

### **Monthly Report on Homelessness in the Dublin Region**

This report focuses on the situation in the Dublin region (inclusive of the 4 Dublin Local Authorities) at the end of **October 2025**. There were **63** more households in emergency accommodation when compared to the previous month, or 72 more individuals. This reflects an increase in families (+18) and an increase (+45) in single adult households.

*Number of individuals in Emergency Accommodation in the **Dublin Region** – from October 2024 to October 2025, as published nationally:*

| <b>Month</b>     | <b>Families</b> | <b>Adults in Families</b> | <b>Children</b> | <b>Singles</b> | <b>Total Adults</b> | <b>Total Individuals</b> | <b>Total Households</b> |
|------------------|-----------------|---------------------------|-----------------|----------------|---------------------|--------------------------|-------------------------|
| <b>Oct 2025</b>  | 1,750           | 3,110                     | 3,883           | 5,031          | 8,141               | 12,024                   | 6,781                   |
| <b>Sep 2025</b>  | 1,732           | 3,079                     | 3,887           | 4,986          | 8,065               | 11,952                   | 6,718                   |
| <b>Aug 2025</b>  | 1,693           | 2,998                     | 3,813           | 4,971          | 7,969               | 11,782                   | 6,664                   |
| <b>July 2025</b> | 1,648           | 2,933                     | 3,719           | 4,915          | 7,848               | 11,567                   | 6,563                   |
| <b>June 2025</b> | 1,626           | 2,873                     | 3,666           | 4,882          | 7,755               | 11,421                   | 6,508                   |
| <b>May 2025</b>  | 1,589           | 2,822                     | 3,589           | 4,912          | 7,734               | 11,323                   | 6,501                   |
| <b>Apr 2025</b>  | 1,565           | 2,760                     | 3,559           | 4,892          | 7,652               | 11,211                   | 6,457                   |
| <b>Mar 2025</b>  | 1,546           | 2,713                     | 3,487           | 4,824          | 7,537               | 11,024                   | 6,370                   |
| <b>Feb 2025</b>  | 1,520           | 2,671                     | 3,434           | 4,843          | 7,514               | 10,948                   | 6,363                   |
| <b>Jan 2025</b>  | 1,507           | 2,649                     | 3,415           | 4,848          | 7,497               | 10,912                   | 6,355                   |
| <b>Dec 2024</b>  | 1,467           | 2,575                     | 3,366           | 4,745          | 7,320               | 10,686                   | 6,212                   |
| <b>Nov 2024</b>  | 1,524           | 2,661                     | 3,475           | 4,789          | 7,450               | 10,925                   | 6,313                   |
| <b>Oct 2024</b>  | 1,512           | 2,632                     | 3,448           | 4,756          | 7,388               | 10,836                   | 6,268                   |

## Family Homelessness

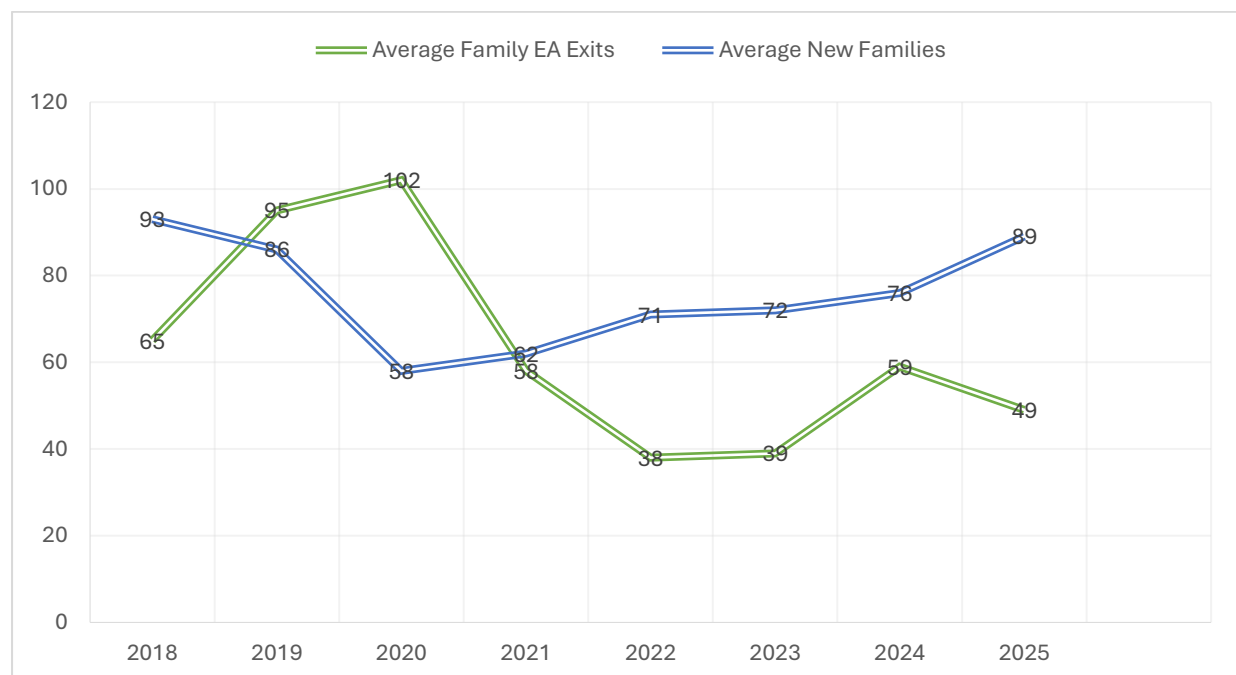
In Dublin at the end of **October 2025**, there were **1,750** families in emergency accommodation. This is an increase of **18** on the **September 2025** number, and an increase of **238** when compared with **October 2024**. There has been a **16%** increase in the number of families in emergency accommodation in the Dublin Region in the past 12 months.

**Family Households by Local Authority: DCC – 950 (54%), DLRCC – 79 (5%), FCC – 370 (21%), SDCC – 351 (20%)**

The number of children residing in emergency accommodation at the end of **October 2025** was **3,883**. This is a decrease of **4** when compared to the **September 2025** figure and an increase of **435** more than in **October 2024**.

New family presentations have averaged at **89** per month for the first ten months of **2025**. The average number of families leaving homelessness to a tenancy is **49** per month. There is an upward trend in family presentations and there are consistently more families coming into than leaving emergency accommodation to tenancies.

*Table 1: Average presentations and exits (families)*



## Use of Commercial Hotels

The numbers of families residing in commercial hotels has decreased. By the end of **October 2025**, there were **394** families using commercial hotels. This represents a decrease of **48** families from **September 2025** and compared with **416** in **October 2024**, a decrease of **22** families in this type of accommodation over 12 months. The highest level was in March 2017, when the number of families in commercial hotels reached **861**.

### *New Family Presentations – October 2025*

**89** families entered emergency accommodation for the first time in **October 2025**. This is a decrease of **10** on the number of families that entered in the previous month. The table below shows family presentations for the previous 12 months.

| <b>Oct 2024</b> | <b>Nov 2024</b> | <b>Dec 2024</b> | <b>Jan 2025</b> | <b>Feb 2025</b> | <b>Mar 2025</b> | <b>April 2025</b> | <b>May 2025</b> | <b>June 2025</b> | <b>July 2025</b> | <b>Aug 2025</b> | <b>Sep 2025</b> | <b>Oct 2025</b> |
|-----------------|-----------------|-----------------|-----------------|-----------------|-----------------|-------------------|-----------------|------------------|------------------|-----------------|-----------------|-----------------|
| 82              | 60              | 42              | 96              | 76              | 89              | 74                | 103             | 75               | 109              | 83              | 99              | 89              |

### *New Family Presentations – Demographic information and reasons for presentation to Homeless Services*

| <b>Citizenship</b> | <b>Irish</b> | <b>EU/ EEA</b> | <b>Non-EU</b> | <b>UK</b> | <b>Total</b>     |
|--------------------|--------------|----------------|---------------|-----------|------------------|
| <b>Oct 2025</b>    | 38 (43%)     | 13 (15%)       | 38 (42%)      | 0(0%)     | <b>89 (100%)</b> |

Below are the presenting reasons to aid understanding of the drivers of homelessness:

| <b>Family Reason for Homelessness</b>                  | <b>Oct-25</b> | <b>%</b>    |
|--|---------------|-------------|
| <i>NOTs</i>  | 30            | 35%         |
| <i>Relationship breakdown parent</i>                   | 10            | 12%         |
| <i>Family Reunification</i>                            | 8             | 9%          |
| <i>Leaving Direct Provision</i>                        | 7             | 8%          |
| <i>Domestic Violence - Leaving Refuge</i>              | 7             | 8%          |
| <i>Other: Birth of Child (Transition from Single)</i>  | 5             | 6%          |
| <i>Returning From Abroad</i>                           | 4             | 4%          |
| <i>Other: Adult Dependent Transitioning to Family)</i> | 3             | 3%          |
| <i>Relationship Breakdown - Other Family</i>           | 3             | 3%          |
| <i>Newly Arrived from Abroad</i>                       | 2             | 2%          |
| <i>Overcrowding</i>                                    | 2             | 2%          |
| <i>Domestic Violence</i>                               | 1             | 1%          |
| <i>Left Informal tenancy</i>                           | 1             | 1%          |
| <i>Other: Left PR without NOT</i>                      | 1             | 1%          |
| <i>Relationship Breakdown - Partner</i>                | 1             | 1%          |
| <i>Other: Evicted from AHB</i>                         | 1             | 1%          |
| <i>Other: Illegally Parked Caravan</i>                 | 1             | 1%          |
| <i>HSE Care - Leaving Institution</i>                  | 1             | 1%          |
| <i>Other: Delay moving to Cost Rental</i>              | 1             | 1%          |
| <b>Total</b>   | <b>89</b>     | <b>100%</b> |

### *Notice of Terminations*

**11** - Property to be sold, **6** – Landlords Own or Family House, **5** – Rent arrears, **2**– Unsuitable accommodation, **1** – Substantial Renovations, **1** – Anti-Social Behaviour, **4** – Other.

Presented to Local Authority: **DCC** – 58 (65%), **DLRCC** – 1 (1%), **FCC** – 15 (17%), **SDCC** – 15 (17%)

### *Prevention – Family Homelessness*

In **October 2025**, 80 families were prevented from entering emergency accommodation through the HAP Scheme (50) and Social Housing (19) and TIS (11). This prevention figure does not include tenancies protected by the (DRHE funded) Threshold Tenancy Protection Service or other prevention services.

### *Families – Exit to Tenancies*

In **October 2025**, **52** families exited emergency accommodation into new tenancies. **11** to HAP, and **41\*** to Social Housing. The table below shows family exits for the previous 12 months

| Oct 2024 | Nov 2024 | Dec 2024 | Jan 2025 | Feb 2025 | Mar 2025 | April 2025 | May 2025 | June 2025 | July 2025 | Aug 2025 | Sep 2025 | Oct 2025 |
|----------|----------|----------|----------|----------|----------|------------|----------|-----------|-----------|----------|----------|----------|
| 69       | 55       | 75       | 46       | 42       | 52       | 51         | 48       | 58        | 61        | 35       | 43       | 52       |

*\*Additional social housing exits are completed by each Local Authority, under their respective Schemes of Lettings, to homeless families coming from long-term supported accommodation or from non-Section 10-funded accommodation that are not included here.*

In the first ten months of this year, **488** families in the Dublin Region have moved out of emergency accommodation to housing: Local Authority (**168**) / AHB (**202**) / HAP (**112**) / RAS (**1**) / LTA (**5**)

The monthly average number of families exiting emergency accommodation to tenancies in 2025 is **49** year to date, compared with **59** in 2024, **39** in 2023, **38** in 2022, **58** in 2021, **102** in 2020, and **95** in 2019.

### *Support to Families*

Residents in family hubs/supported temporary accommodation receive onsite support in NGO run accommodation. Families in private operated emergency facilities (PEAs) receive in-reach housing advice/social support from NGO and DRHE teams, as well as access to services provided by the HSE and TUSLA.

### **Single Adult Homelessness**

There were **5,031** single adults in emergency accommodation at the end of **October 2025**, which represents an increase of **45** on last month. This figure was **4,756** for **October 2024**. That is a **6%** increase in single adults in emergency accommodation in the Dublin Region over the past 12 months.

### *New Single Adult Presentations – October 2025*

The number of single adults presenting as homeless and using emergency accommodation for the first time was **137** in **October 2025**. This represents a decrease of **5** on the previous month. The table below shows the new single adult presentations over the previous 12 months.

| Oct 2024 | Nov 2024 | Dec 2024 | Jan 2025 | Feb 2025 | Mar 2025 | April 2025 | May 2025 | June 2025 | July 2025 | Aug 2025 | Sep 2025 | Oct 2025 |
|----------|----------|----------|----------|----------|----------|------------|----------|-----------|-----------|----------|----------|----------|
| 203      | 177      | 136      | 167      | 152      | 133      | 188        | 155      | 161       | 177       | 172      | 142      | 137      |

*New Single Adult Presentations – Demographic Information and Reasons for Presentation to Homeless Services*

| Citizenship         | Irish    | EU/EEA   | Non-EU   | UK     | Total             |
|---------------------|----------|----------|----------|--------|-------------------|
| <b>October 2025</b> | 71 (52%) | 14 (10%) | 51 (37%) | 1 (1%) | <b>137 (100%)</b> |

Below are the presenting reasons to aid understanding of the drivers of homelessness:

| <b><i>Singles - Reason for Homelessness</i></b>                | <b><i>Oct-25</i></b> | <b><i>%</i></b> |
|--|----------------------|-----------------|
| <i>Leaving Direct Provision</i>                                | 29                   | 22%             |
| <i>Relationship Breakdown - Parents</i>                        | 16                   | 12%             |
| <i>Left Informal Tenancy</i>                                   | 14                   | 10%             |
| <i>Relationship Breakdown - Partner</i>                        | 10                   | 7%              |
| <i>NOTs</i>  | 10                   | 7%              |
| <i>Rough Sleeper</i>   | 8                    | 6%              |
| <i>Substance Misuse</i>  | 5                    | 4%              |
| <i>HSE Care - Leaving Institution</i>                          | 5                    | 4%              |
| <i>Overcrowding</i>  | 4                    | 3%              |
| <i>Family Circumstances</i>                                    | 4                    | 3%              |
| <i>Relationship Breakdown - Other Family</i>                   | 3                    | 2%              |
| <i>Other: Left PR without NOT</i>                              | 3                    | 2%              |
| <i>Prison - Leaving Institution</i>                            | 2                    | 1%              |
| <i>Other: Victim of Antisocial Behaviour</i>                   | 2                    | 1%              |
| <i>Other: Lost Work-related accommodation</i>                  | 2                    | 1%              |
| <i>Newly Arrived from Abroad - Less than 6 Months</i>          | 2                    | 1%              |
| <i>Hospital - Leaving Institution</i>                          | 2                    | 1%              |
| <i>Domestic Violence</i>                                       | 2                    | 1%              |
| <i>Insufficient Funds / Affordability of P. R</i>              | 2                    | 1%              |
| <i>Property Repossessed</i>                                    | 2                    | 1%              |
| <i>Refuge - Leaving Institution</i>                            | 1                    | 1%              |
| <i>Other: Residential Treatment - Leaving Institution</i>      | 1                    | 1%              |
| <i>Other: Psychiatric Services - Leaving Institution</i>       | 1                    | 1%              |
| <i>Other: Placed on Humanitarian Grounds</i>                   | 1                    | 1%              |
| <i>Other: Leaving Afghan Refugee Programme</i>                 | 1                    | 1%              |
| <i>Other: Illegal Tenancy</i>                                  | 1                    | 1%              |
| <i>Other: Presenting from outside Region</i>                   | 1                    | 1%              |
| <i>Other: Leaving (Non S10) Private Homeless accommodation</i> | 1                    | 1%              |
| <i>Irish resident returning from abroad</i>                    | 1                    | 1%              |
| <i>Family Reunification</i>                                    | 1                    | 1%              |
| <b>Total</b>   | <b>137</b>           | <b>100%</b>     |

**Presented to Local Authority: DCC – 90 (66%), DLRCC – 8 (6%), FCC – 16 (12%)  
SDCC – 23 (16%)**

### *Prevention – Single Adult Homelessness*

In **October 2025**, **50** single adults were prevented from entering emergency accommodation through HAP (**28**) and Social Housing (**20**) \*, and **2** (LTA). This is additional to tenancies protected by the (DRHE funded) Threshold Tenancy Protection Service and other prevention services. In DCC, these lettings include those to Older Persons at risk of homelessness as prioritised under the changes to the adopted 2018 Allocations Policy.

### *Single Adult Homeless – Exit to Tenancies*

**54 single adults** exited to tenancies in **October 2025: 13 (HAP), 35 (AHB/LA) \***, and **6 (LTA)**. The table below shows exits of single adults to tenancies for the previous 12 months.

| Oct 2024 | Nov 2024 | Dec 2024 | Jan 2025 | Feb 2025 | Mar 2025 | April 2025 | May 2025 | June 2025 | July 2025 | Aug 2025 | Sept 2025 | Oct 2025 |
|----------|----------|----------|----------|----------|----------|------------|----------|-----------|-----------|----------|-----------|----------|
| 68       | 66       | 80       | 54       | 57       | 81       | 76         | 69       | 60        | 47        | 66       | 48        | 54       |

*\*Additional social housing exits are completed by each Local authority, under their respective Schemes of Lettings, to homeless single households coming from long-term supported accommodation or from non-Section 10-funded accommodation, that are not included here.*

The monthly average number of singles exiting emergency accommodation to tenancies in 2025 is **61** compared with **68** in 2024, **46** in 2023, **42** in 2022, **81** in 2021, **84** in 2020, and **48** in 2019.

### *Housing Support Officers and Other Supports to Private Operated Facilities (PEA)*

Housing Support Officers visit private emergency accommodation facilities to give housing support. In-reach health and addiction services are provided by the HSE, and an integrated Care and Case Management Team is now providing case management and clinics in private emergency accommodation across the region.

### **Housing Assistance Payment Scheme (HAP)**

The Homeless HAP Scheme remains an important tool in the response to homelessness. DRHE Housing Support Officers and Place-Finders, as well as NGO staff, assist households to move out of emergency accommodation or prevent them from entering in the first place. **102** new Homeless HAP tenancies were sourced in October 2025.

### ***Breakdown of household type and previous accommodation of those accessing HHAP in October 2025:***

| Previous Accommodation    | Singles/Couples | Families  | Total      |
|---------------------------|-----------------|-----------|------------|
| Leaving hotels/PEA        | 8               | 8         | 16         |
| Leaving STA               | 5               | 3         | 8          |
| Prevention/did not use EA | 28              | 50        | 78         |
| <b>Total</b>              | <b>41</b>       | <b>61</b> | <b>102</b> |

## Duration accessing emergency accommodation

### *Families – Detailed Analysis of Duration in Services*

| Duration in EA – October (as at 31/10/2025) | Total Families | %           |
|---|----------------|-------------|
| 24+ months                                  | 460            | 26%         |
| 18-24months                                 | 218            | 12%         |
| 12-18 months                                | 277            | 16%         |
| 6-12 months                                 | 340            | 20%         |
| 6 months or less                            | 451            | 26%         |
| <b>Total</b>                                | <b>1746</b>    | <b>100%</b> |

\* This figure differs to the 1,732 figure for September because it is calculated using a point in time. The monthly family figure is calculated by counting all families using emergency accommodation over the final week of each month.

When compared to October 2024, the percentage of families in the 6 months and less and 6-12 months categories has decreased. The percentage of families in the 18-24 months and the 24+ months categories have all increased, while the percentage of families in the 12-18 months category has remained the same.

### *Single Adults – Duration in Services*

| Duration in EA – October 2025 (as at 31/10/2025) One Night Only | Total Singles | %           |
|---|---------------|-------------|
| 24+ months  | 1,058         | 22%         |
| 18-24 month   | 536           | 11%         |
| 12-18 months  | 751           | 15%         |
| 6-12 months   | 946           | 19%         |
| 6 months or less  | 1,614         | 33%         |
| <b>Total</b>  | <b>4,905</b>  | <b>100%</b> |

## Housing First

Housing First in the Dublin Region is provided by Peter McVerry Trust (PMVT) on behalf of the DRHE. As of the end of **October 2025**, there were a total of **513** clients in Housing First tenancies.

The service is currently being tendered by the National Housing First Office and referrals are paused. Lots 2 and 3 have been awarded and Lot 1 will be retendered shortly by the Housing Agency.

## Key Information

The main driver of family homelessness continues to be Notices of Termination from Private Rental, and the main driver of single homelessness is leaving Direct Provision in the preceding 8 months.

The DRHE strongly welcomes the additional funding provided for acquisitions and the allocation to begin acquisitions for 2026 to include Homeless Prevention Tenant In Situ acquisitions. In DCC, the majority of families 2 years+ in emergency accommodation need 3 bedroom+ housing and the acquisitions fund will be used to alleviate long-term homelessness.

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**October 2025**

**Website: [www.homelessdublin.ie](http://www.homelessdublin.ie)**

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**Homeless FREEPHONE 1800 707 707**; for access to Emergency Accommodation out of hours service for the Dublin Region.