

**O.I.H.**

**GOVERNMENT OF INDIA  
MINISTRY OF HOUSING AND URBAN AFFAIRS  
LOK SABHA  
UNSTARRED QUESTION NO. 4484  
TO BE ANSWERED ON MARCH 19, 2026**

**CONVERSION OF VACANT GOVERNMENT-FUNDED HOUSES INTO ARHC UNITS**

**NO. 4484. SHRI HASMUKHBHAI SOMABHAI PATEL:  
SHRI MITESHBHAI RAMESHBHAI PATEL:  
SHRI RAJPALSINH MAHENDRASINH JADAV:**

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

- (a) the number of vacant Government-funded houses identified for conversion under the Affordable Rental Housing Complexes (ARHCs) scheme under Pradhan Mantri Awas Yojana - Urban (PMAY-U) in Gujarat and Tamil Nadu;**
- (b) the number of houses out of the said houses that have been successfully converted into functional rental housing units till date;**
- (c) the steps taken by the Government to expedite the conversion of the remaining vacant Government-funded houses into ARHC units in Gujarat and Tamil Nadu; and**
- (d) the details of the plans formulated to address the challenges encountered under Public-Private Partnership (PPP) model in the development of Greenfield ARHCs units in Gujarat and Tamil Nadu?**

**ANSWER**

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

- (a) to (d): Ministry of Housing and Urban Affairs (MoHUA) launched Affordable Rental Housing Complexes (ARHCs) as a sub-scheme of Pradhan Mantri Awas Yojana - Urban (PMAY-U) in July 2020 to address the housing need faced by migrant workers, urban poor and informal sector labourers from Economically Weaker Section (EWS)/Low Income Group (LIG) category across the country. This scheme has been implemented through two models.**

**Under Model-1, a total of 5,783 Government funded vacant houses have been converted into ARHCs, of which 2,602 units are from State of Gujarat. Additionally, proposals for converting 1,947 existing Government funded vacant houses into ARHC units are under process in the State of Gujarat.**

Moreover, based on the proposals submitted by States/Union Territories (UTs) under Model-2, MoHUA has approved proposals for construction of 83,298 new ARHC units using innovative construction technologies in several States including 453 and 61,411 ARHC units in Gujarat and Tamil Nadu respectively, of which construction of 40,630 units have been completed in Tamil Nadu so far. In addition, construction of 1,682 ARHC units have been started using conventional technologies in State of Gujarat under Model-2.

Further, based on the learnings of ARHCs, a dedicated vertical of Affordable Rental Housing (ARH) has been provisioned under PMAY-U 2.0. The Scheme Guidelines of PMAY-U 2.0 are available at <https://pmay-urban.gov.in/uploads/guidelines/Operational-Guidelines-of-PMAY-U-2.pdf>.

ARH vertical of PMAY-U 2.0 aims to promote construction of affordable rental housing close to the workplaces of the intended beneficiaries including urban migrants/ industrial workers/working women/students/urban poor etc. The ARH vertical is implemented through two models:

**Model-1: Converting existing Government funded vacant houses into ARH through Public Private Partnership (PPP) mode or by Public Agencies.**

**Model-2: Construct, Operate and Maintain rental housing by Private/Public Entities for urban poor, working women, employees of Industries, Industrial Estates, Institutions and other eligible EWS/LIG families.**

In this regard, an Expression of Interest (EoI) has been issued by the Ministry for submission of project proposals for construction of new ARH units by all interested Public/Private Entities under PMAY-U 2.0. The web link for EoI is at <https://pmay-urban.gov.in/ARH-EoI.pdf>. Further, under Model-2 of ARH vertical under PMAY-U 2.0, a total of 1,745 units have been sanctioned by the Ministry for State of Gujarat, involving Technology Innovation Grant (TIG) of ₹15.70 crore.

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