

**GOVERNMENT OF INDIA
MINISTRY OF HOUSING AND URBAN AFFAIRS
RAJYA SABHA
STARRED QUESTION NO. 152
ANSWERED ON 03/08/2026**

UPDATED URBAN HOUSING SHORTAGE DATA

152. SHRI S NIRANJAN REDDY:

Will the Minister of *Housing and Urban Affairs* be pleased to state:

- (a) whether Government has taken note that NITI Aayog and Ministry of Housing and Urban Affairs (MoHUA's) 2025 committee estimated India's urban housing shortage at 5–7 crore houses, while also noting the absence of a comprehensive updated official dataset;
- (b) whether Government proposes to create an updated official database on urban affordable housing shortage, including EWS, LIG, migrant workers and semi-urban households;
- (c) whether the target under PMAY-U 2.0 to construct one crore additional houses is based on the latest housing shortage estimates; and
- (d) the steps being taken to improve beneficiary identification, targeting and delivery of affordable housing schemes?

ANSWER

**THE MINISTER OF HOUSING AND URBAN AFFAIRS
(SHRI MANOHAR LAL)**

(a) to (d): A statement is laid on the Table of the House.

STATEMENT REFERRED TO IN THE RAJYA SABHA STARRED QUESTION NO. 152* (2ND POSITION) DUE FOR ANSWER ON 03.08.2026 REGARDING “UPDATED URBAN HOUSING SHORTAGE DATA”

(a): NITI Aayog has prepared a detailed approach paper to promote and enable affordable housing and released its report in December 2025 namely ‘**A Comprehensive Framework to Promote Affordable Housing**’. The report has been prepared by a committee consisting of representatives of NITI Aayog, Ministry of Housing & Urban Affairs (MoHUA), Department of Financial Services (DFS) and private sector. The report provides reform-oriented roadmap to address structural barriers in promotion of affordable housing. The report may be seen on the website at https://pmay-urban.gov.in/bookpublication/A_Comprehensive_Framework_to_Promote_Affordable_Housing.pdf.

The Committee has not made any estimate of India’s urban housing shortage. However, it has noted various studies/ articles estimating housing demand/ shortage in urban areas. These estimates differ widely in definition, scope, methodology, and reference period making comparison difficult. The Committee has also noted that India lacks comprehensive and up-to-date official data on affordable housing.

(b): ‘Land’ and ‘colonisation’ are State subjects and schemes relating to housing for their citizens, including Economically Weaker Sections (EWS), Low Income Groups (LIG), migrant workers and semi-urban households is domain of the respective State/Union Territory (UT) Governments. Data regarding homelessness, availability and quality of housing is captured during regular census exercise. As per census 2011, total 9,38,348 persons were homeless in urban areas and 17.4 % of total urban population was living in slums.

Furthermore, Ministry of Housing and Urban Affairs (MoHUA) supplements the efforts of States/UTs by providing Central Assistance under Pradhan Mantri Awas Yojana – Urban (PMAY-U) and PMAY-U 2.0 ‘Housing for All’ Mission. PMAY-U 2.0 is a demand driven scheme under which States/ Union Territories (UTs) assess demand in their respective jurisdiction and validate the beneficiaries to ascertain eligibility. In order to ensure that the scheme effectively addresses the housing needs of urban poor and authentic data is maintained, a Unified Web-portal (UWP) has been developed by the Ministry under PMAY-U 2.0. and available at <https://pmay-urban.gov.in> .

(c): The target of supporting 1 crore households under PMAY-U 2.0 was decided on the basis of experience of implementing PMAY-U and consultation with the stakeholders. As on date, 16.20 lakh houses have been sanctioned under PMAY-U 2.0.

(d): The Unified Web Portal (UWP) helps in beneficiary identification, verification of beneficiary and monitoring of PMAY-U 2.0. The Portal facilitates online submission of applications, verification, geo-tagging, preparation of Detailed Project Reports (DPRs), generation of beneficiary

lists, release and utilization of Central Assistance, and other scheme-related activities. Thus, the portal enhances transparency, efficiency and accountability in the Scheme.

Further, scheme has clearly defined income-based beneficiary categories, including EWS, LIG and Middle Income Groups (MIG), as applicable under different PMAY-U 2.0 components. Eligibility condition also includes that no member of the beneficiary family should own a pucca house anywhere in India. Preference under the Scheme is given to widows, single women, persons with disabilities, senior citizens, transgenders, persons belonging to scheduled castes/ scheduled tribes, minorities and other weaker and vulnerable sections of the society.
