

# Accessible housing

---

This fact sheet contains information to assist designers, builders and trade contractors in their dealings with the increasing number of consumers who experience some form of access or mobility difficulty in the home.

This information has been developed with assistance from the Spinal Injuries Association Accessible Housing Consultants, and other stakeholders.

In Queensland, it is conservatively estimated that at least 35% of the population have restricted mobility at some point in their lives.

This significant group includes:

- people who use wheelchairs
- older persons (more than 12% of Queensland's population are aged over 65 years)
- people with various injuries or medical conditions affecting mobility.

An accessible or modified home can help prevent accidents and also allow people to remain in their homes longer, by accommodating future lifestyle changes. Standard housing often prematurely forces people into nursing home care.

These factors, coupled with international trends towards adaptable/universal housing concepts, aimed particularly at the rapidly expanding ageing population, make it good business sense for building industry professionals in Queensland to begin designing, building and modifying homes in which freedom of access and independent living are promoted as important features.

However, to create a home that's truly suitable for a person with mobility impairment, the builder must have an understanding of that person's individual requirements, as well as a thorough knowledge of the needs of the other occupants of the house.

Ease of access and easy-to-use fixtures are the keys to good design. A home designed to promote ease of access will benefit all occupants.

Please refer to the relevant *Australian Standards* (including AS 3740, AS1428 Parts 1- 4, and AS 4299) available from SAI Global (Ph: 1300 654 646) to assist you in establishing basic design criteria. For further information see the Standards Australia website at [www.standards.com.au](http://www.standards.com.au)

You will, however, need to spend time with your client to identify and meet their individual requirements.