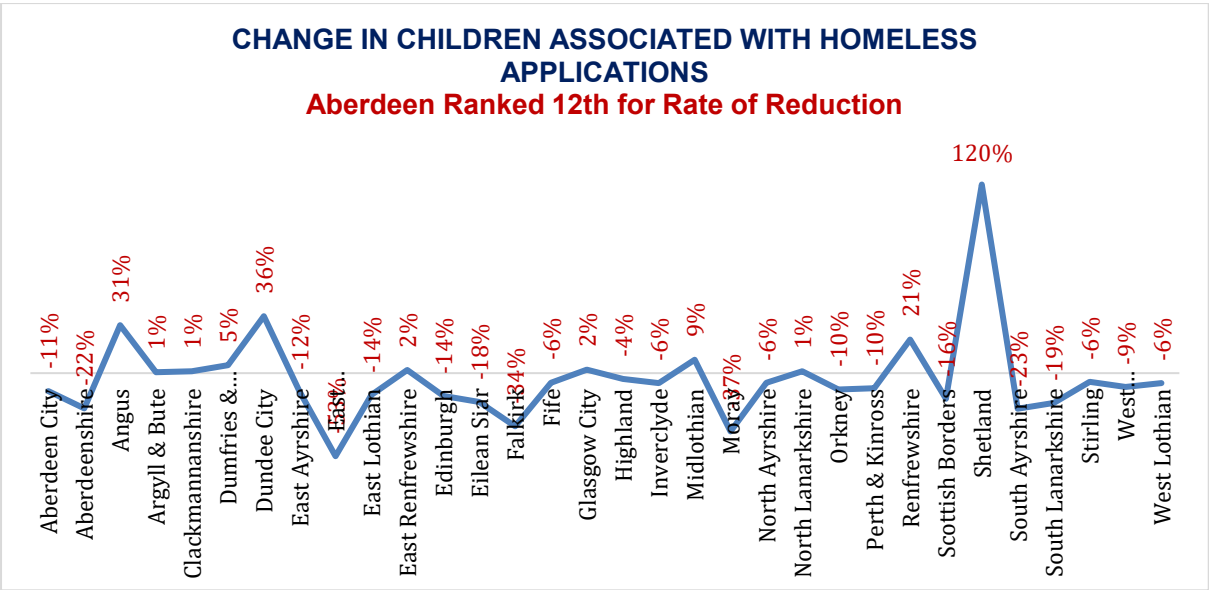
3.4. The number of households sleeping rough three months before making a homeless application increased for the third year in a row, rising by 17% (+521) across Scotland in 2024/25. Despite this overall increase, twelve local authorities reported reductions, with North Lanarkshire seeing the largest numerical decrease (-80) and Orkney the greatest proportional drop at 67%. Eighteen local authorities experienced increases, with Aberdeen City recording the highest proportional rise at 155% (+155) from a low baseline. Nationally, 8.8% of applicants had slept rough three months prior to their application in 2024/25. This rate was notably higher in Aberdeen City at 14.6%, the third highest after East Renfrewshire (18.1%) and Moray (17.6%). Additionally, Aberdeen City also had the second highest rate of households sleeping rough three months prior to application, at 22.7 per 10,000, behind Glasgow at 34. Furthermore, Aberdeen City accounted for 7.1% of all applicants who slept rough 3 months prior to application in 2024/25, a 4.3% increase on the previous year. The increase in rough sleeping has coincided with a rise in homelessness presentations from individuals arriving from outside the city, which has been a contributing factor to this trend. It is worth noting that Turning Point, Aberdeen's street homelessness partner, has not seen an increase in visible rough sleeping across the city, having engaged with only seven individuals identified as entrenched rough sleepers during the second half of 2024/25. Also worthy of note is rough sleeping indicators are based on an applicant's declaration of rough sleeping and due to the subjective nature can be open to interpretation and variance.



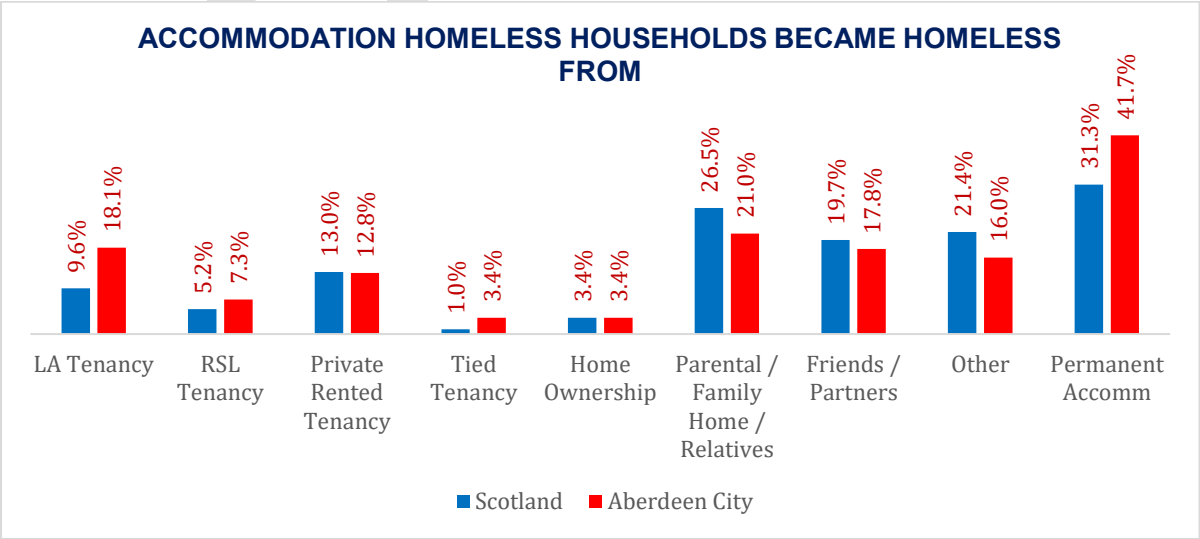
- 3.5. Trends in households sleeping rough night preceding application follow a similar pattern to households sleeping rough 3 months prior to their application but with a sharper 28% increase recorded in 2024/25. Aberdeen City saw the second highest proportional rise of 120% (+60), behind East Dumbartonshire at 200% (+10). Nationally, 6.1% (2465) of applicants slept rough the night preceding application in 2024/25, this rate was slightly higher in Aberdeen City at 6.3% (110), but much closer than the 5.8% differential reported in applicants sleeping rough 3 months prior to application.
- 3.6. Despite a decline in applications during 2024/25, the number of households assessed as homeless across Scotland continued to rise, reaching the highest levels since 2011/12. Aberdeen City mirrored this trend, with homelessness rates increasing for the third consecutive year and now at their highest since 2010/11. In 2024/25, Aberdeen recorded the fifth largest increase in homelessness across Scotland, with a 12% rise (+152 households), significantly above the national average of 0.3%. Yet, despite this sharp increase, Aberdeen City's homelessness rate stood at 127 per 10,000 households, lower than the national rate of 133, and notably below Glasgow (223), Dundee (194), and Edinburgh (140). Additionally, Aberdeen City's share of Scotland's overall homelessness remained unchanged at 4%, a proportion that has held steady over the past five years.



3.7. The number of children linked to homeless applications in Scotland decreased by 7% in 2024/25, marking the second consecutive year of decline. This downward trend was also seen in Aberdeen City, where the reduction was even greater at 11%, the 12th largest decrease among all authorities.



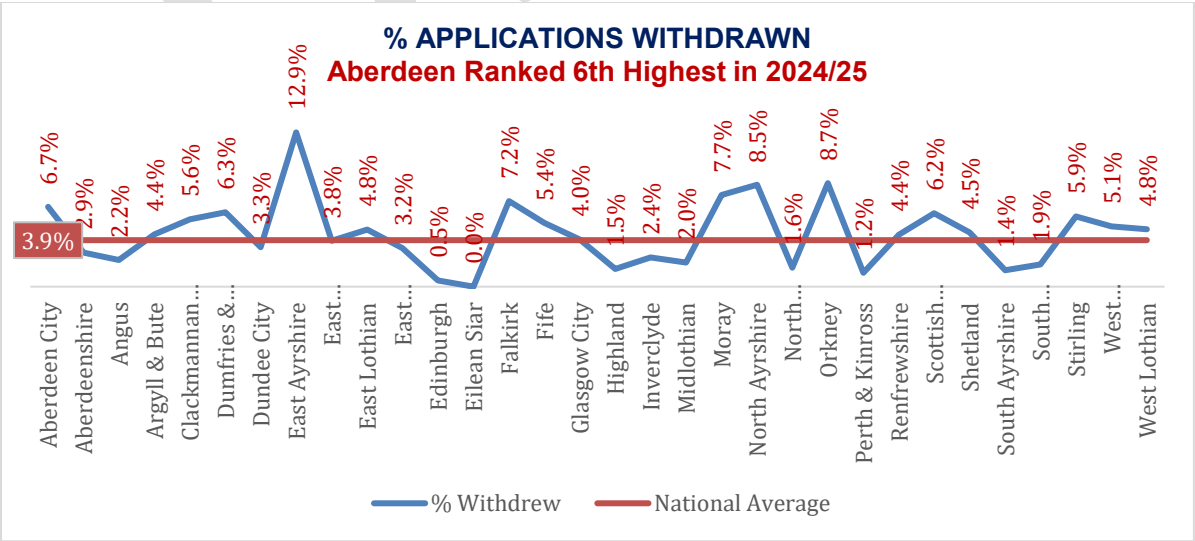
3.8. The number of homeless households losing permanent accommodation continues to increase across Scotland with levels at their highest in five years. 31% of all homeless households in 2024/25 fell into this category. Aberdeen City has also seen an increasing trend but to a greater extent with 41% of homeless households among this group in 2024/25. Homelessness' from local authority (LA) tenancies stands out as a particular concern in the city - 18.1% of cases in Aberdeen stem from LA tenancy loss, nearly double the national average of 9.6%. However, not all of these cases originate from Aberdeen City tenancies. With increasing social mobility, approximately a fifth of individuals were last settled in tenancies secured with other local authorities in 2024/25. It is worth noting that Aberdeen City holds the fourth largest housing stock in Scotland and, in 2024/25, recorded the second highest turnover rate which will impact these results. Also worthy of note is; figures are only available at the national level and are not broken down by individual local authorities. As a result, local data has been used for comparative purposes.



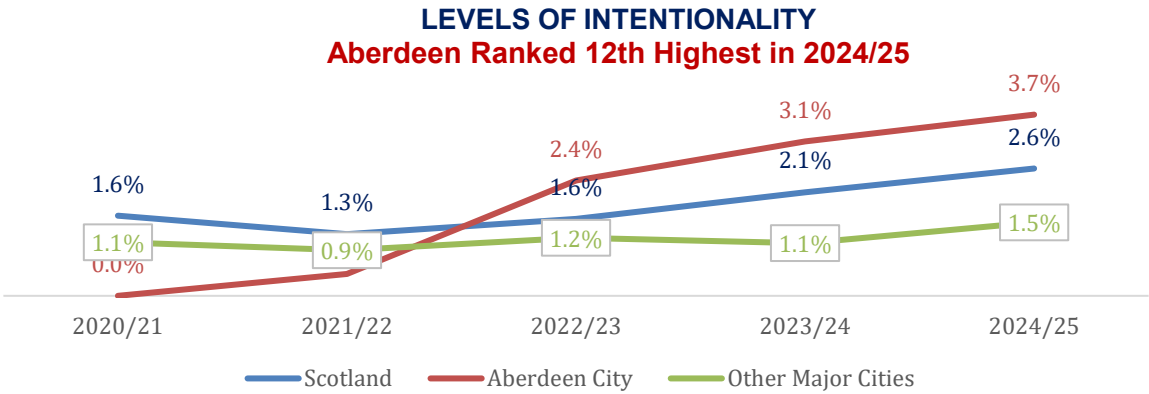
3.9. A rise in social mobility can be linked to the suspension of local connection rules in November 2022, where since implementation the proportion of homeless households assessed with a known connection to another Scottish local authority has sat between 2% and 3% nationally. However, during this period, the number of households in Aberdeen City with a connection to another known Scottish local authority more than doubled, increasing from 45 to 110. As a result, Aberdeen City's rate reached 7.7% in 2024/25 - 4.1 percentage points above the national average highlighting the city might be disproportionately affected by this change in rules. Only three local authorities reported higher rates than Aberdeen: East Renfrewshire (14.1%), Eilean Siar (9.5%), and Midlothian (8%). Furthermore, Aberdeen City's overall rate of applicants with no local connection stands at 11.9% and exceeds the national rate of 9.3%.

	2022-23		2023-24		2024-25	
	Scotland	Aberdeen City	Scotland	Aberdeen City	Scotland	Aberdeen City
Known Local Connection with Other Scottish LA	705	45	985	65	1225	110
%	2.2%	3.6%	2.9%	5.1%	3.6%	7.7%
No Known Local Connection with Other Scottish LA	935	150	2110	75	1935	60
%	2.9%	11.9%	6.3%	5.9%	5.7%	4.2%
Total No Local Connection	1640	195	3095	140	3160	170
%	5.1%	15.4%	9.2%	11.0%	9.3%	11.9%
Aberdeen Ranked 4th Highest in 2024/25 For Known Local Connections With Another Scottish LA						

3.10. The rise in homelessness in Aberdeen City during 2024/25 is partly linked to a decline in non-statutory decisions reached, which accounted for 20.3% of all decisions, down 7.3 percentage points (120 cases) from the previous year, though still above the national average of 16.3%. Despite reductions across all non-statutory categories, Aberdeen's withdrawal rate remained high at 6.7%, compared to the national rate of 3.9%. In contrast, the proportion of households losing contact before a decision in 2024/25 has fallen in Aberdeen City, now standing at 3.1%, which is below the national average of 3.9%.

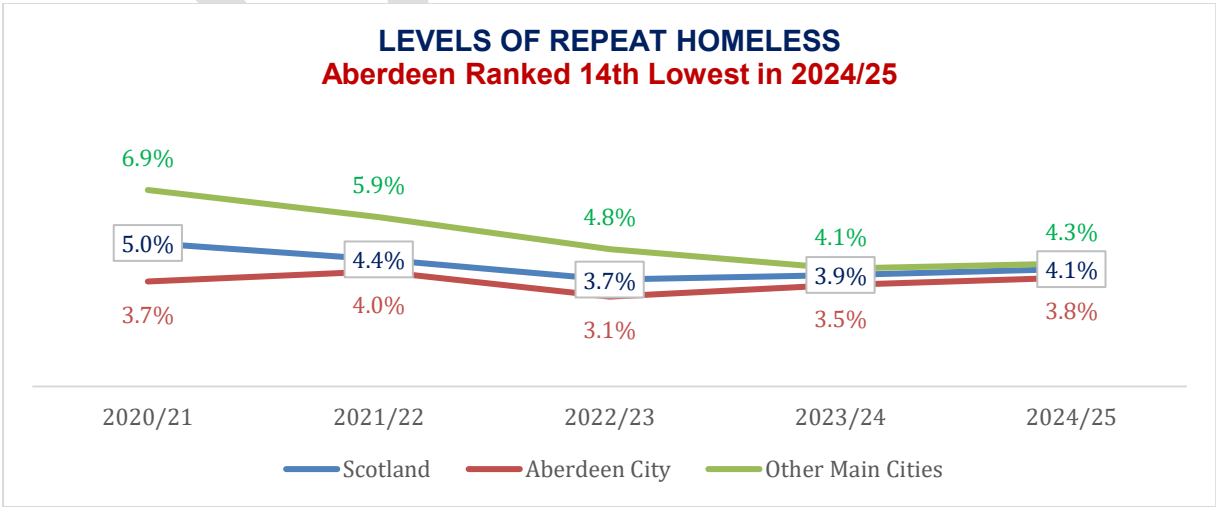


3.11. After an initial decrease in the number of households found to be intentionally homeless, following the change from a duty to assess to a power to assess in November 2019, the trend has gradually increased over the past four years, where levels of intentionality now stand at 2.6% nationally. Aberdeen City has seen a similar pattern emerge, and have gone from having among the lowest rates of intentionality at 0.2% in 2020/21 to the 12th highest at 3.7% in 2024/25 and the highest of all four major cities – Dundee 3.6%, Glasgow 1.7% and Edinburgh 0.3%. Clackmannanshire continue to have the highest rate at 9.8%



3.12. The majority of local authorities saw a decrease in the number of statutory homeless households presenting with one or more support needs in 2024/25, with a national reduction of 0.5% recorded. However, fourteen local authorities did report an increase. Aberdeen City experienced the 2nd highest rise at 36%, behind Dundee at 60%. Despite this increase, the proportion of homeless households in Aberdeen City assessed as having a support need (46%) remains below the national rate of 50.5%

3.13. The number of households re-assessed as homeless within one year increased again in 2024/25, with a 6% (+80) rise recorded nationally. This resulted in a further 0.3% increase in levels of repeat homelessness, with 4.1% of all households assessed in Scotland having previously experienced homelessness within the past year. In Aberdeen City, the number of repeat homelessness cases rose by 22% (+10), which is above the national average. However, the repeat homelessness rate in Aberdeen was 0.3 percentage points below the national average at 3.8%. This rate is lower than those in Glasgow (5.7%) and Dundee (4.0%), but higher than in Edinburgh (1.7%).



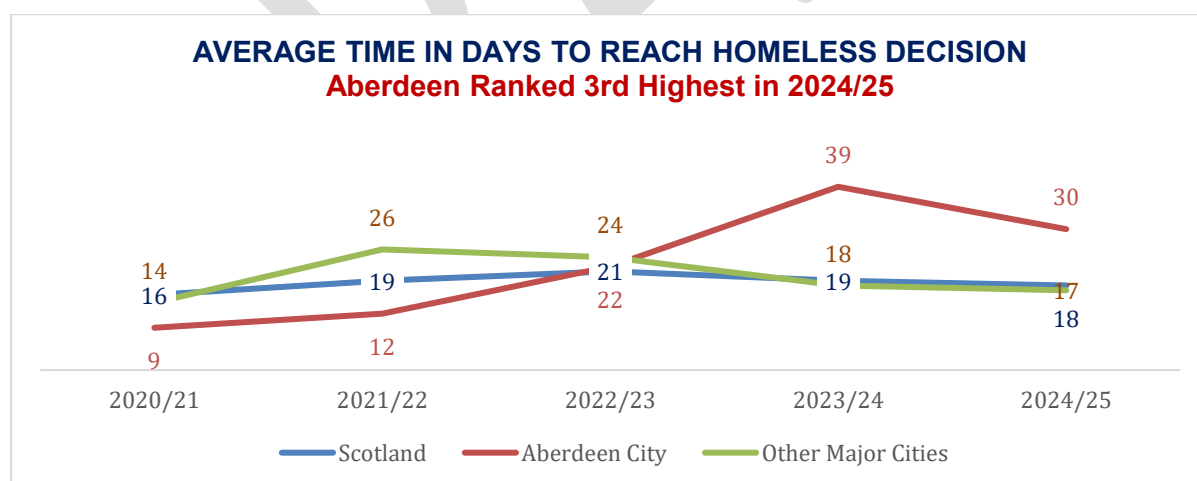
CONCLUSION

While Scotland overall experienced a slight decline in homeless applications in 2024/25, the number of households assessed as homeless continued to rise. Aberdeen City presents a somewhat complex picture: although applications fell, homelessness assessments and rough sleeping indicators rose. The city faces specific challenges, including increasing social mobility linked to suspended local connection rules.

Aberdeen's homelessness landscape is further complicated by increasing rates of intentionality, support needs, and higher than average level of households approaching with no statutory duty where there is a need to review how those seeking assistance are routed into the system to reduce levels of avoidable demand. Despite these pressures, the city's overall homelessness rate remains below the national average and other major cities, suggesting that while demand is intensifying, Aberdeen is managing its homelessness response relatively effectively.

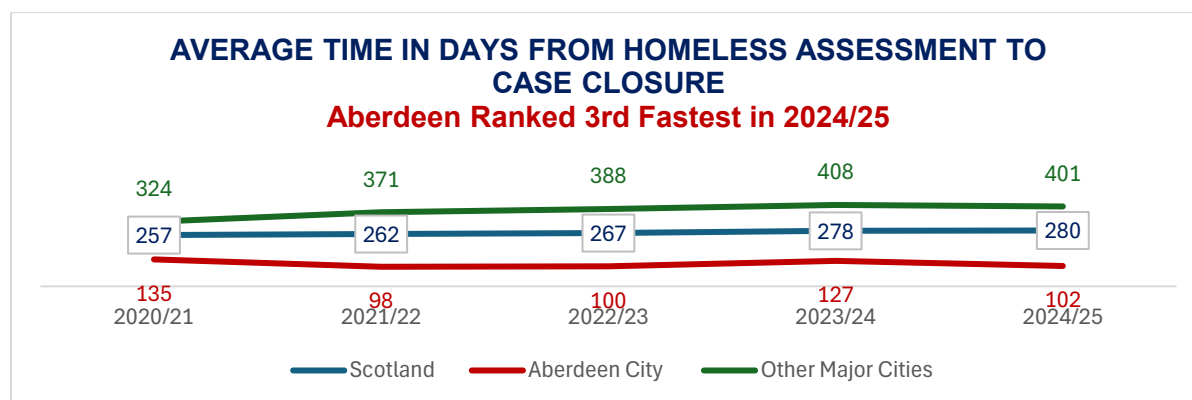
4. HOMELESS OUTCOMES

- 4.1. In 2020/21, Aberdeen City met the recommended 28-day target for all homelessness decisions, recording the best national average at just 9 days. By 2024/25, however, the average decision time had increased to 30 days, ranking third highest in Scotland, behind East Dunbartonshire and East Renfrewshire both at 41 days. Despite a 9-day improvement in Aberdeen's decision time during 2024/25, the fourth largest reduction nationally, it remains significantly above the national average of 18 days and lower than all other major cities - Glasgow (15), Dundee (17) and Edinburgh (19). However, Bi annual data for 2025/26 shows continued improvement in Aberdeen City, with the average decision time now reduced to 26 days.

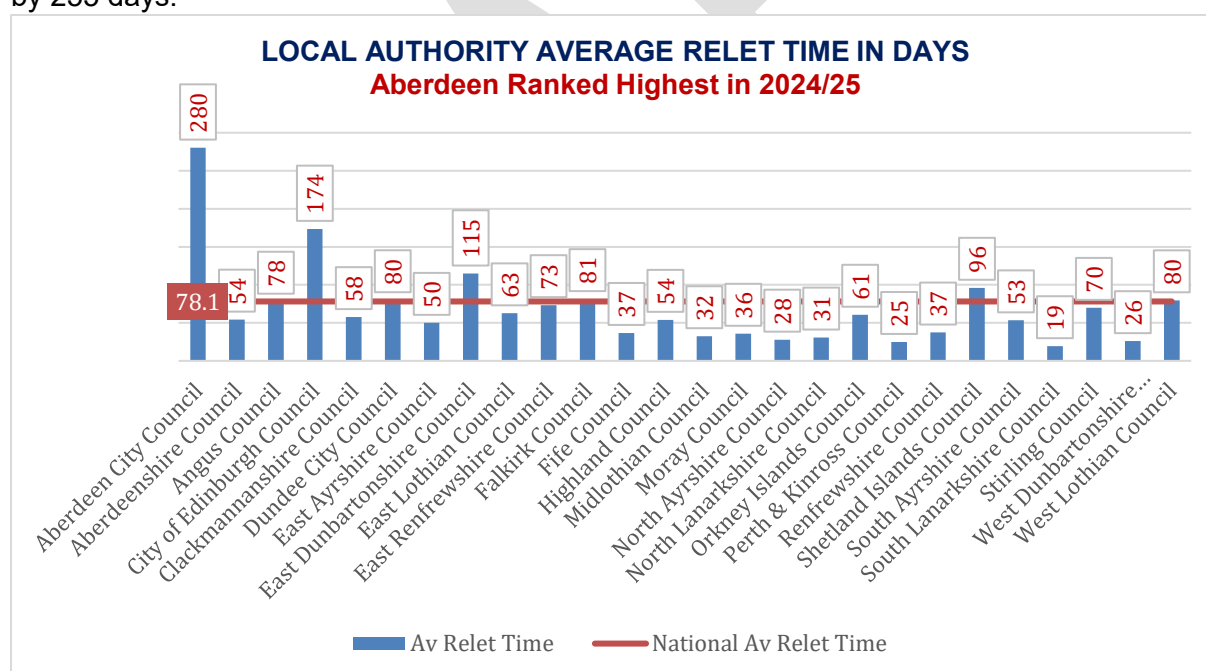


- 4.2. The recent reduction in decision times has positively impacted the homelessness journey in Aberdeen City, with the average duration falling to 134 days in 2024/25, where a 2 day improvement was noted in assessment times for cases closed. However, driving the improvement was the acceleration in the average time taken from decision to outcome for households assessed as homeless which dropped to 102 days, 25 fewer than the previous year. This improvement contrasts with the national trend, which continued to rise and has now reached a five-year high of 280 days. Behind Aberdeenshire at 58 days and Perth & Kinross 85 days, Aberdeen City is now the 3rd fastest performing authority in securing outcomes for households following a homeless decision. Furthermore, Aberdeen City far outperformed the

other major cities in this area with Edinburgh taking 682 days the longest of all authorities, followed by Glasgow at 301 days and Dundee 220 days. Bi annual data for 2025/26 shows continued improvement in Aberdeen City, with the average journey time now reduced to 114 days with time from decision to outcome now operating at 89 days.

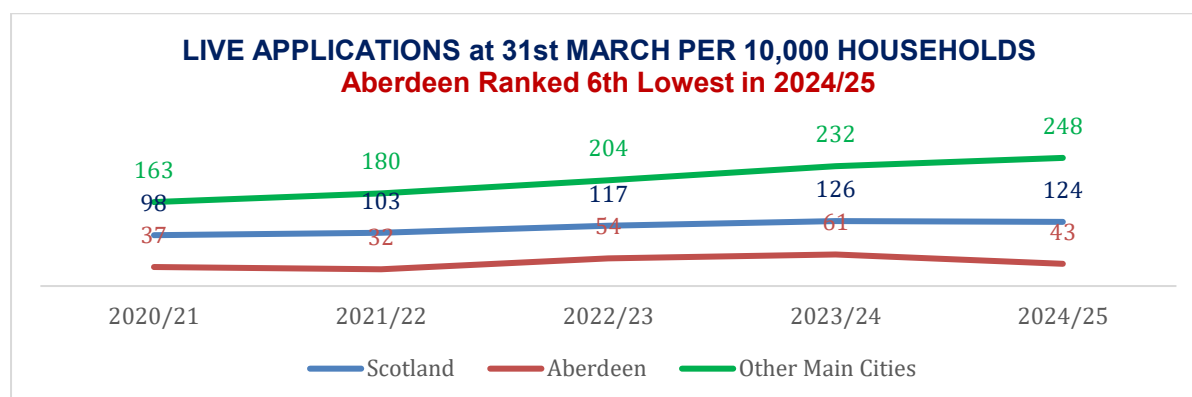


- 4.3. Aberdeen City's strong performance in homeless journey times is particularly notable given the significant challenges it faces in re-letting empty properties. In 2024/25, the average re-let time was 284 days, the longest in Scotland and substantially higher than in other areas with shorter homeless journey times, exceeding Aberdeenshire by 226 days and Perth & Kinross by 255 days.

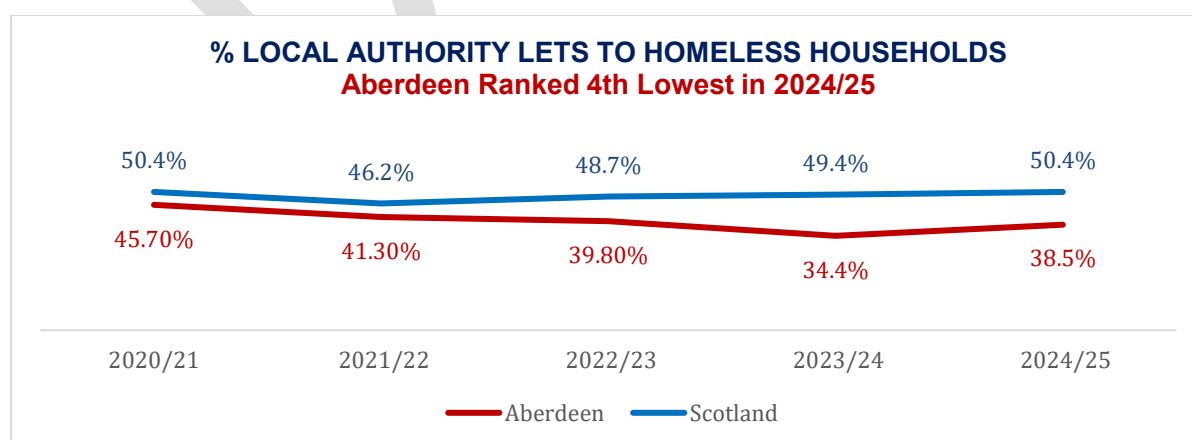


- 4.4. In 2024/25 40,506 applicants secured an outcome nationally, up 5% (1938) compared to the previous year. However, applicant demand was slightly higher at 40,688, outstripping case closures by 0.5%. As a result, the number of live homeless applications on 31 March 2025 increased by 0.6% (182), reaching the highest level on record. Aberdeen City, in contrast, reported a positive differential where homeless outcomes exceed demand and was one of 17 local authorities to report a reduction in active cases, recording the sixth largest decline at 15%. With 43 live cases per 10,000 households, Aberdeen's rate is nearly three times lower than the national average of 124. The city now ranks sixth lowest in Scotland and significantly

below other major cities: Dundee (117), Glasgow (220), and Edinburgh (321). Aberdeenshire continued to have the lowest rate at 22.

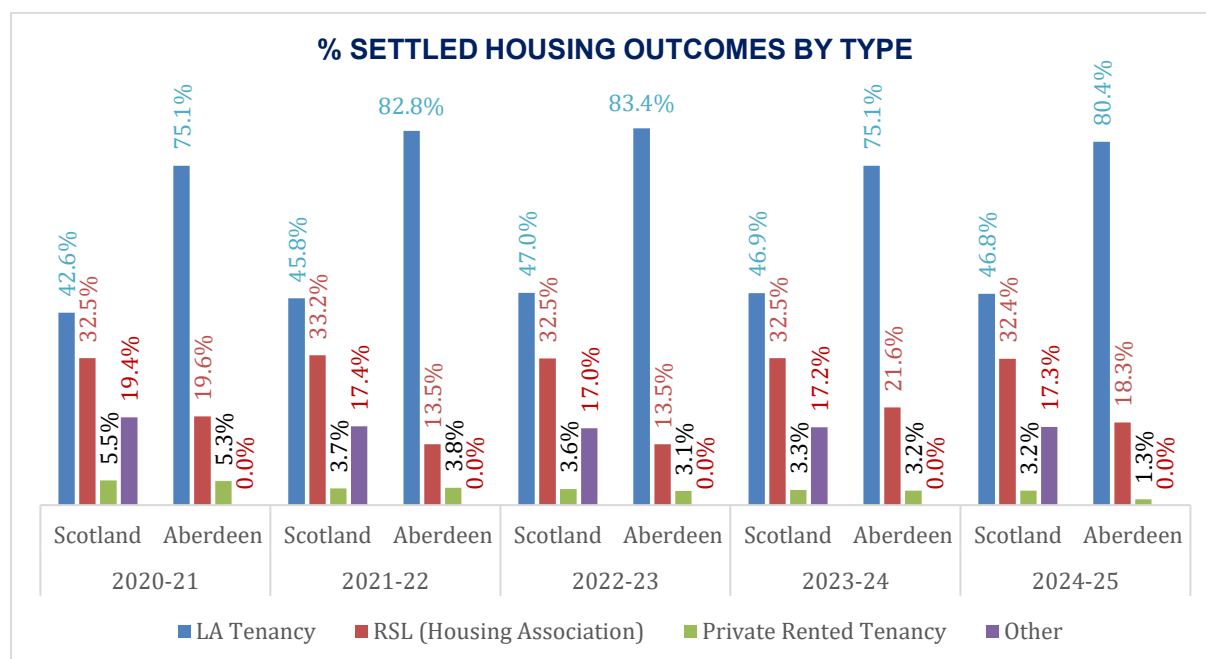


- 4.5. The number of households with a rehouse duty maintaining contact and securing settled accommodation in Aberdeen City increased to 87%, up six percentage points on the previous year and now surpasses the national average of 82%. Aberdeen City ranked 10th in class and outperformed both Glasgow at 77% and Edinburgh at 84% yet fell slightly below Dundee at 89%.
- 4.6. The majority of local authorities in Scotland continue to rely on their own housing stock to meet their statutory duties for rehousing homeless households, with such outcomes increasing by a third over the past five years. Of the 26 local authorities with housing stock, Aberdeen City relet 2536 properties in 2024/25 the 2nd highest behind North Lanarkshire. Despite letting a record 977 properties to homeless households in 2024/25, allocation rates to this group, while up 4% on the previous year, remained low at 38.5% compared to the 50.4% national average. Aberdeen City remained in the bottom quartile, ranking as the fourth lowest among all authorities. However, Aberdeen City has the largest supply of supported accommodation and the highest number of lets in this category. Many homeless households do not meet the eligibility criteria for this type of housing, which distorts the overall letting rates. Local data indicates that 43.4% of General Needs lettings in 2024/25 were to households experiencing homelessness. As this specific dataset is not collected nationally, it cannot be benchmarked against other areas. Biannual data for 2025/26 shows a continued rise in lets to homeless households, with the overall rate increasing to 46%.

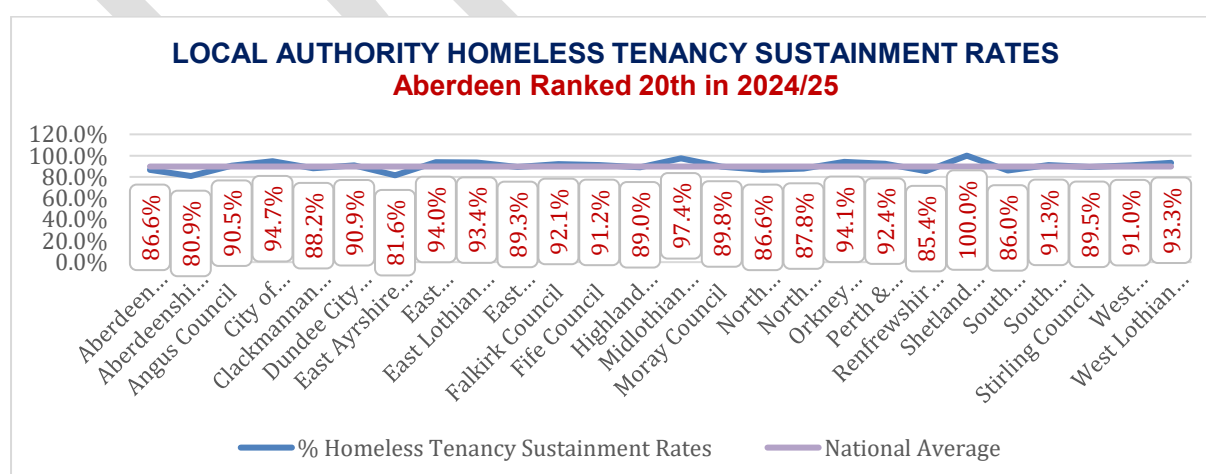


- 4.7. Over the past five years, RSL outcomes for homeless households have followed a similar national trend, with a 21% increase observed across Scotland. Aberdeen City has also

experienced growth in RSL lets during this period, albeit at a more gradual rate of 17%. Yet, in 2024/25 this category represented 18% of all settled housing outcomes achieved in Aberdeen City 3.3% lower than the previous year. Securing rehousing outcomes in the Private Rented Sector remains challenging across Scotland, with this group accounting for only 3.2% of all settled housing outcomes achieved in 2024/25. With a rate of 1.3%, Aberdeen City ranks among the lowest in the country and falls below the national average.

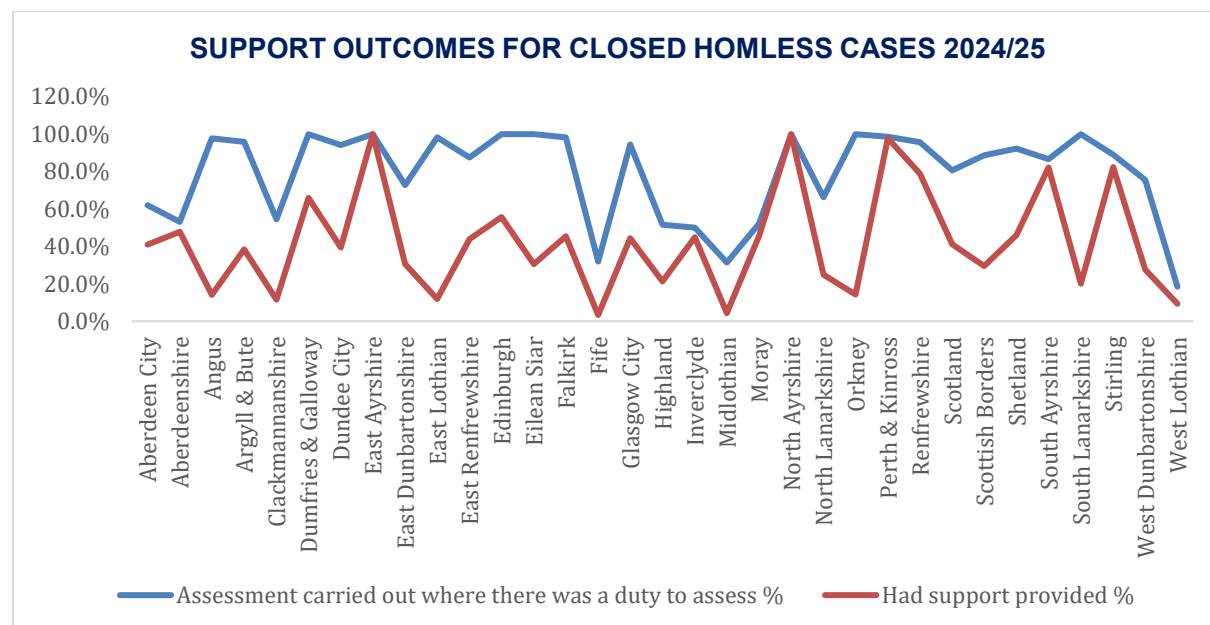


- 4.8. Contrary to a 0.3% national rise in 2024/25, the rate of homeless tenancy sustainment in Aberdeen City declined slightly to 86.6%, a decrease of 0.1%. Consistent with previous years, the city continues to perform below the national average of 89.8%. This minor drop also resulted in Aberdeen City slipping one place in the rankings to 20th, making it the sixth lowest performing among all stock-owning authorities, however margins are very small. Shetland was the only local authority to report a 100% tenancy sustainment rate in 2024/25, although this was based on a relatively small population of 28 homeless tenancies.



Lower levels of tenancy sustainment in Aberdeen City, might be linked to the relatively low rate of support assessments being carried out. While the proportion of support assessments for closed cases rose by 9% in 2024/25, the overall completion rate remains modest at 62%, placing Aberdeen City among 12 local authorities below the national average of 81%.

Additionally at 41% even fewer households in the city are provided with support, however this does now align with the national average. It is acknowledged, however, that support does not always directly correlate with positive tenancy sustainment outcomes - both East and North Ayrshire supported all homeless households, yet rank among the five lowest-performing authorities for tenancy sustainment. In contrast Midlothian provided only 4% of households with support, yet achieved the 2nd highest rate of tenancy sustainment.



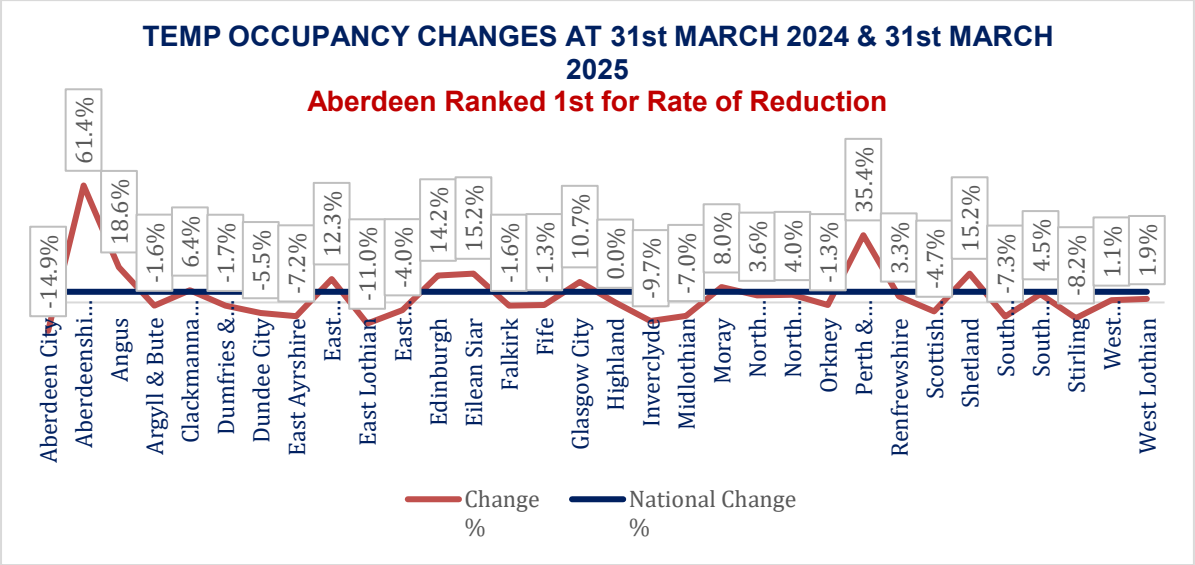
CONCLUSION

Aberdeen City's performance in responding to homelessness during 2024/25 paints a largely positive picture and demonstrates its commitment to achieving rapid rehousing. While decision times for homelessness applications remain above the national average and re-let times are the longest in Scotland, the city has made significant strides in improving the overall homelessness journey. Notably, Aberdeen ranks third fastest nationally in securing outcomes post-decision, with households in the city now achieving results in nearly one-third of the time it takes nationally. The city's ability to deliver timely outcomes despite challenges in property re-letting and rising rehousing demand highlights the effectiveness of its operational processes.

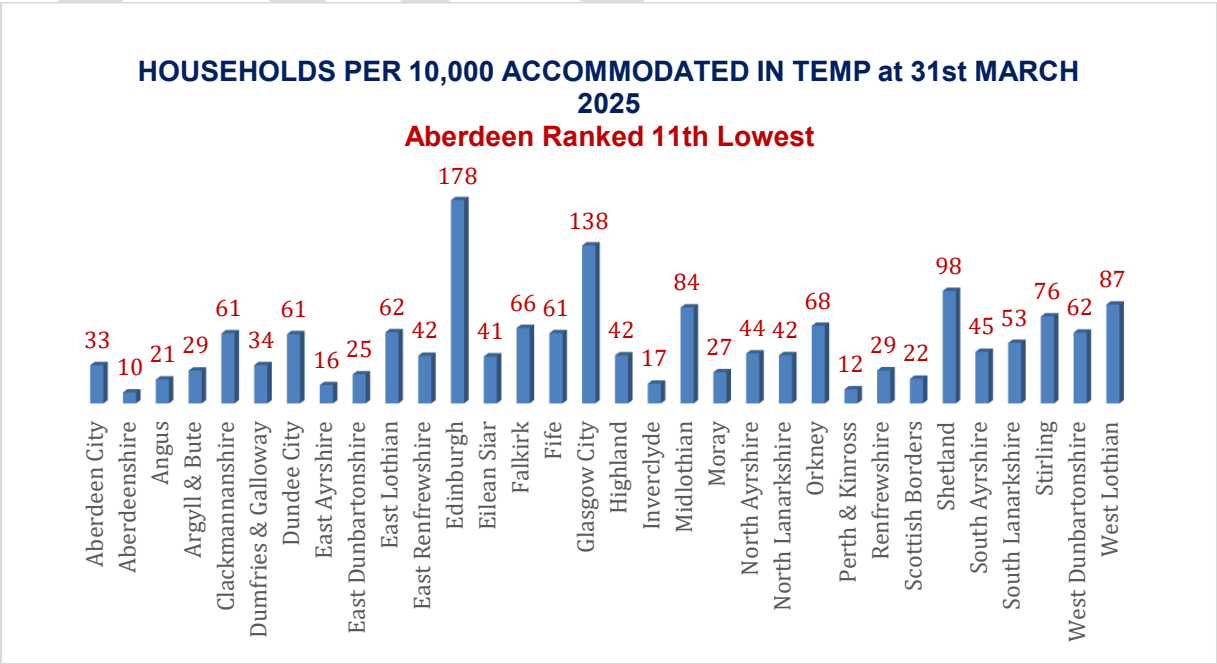
Improving assessment times and an increasing share of lets to homeless households, particularly within general needs housing, reflect a strong commitment to meeting demand. This has contributed to a significant reduction in live homelessness cases, with the city now ranking sixth lowest per 10,000 households, outperforming other major urban areas. However, tenancy sustainment rates and assessing support remain areas for further development, with Aberdeen falling slightly below national averages in both metrics. Strengthening tenancy sustainment and expanding targeted support services are key to sustaining progress and ensuring long-term housing stability for homeless households. Bi annual data for 2025/26 reveals an improving picture with tenancy sustainment rates in the city rising to 89.8% and on par with the national average.

5. TEMPORARY ACCOMMODATION

5.1. On the 31st of March 2025 there were 17,240 homeless households accommodated in temporary accommodation across Scotland, a 6% increase (+910) upon the same time the previous year and the highest levels witnessed since records began. While many local authorities reported increases, Aberdeen City saw its first decrease in three years, with a sizeable 14.9% reduction (-66 households) the largest proportional decline among all authorities.

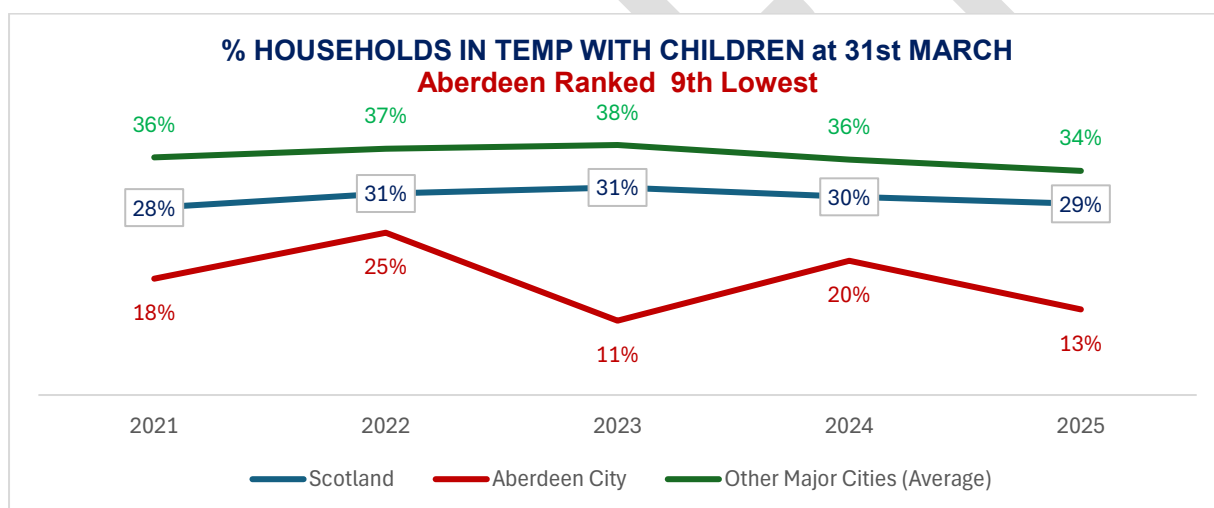


5.2. The rate of households accommodated in temporary accommodation across Scotland at this point was 67.5 per 10,000 households. In Aberdeen City, the rate was 33 per 10,000 households, half the national average, ranking 11th lowest among all local authorities. This figure is also significantly lower than those reported in the other major cities - Glasgow (138), Edinburgh (178), and Dundee (61). Aberdeenshire recorded the lowest rate in Scotland at just 10 per 10,000 households.

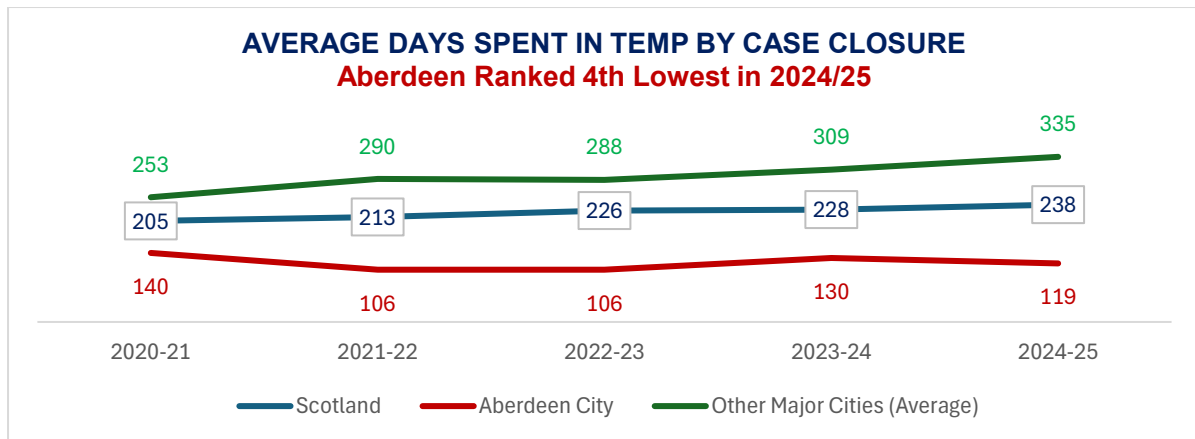


5.3. The increase in the number of households accommodated in temporary accommodation across Scotland in 2024/25 was driven by an imbalance in the number of households entering compared to the numbers moving out. Nationally, 3,337 more households entered temporary accommodation than exited, a 17% net differential. However, Aberdeen City was one of only three local authorities to buck this trend, recording a positive 1% differential with more households exiting than entering. Furthermore, in 2024/25 Aberdeen City had the third lowest proportion of households with multiple placements entering temporary accommodation, at just 19.7%, well below the national average of 51.4%.

5.4. A year-end snapshot indicates that, due to rising national occupancy levels, the number of households with children or dependent children has continued to increase, reaching its highest level in five years, with a growth of approximately 25% over this period (+1030). Despite this overall growth, the proportion of households with children or dependent children accommodated at the 31st March 2025 fell by 1 percentage point, reaching 29%. Following a sharp rise in the number of households with children or dependent children accommodated in 2023/24, Aberdeen City saw a 44% decrease in 2024/25 (down by 40 households), the fourth largest reduction among all local authorities. As of 31 March 2025, only 13% of households in temporary accommodation in Aberdeen City fell into this category, ranking 9th lowest in Scotland and well below the national average of 29%.



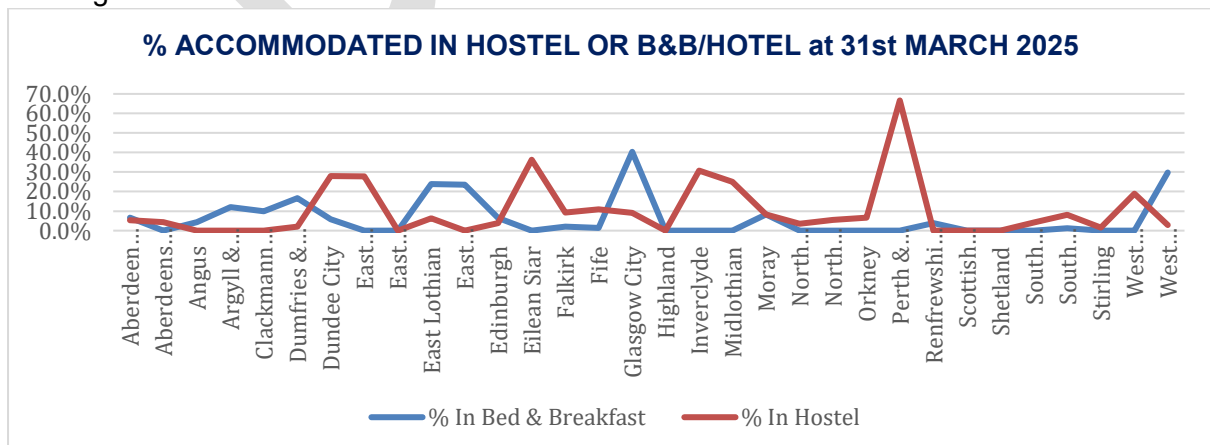
5.5. The average duration spent in temporary accommodation by case closure dropped to 119 days in Aberdeen City, 11 fewer than the previous year. This improvement contrasts with the national trend, which continued to rise and has now reached a five-year high of 238 days, double that of Aberdeen City. Only three other local authorities had shorter average stays in temporary accommodation than Aberdeen City - Aberdeenshire (66 days), Perth & Kinross (79 days), and Moray (117 days). In 2024/25, 43% of households leaving temporary accommodation in Aberdeen City had been accommodated for three months or less, 8 percentage points above the national average. Additionally, just 3.7% of households in Aberdeen spent a year or more in temporary accommodation, compared to 20.3% nationally. Again, only four authorities outperformed Aberdeen City on this measure, with Aberdeenshire and Moray among these reporting no households staying longer than a year. Edinburgh had the highest proportion of long-term placements, with 51% of households spending over a year in temporary accommodation.



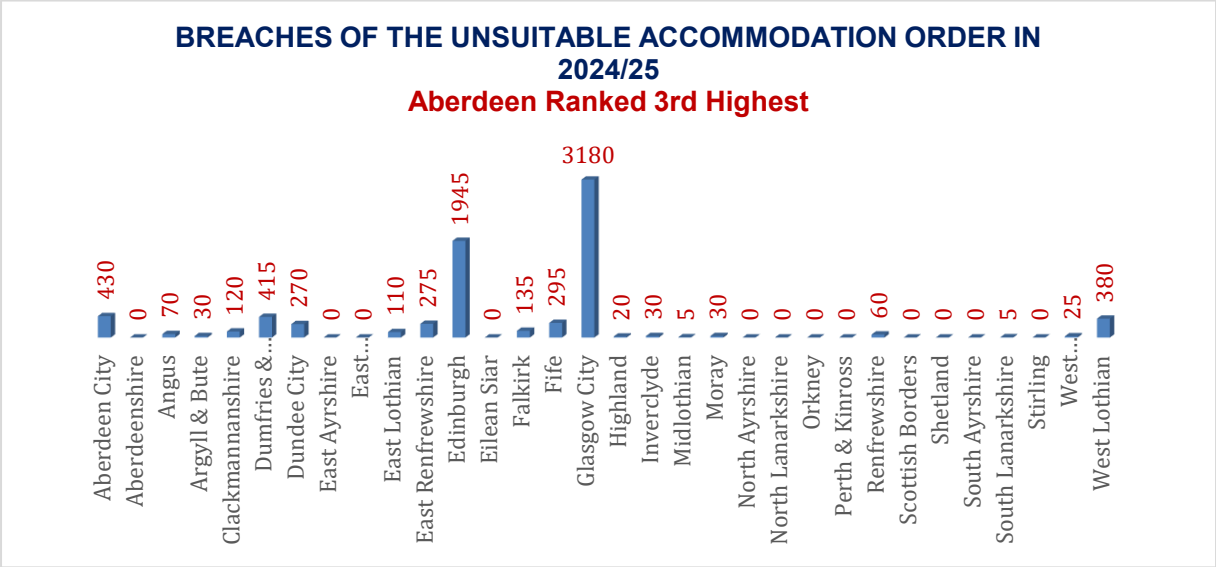
5.6. A key priority for rapid rehousing is to provide temporary accommodation that is mainstream, furnished, and located within the community. As of 31 March 2025, 51% of households in Scotland were in temporary accommodation provided by either local authorities or Registered Social Landlords (RSLs). In Aberdeen City, this figure was significantly higher at 89%, up 20% on the previous year, placing the city 6th nationally for this type of provision. The improvement observed in Aberdeen City has been primarily driven by the growth in this type of stock, resulting in an 81% decline in hotel occupancy.

5.7. Snapshot in time data at the 31st March 2025 indicates that half of all local authorities have stopped using Bed & Breakfast or hotel accommodation for temporarily housing homeless households. Aberdeen City remains one of 16 local authorities still using this type of provision. However, as of 31 March 2024/25, occupancy has fallen by 81% (-100). At that time, only 7% of homeless households in the city were accommodated in this type of provision, down from 27% the previous year and below the national average of 14%. Over half of the 3,745 households placed in this type of accommodation at this time were in Glasgow, with a further 12% in Edinburgh. Together, these two cities accounted for 67% of all such placements. Due to rising demand in Aberdeen City during the first half of 2025/26, the use of hotel placements has increased once again to help manage the surplus.

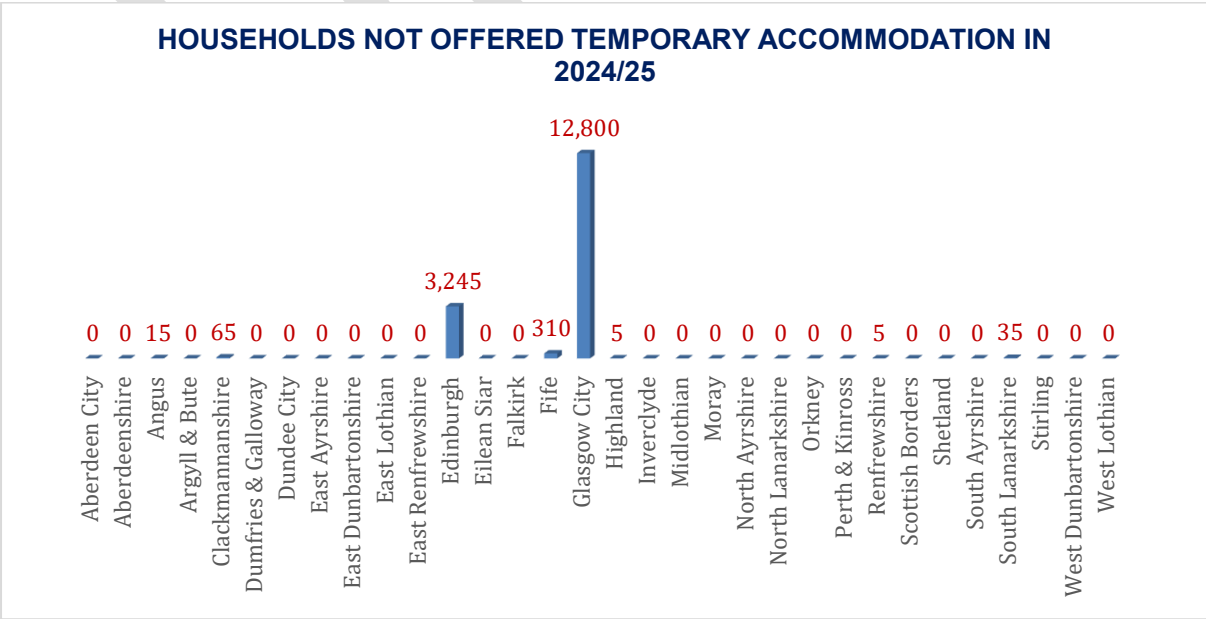
5.8. Moreover the data suggests that only four Local Authorities have been able to eradicate the use of both Hostel and Bed & Breakfast accommodation, the types most likely to be considered unsuitable in accordance with The Homeless Persons (Unsuitable Accommodation) (Scotland) Order 2020 – Shetland, Scottish Borders, East Dumbartonshire and Highland.



5.9. In 2024/25, breaches of the Unsuitable Accommodation Order rose by 0.6%, reaching their highest level since the order was extended in March 2020 with only twelve authorities remaining compliant. Aberdeen City recorded 430 breaches, a decrease of 105 cases (20%) compared to the previous year. Despite this reduction, 28% of all placements ending in Aberdeen breached the order, the 4th highest rate of all local authorities and significantly above the national average of 17%. East Renfrewshire reported the highest rate of 53%. Of the 7,850 breaches reported across Scotland, Aberdeen accounted for 5.5%, well below Glasgow (40.5%) and Edinburgh (24.8%). Note these figures should be treated with caution due to inconsistent reporting, differing interpretations of the legislation and the uncertainties around exceptions put in place in response to COVID-19 and how to apply these.



5.10. Aberdeen City largely met its obligations to provide access to temporary accommodation, with only one household not offered such accommodation during 2024/25. The number of households across Scotland not offered accommodation more than doubled in 2024/25, rising from 7,955 in 2023/24 to 16,485. This sharp increase was largely driven by Glasgow, who saw a threefold rise, reporting 9,660 more instances in 2024/25 compared to the previous year.



Note: In the table, four authorities – Aberdeen City, East Dunbartonshire, Falkirk, and Midlothian – reported fewer than three incidents. However, due to rounding, these appear as 0 in the column chart above and as '<4' in the publication. Aberdeen City is currently reconciling these figures, as updated local records now indicate that all households were offered temporary accommodation during 2024/25.

CONCLUSION

The data presented highlights a complex and evolving picture of temporary accommodation across Scotland, with significant variances between local authorities. While the national trend shows a continued rise in the number of households in temporary accommodation, Aberdeen City stands out for its significant improvements across several key indicators. These include a reduction in overall placements, shorter average stays, fewer households with children in temporary accommodation, and a marked shift away from unsuitable accommodation types, particularly Hotels in 2024/25.

Despite these positive developments, big challenges remain. Aberdeen City still records a relatively high rate of breaches of the Unsuitable Accommodation Order, and continues to rely, albeit to a lesser extent on hotel placements. Demand across the city has begun to rise again in 2025/26, increasing pressure on temporary accommodation and leading to greater reliance on hotels to manage the surplus. Nevertheless, the city's approach, particularly in expanding mainstream and community-based accommodation, demonstrates a strong commitment to the principles of rapid rehousing and improving outcomes for homeless households.

Continued focus on reducing breaches, enhancing the quality and suitability of temporary accommodation, maximising use of such stock, and sustaining the downward trend in placements will be essential to building on this progress.

The reducing hotel action plan monitored internally details the key initiatives currently being taken to tackle the growing demands on temporary accommodation.