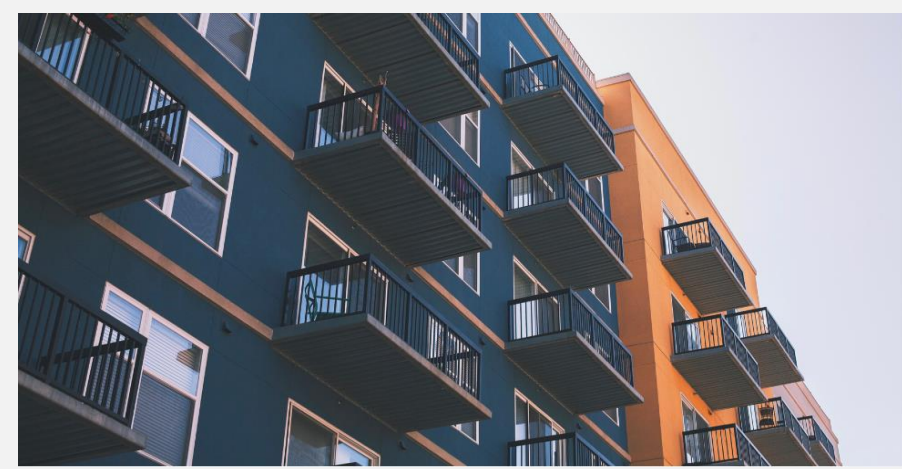


DEMOGRAPHY, URBANIZATION & HOUSING DEFICIT IN AFRICA

- **Population growth** in Africa has resulted in **unrivalled urbanization** in the region, rating at an average of **3.5%**, considered one of the highest globally.
- The exponential population growth rate in African Cities has resulted to an ever-growing **need for decent & affordable housing** in the region, with an estimated deficit of **56 Million units**; Selected African countries housing deficit include Tanzania – 3 million, Nigeria – 22 million, Kenya – 2 million, DRC – 2 million



HOUSING AND SDGs

- Housing **contributes** directly or indirectly to the **Implementation** of most of the **SDGs**.
- Housing is an **Integral part** of **SDGs 1,3,4,5,6,7,8,9,10,11,12,13, and 17**.
- **COVID-19** has highlighted the **critical role** of housing in enhancing **health, social and economic wellbeing**.



BUILDING FAIR AND EFFICIENT HOUSING MARKETS IN AFRICA

- Requires a **holistic & comprehensive approach** and needs to be done across the entire housing value chain.
- **Factors** to consider includes:
 - ❖ Better understanding of **Housing Affordability**; Combining the **curative** (slum upgrading) with the **preventive** (new affordable housing construction); Facilitating access to **land & streamlining land development regulations**; Improving access to **infrastructure & basic services**; Designing well-targeted **subsidies**; Improving access to **mortgage finance** to home buyers; Enhanced **financing for developers**; Developing **rental housing markets**; Consideration for **incremental construction** & largely the informal sector.



NOTABLE INTERVENTIONS IN AFRICA'S HOUSING MARKET

1. **Kenya** – Leading in Capital Markets initiatives to support housing development e.g., The Green Bond Programme, which aims at financing clean, safe, affordable, and green-certified accommodation for University students in Nairobi.
2. **Morocco** – Good example with successful models under Cities without Slums Initiative. The initiative has approximately catered for 362,327 households in 85 Cities and Urban Areas. The program includes three types of slum-upgrading and prevention programs.
3. **Tanzania, Nigeria and WAEMU Zone** – Setting up Mortgage Refinance Companies to enhance mortgage penetration e.g., Tanzania Mortgage Refinance Company, Nigeria Mortgage Refinance Company and CRRH.

WAY FORWARD

- ❑ Need for the consideration of the **emerging trends** in the industry:
 - Enhancing **Industrialisation** and **Regional Integration** to leverage on the AfCFTA
 - Adoption of **Emerging Technologies** such as Blockchain, Remote Project Management and 3D Printing



ABOUT SHELTER AFRIQUE

- Shelter Afrique is a **Pan African Housing Finance Institution** that has developed a range of products and services to support housing delivery across Africa.
- With an existing shareholding of **45 African Governments**, the African Development Bank (AfDB) and the Africa Reinsurance Company.
- Delivered an estimated **23,672** Housing Units across Africa.

PRODUCTS & SERVICES

- **Products Addressing Supply of Affordable Housing** - *Project Finance, (PPP) Product, Last Mile Infrastructure, Financing Urban Regeneration & Alternative Building Technologies*
- **Products Addressing Demand for Affordable Housing** - *Flagship Line of Credit (LOC) Product, Rental Housing, Housing Microfinance*
- **Products Addressing Both Supply and Demand of Social Housing** - *Flagship Social Housing Product, Project Finance*
- **Centre of Excellence** - *Research & Development, Advocacy, Capacity Development (Masterclass, Webinars), Support to Internal Business Units, Internship programs*
 - Key initiatives include the **Affordability Calculator**: To determine the most feasible, accurate and appropriate methods for indicating the target price for units in an affordable housing project targeted at low-income households in Africa
 - Shelter Afrique's **Commitment to Sustainability** - Shelter Afrique & IFC EDGE Partnership

