

**GOVERNMENT OF INDIA**  
**MINISTRY OF HOUSING AND URBAN AFFAIRS**  
**RAJYA SABHA**  
**UNSTARRED QUESTION NO. 1176**  
**ANSWERED ON 10/03/2025**

**NON-OCCUPANCY OF AFFORDABLE HOUSING UNITS UNDER PMAY-URBAN**

**1176. MS. DOLA SEN:**

**Will the Minister of HOUSING AND URBAN AFFAIRS be pleased to state:**

- (a) whether Government is aware that nearly 9.69 lakh units of affordable, slum-rehabilitation houses built under the Pradhan Mantri Awas Yojana-Urban, 4.59 (50 per cent) lakh houses are yet to be occupied, due to issues such as incomplete infrastructure and delays in the allotment process;
- (b) the total number of unoccupied housing units under PMAY-U as on December 2024, along with details for Financial Year 2023-24, State-wise; and
- (c) whether Government has formulated any plans or guidelines to monitor occupancy rates and address challenges in ensuring that housing units under PMAY-U reach the intended beneficiaries, and if so, the details thereof?

**ANSWER**

**THE MINISTER OF STATE IN THE MINISTRY OF HOUSING AND URBAN AFFAIRS**  
**(SHRI TOKHAN SAHU)**

- (a) to (c): Ministry of Housing and Urban Affairs is implementing Pradhan Mantri Awas Yojana - Urban (PMAY-U) since 25.06.2015 to provide pucca house with basic amenities to all eligible urban beneficiaries across the country. The scheme is implemented through four verticals i.e., Beneficiary Led Construction (BLC), Affordable Housing in Partnership (AHP), In-Situ Slum Redevelopment (ISSR) and Credit Linked Subsidy Scheme (CLSS). PMAY-U is a demand driven scheme. Selection of beneficiaries, under various verticals preferred by the beneficiaries, formulation of projects and execution including allotment of completed houses is done by States/UTs. As on 03.03.2025, a total of 118.64 lakh houses have been sanctioned under the scheme since inception, out of which 112.46 lakh have been grounded, of which 90.60 lakh are completed and 87.52 lakh have been occupied. The remaining houses are at different stages of construction.

The scheme period, which was earlier up to 31.03.2022, has further been extended up to 31.12.2025 to complete sanctioned houses without changing the funding pattern and implementation methodology. Occupancy of AHP/ISSR houses is important concern raised with States/UTs during review meetings. The States/UTs are encouraged to improve occupancy of houses under AHP/ISSR verticals of PMAY-U by providing civic infrastructure and ensuring allotment to beneficiaries on priority. The Ministry conducts regular review meetings with States/UTs to complete the remaining houses and ensure occupancy within the stipulated timeframe. The State/UT-wise details of total number of completed and occupied houses as on 31<sup>st</sup> March 2024 and 31<sup>st</sup> December 2024 under PMAY-U are at Annexure.

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State/UT-wise details of total number of completed and occupied houses as on 31<sup>st</sup> March 2024 and 31<sup>st</sup> December 2024 under PMAY-U

Sr. No.	State/UT	Houses as on 31-03-2024		Houses as on 31-12-2024		
		Completed	Occupied	Completed	Occupied	
1	Andhra Pradesh	9,54,090	8,46,802	10,29,916	9,44,085	
2	Bihar	1,20,260	1,20,260	1,67,622	1,67,571	
3	Chhattisgarh	2,19,918	1,97,795	2,51,126	2,32,621	
4	Goa	3,144	3,144	3,145	3,145	
5	Gujarat	9,03,145	8,51,531	9,36,920	8,88,905	
6	Haryana	67,341	67,341	69,742	69,726	
7	Himachal Pradesh	10,127	10,075	10,991	10,973	
8	Jharkhand	1,40,220	1,37,433	1,54,170	1,51,022	
9	Karnataka	3,38,571	2,92,981	3,77,985	3,01,813	
10	Kerala	1,21,273	1,21,116	1,31,196	1,31,095	
11	Madhya Pradesh	7,69,350	7,56,645	8,46,501	8,36,430	
12	Maharashtra	8,39,789	7,59,504	8,81,322	8,06,210	
13	Odisha	1,42,756	1,39,216	1,58,320	1,55,313	
14	Punjab	82,057	82,005	95,514	95,212	
15	Rajasthan	1,82,524	1,75,903	2,18,237	2,11,256	
16	Tamil Nadu	5,62,206	5,07,865	5,95,841	5,42,646	
17	Telangana	2,24,483	1,23,933	2,23,329	1,64,811	
18	Uttar Pradesh	14,57,724	14,29,291	16,71,083	16,38,701	
19	Uttarakhand	33,655	32,743	38,695	37,355	
20	West Bengal	3,94,471	3,94,375	4,45,166	4,44,926	
<b>Sub- total (States):-</b>		<b>75,67,104</b>	<b>70,49,958</b>	<b>83,06,821</b>	<b>78,33,816</b>	
21	North East States	Arunachal Pradesh	7,426	5,890	8,066	6,850
22		Assam	99,291	99,291	1,18,214	1,18,214
23		Manipur	13,705	13,705	16,719	16,719
24		Meghalaya	1,248	1,248	1,824	1,824
25		Mizoram	8,568	8,568	24,166	24,166
26		Nagaland	19,364	19,332	26,408	26,376
27		Sikkim	202	202	202	202
28		Tripura	71,551	71,551	76,791	76,791
<b>Sub- total (N.E. States):-</b>		<b>2,21,355</b>	<b>2,19,787</b>	<b>2,72,390</b>	<b>2,71,142</b>	
29	Union Territories	A&N Island	47	47	47	47
30		Chandigarh	1,256	1,256	1,256	1,256
31		D&NH and D&D	9,180	7,942	9,230	7,992
32		Delhi	29,976	29,976	29,976	29,976
33		J&K	21,766	21,766	28,984	28,984
34		Ladakh	788	788	876	876
35		Lakshadweep	-	-	-	-
36		Puducherry	9,445	9,445	10,652	10,652
<b>Sub- total (UT):-</b>		<b>72,458</b>	<b>71,220</b>	<b>81,021</b>	<b>79,783</b>	
<b>Grand Total</b>		<b>82.02 Lakh*</b>	<b>78.20 Lakh*</b>	<b>90.01 Lakh*</b>	<b>86.65 Lakh*</b>	

\* Includes 3.41 lakh and 4.80 lakh houses of erstwhile JnNURM scheme completed and occupied respectively during PMAY-U mission period.