



## INTERNATIONAL REAL ESTATE CONFERENCE

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AT 151 RUE SAINT HONORÉ, 75001 PARIS

*Due to confidentiality issues, this full paper has been reduced to its general abstract / a simplified version.*

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**Session:** S11 - AFFORDABLE HOUSING

**Title:** Residents' Perspectives on Residential Satisfaction: Insights for Public and Private Developers in Three Swedish Neighbourhoods

**Abstract:**

Characterizing the current trend in housing development in Sweden, municipalities are facing several problems such as the public housing shortage and a growing discontent. By focusing on residents' intent to move this article contributes residents perspective on urban development. We aim to nuance urban development by applying a residential perspective to the question of unaffordable housing on the one hand and a general lack of regard for the local context and residents' needs in housing development on the other hand causing growing residential dissatisfaction. Thus, we provide the urban research community and public and private developers with insights about the reasons for resident (dis)satisfaction in the Swedish housing context. Based on their own statements we ask: Why do Swedish residents desire to move or stay? Which resident attributes, housing situations, or neighbourhood contexts are likely to influence their stance? Based on our findings, what can public and private developers do to increase residential satisfaction? From a survey carried out in three working-class neighbourhoods in the mid-sized Swedish city in 2020, we show that among half of the respondents in our sample there is a desire to relocate. For instance, contrary to previous research, having a higher socio-economic status increases the likelihood of wanting to relocate. In the affluent working-class neighbourhood, people seek larger homes as their main reason for their desire to relocate. While in the emergent working-class neighbourhood, the issue of affordability and makeup of the neighbourhood were instead the two main reasons for wanting to move. This study also demonstrates the importance of combining quantitative and qualitative data to dig deeper into complex processes such as urban development.

**Keywords:** residential satisfaction, desire to move, neighbourhood, housing, residents' perspective