

2011 Census – Buildings and dwellings

**Overview of variables, terms and related
characteristics**

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I. Overview of variables

I.1 Overview of variables in 2011 census by date of publishing

Published on 31th of May 2013:

[Type of use of the dwelling](#)
[Type of the building](#)
[Equipment in dwelling](#)
[Year of construction \(decades\)](#)
[Year of construction \(in increments of 20 years\)](#)
[Year of construction \(microcensus classes\)](#)
[Type of Ownership of building](#)
[Ownership of dwelling](#)
[Floor area of the dwelling \(20m² intervals\)](#)
[Type of building \(construction\)](#)
[Type of heating](#)
[Number of rooms](#)
[Number of dwellings in a building](#)
[Number of dwellings in a building \(three classes\)](#)

Detailed publication in 2014:

[Year of construction \(years\)](#)
[Building type variable](#)
[Floor area of the dwelling \(10m² intervals\)](#)
[Use by occupancy per household](#)

I.2 Overview of variables in 2011 census by statistical units

The results of the 2011 Census are broken down in terms of topics. Results from various topic areas are available for each statistical unit.

The results relating to buildings and dwellings refer to the areas of:

Buildings

- [Type of the building](#)
- [Year of construction \(decades\)](#)
- [Year of construction \(in increments of 20 years\)](#)
- [Year of construction \(microcensus classes\)](#)
- [Year of construction \(years\)](#)^{NEW}
- [Type of Ownership of building](#)
- [Type of building \(construction\)](#)
- [Building type variable](#)^{NEW}
- [Type of heating](#)
- [Number of dwellings in a building](#)
- [Number of dwellings in a building \(three classes\)](#)

Dwellings

- [Type of use of the dwelling](#)
- [Use by occupancy per household](#)^{NEW}
- [Ownership of dwelling](#)
- [Floor area of the dwelling \(10m² intervals\)](#)^{NEW}
- [Floor area of the dwelling \(20m² intervals\)](#)
- [Number of rooms](#)
- [Equipment in dwelling](#)

II. Variables, terms and related characteristics

Reference date

The reference date of the 2011 Census is 9 May 2011. All data refer to the status on the reference day.

Statistical units

All buildings with residential space, inhabited accommodations and dwellings are covered during the survey.

The following buildings are surveyed in the census of buildings and housing as part of the 2011 Census:

Buildings with residential space and inhabited accommodation. Inhabited accommodations are temporary structures. These include e.g. shacks, construction site trailers, mobile homes (e.g. on camping sites), summerhouses, huts in allotment gardens, hunting lodges, vineyard huts, Alpine cabins, permanently anchored houseboats and portacabins insofar as these are permanently inhabited. Excluded from the survey are buildings which are used by foreign states or members of foreign armed forces and diplomatic missions or professional consular posts.

A dwelling is defined as a self-contained unit for residential use that usually consists of adjoining rooms, enables the occupants to have their own household and is not exclusively used for commercial purposes. The dwelling also includes separately located cellar or attic rooms that have been converted for residential use (for example mansards). A dwelling does not necessarily have to include a kitchen or kitchenette. Dwellings have a separate entrance with direct access from a staircase or vestibule or from the outside. This means that the occupants can enter and leave their dwelling without having to go through the dwelling of another household.

Respondents

The census of buildings and housing is a component of the 2011 Census. In that component, all owners, managers and other parties entitled to disposal and use were surveyed nationwide through a postal survey on their buildings and dwellings.

Regional unit

The results of the 2011 Census are broken down regionally in line with the relevant hierarchical administrative levels. The basis for this is the Official Municipality Code.

The Official Municipality Code indicates the hierarchical structure of all administrative levels.

It is allocated as a standard by the statistical offices of the Federation and the Länder.

The Official Municipality Code is structured as follows:

1st - 2nd digit	= code of the Land
3rd digit	= code of the administrative region
4th - 5th digit	= code of the administrative district or the town not attached to an administrative district
6th - 9th digit	= code of the association of municipalities
10th - 12th digit	= code of the municipality

The leading digit of the four-digit code of an association of municipalities indicates the type of municipality:

0	= municipality not belonging to an association,
5	= municipality belonging to an association
9	= area not attached to a municipality

The areas not attached to a municipality are not relevant for the 2011 Census.

Type of use of the dwelling

Definition

The type of use of dwelling describes whether and by whom (tenant or owner) the dwelling is being used on the reference date 9 May 2011.

Statistical unit: Dwelling

Variable is structured as follows

1: Owner-occupied

If at least one of the owners is in the dwelling.

2: Rented out for residential purposes (including rent-free)

If none of the residents owns the dwelling, irrespective of whether rent is paid for the dwelling or the dwelling is being placed at the disposal of the resident rent-free.

3: Holiday and leisure dwelling

Dwelling in which people spend their leisure time only (e.g. at the weekend, on holiday). It can be used by a private owner him/herself or can be leased permanently to a third party for leisure use (or placed at their disposal free of charge). This does not include holiday dwellings which are permanently let out on a commercial basis.

4: Vacant

If the dwelling is neither rented out for residential purposes (including rent-free), nor is used by the owner him/herself and is not a holiday or leisure dwelling on the reference date, 9 May 2011. If the dwelling temporarily cannot be used due to reconstruction/modernisation – whilst the tenancy continues – this dwelling is not deemed vacant.

Type of the building

Definition

This variable shows the type of building. A distinction is made e.g. between buildings mainly containing residential space and buildings mainly used for commercial purposes.

Statistical unit: Building

Variable is structured as follows

1: Buildings with residential space

Buildings erected for a lengthy period of time which are either fully or partially intended to provide households with dwellings. These include administrative or commercially used buildings if they contain at least one dwelling used for residential purposes. Buildings with residential space are divided into residential buildings and other buildings with residential space.

11: Residential buildings

Buildings, at least half of the total usable floor area of which is used for residential purposes. Residential buildings include residential homes (in which the residents run their own households).

111: Residential buildings (not including residential homes)

Buildings, at least half of the total usable floor area of which is used for residential purposes (here: not including residential homes).

112: Residential homes

Residential homes are residential buildings which primarily serve the housing needs of certain groups of the population (e.g. student hall of residence, old people's home). Residential homes have communal rooms. The residents of residential homes run their own households.

12: Other buildings with residential space

Buildings in which less than half of the total usable floor area is used for residential purposes, e.g. because the building mainly contains shops or offices.

2: Inhabited accommodation

Inhabited accommodation is temporary buildings. These include, for example, residential barracks, construction trailers, caravans (e.g. on camping sites), summer houses, allotment huts, hunting cabins, vineyard huts, mountain huts, permanently anchored residential boats and housing containers, if these are permanently inhabited.

Equipment in dwelling

Definition

This variable shows the equipment in the dwelling in terms of bath or shower and flushing toilet. A bath/shower means a built-in bath or shower with permanent water supply and drainage pipes.

Statistical unit: Dwelling

Variable is structured as follows

- 1: Bath/shower and toilet present
- 2: Bath/shower and toilet not present
- 3: Bath/shower present, toilet not present
- 4: Bath/shower not present, toilet present

Year of construction (years)

Definition

The year of construction is the year in which the building was completed for habitation. In the case of entirely destroyed and reconstructed buildings, the year of construction is the year of reconstruction.

Statistical unit: Building

Variable is structured as follows

01: Before 1600	39: 1959	77: 1997
02: 1600 - 1649	40: 1960	78: 1998
03: 1650 - 1699	41: 1961	79: 1999
04: 1700 - 1749	42: 1962	80: 2000
05: 1750 - 1799	43: 1963	81: 2001
06: 1800 - 1809	44: 1964	82: 2002
07: 1810 - 1819	45: 1965	83: 2003
08: 1820 - 1829	46: 1966	84: 2004
09: 1830 - 1839	47: 1967	85: 2005
10: 1840 - 1849	48: 1968	86: 2006
11: 1850 - 1859	49: 1969	87: 2007
12: 1860 - 1869	50: 1970	88: 2008
13: 1870 - 1879	51: 1971	89: 2009
14: 1880 - 1889	52: 1972	90: 2010
15: 1890 - 1899	53: 1973	91: 2011
16: 1900 - 1904	54: 1974	
17: 1905 - 1909	55: 1975	
18: 1910 - 1914	56: 1976	
19: 1915 - 1919	57: 1977	
20: 1920 - 1924	58: 1978	
21: 1925 - 1929	59: 1979	
22: 1930 - 1934	60: 1980	
23: 1935 - 1939	61: 1981	
24: 1940 - 1944	62: 1982	
25: 1945	63: 1983	
26: 1946	64: 1984	
27: 1947	65: 1985	
28: 1948	66: 1986	
29: 1949	67: 1987	
30: 1950	68: 1988	
31: 1951	69: 1989	
32: 1952	70: 1990	
33: 1953	71: 1991	
34: 1954	72: 1992	
35: 1955	73: 1993	
36: 1956	74: 1994	
37: 1957	75: 1995	
38: 1958	76: 1996	

Year of construction (decades)

Definition

The year of construction is the year in which the building was completed for occupation. For buildings that were rebuilt after complete destruction, the year of construction is the year in which the building was rebuilt.

Statistical unit: Building

Variable is structured as follows

- 1: Before 1919
- 2: 1919 - 1949
- 3: 1950 - 1959
- 4: 1960 - 1969
- 5: 1970 - 1979
- 6: 1980 - 1989
- 7: 1990 - 1999
- 8: 2000 - 2005
- 9: 2006 and later

Year of construction (in increments of 20 years)

Definition

The year of construction is the year in which the building was completed for occupation. For buildings that were rebuilt after complete destruction, the year of construction is the year in which the building was rebuilt.

Statistical unit: Building

Variable is structured as follows

- 1: Before 1950
- 2: 1950 - 1969
- 3: 1970 - 1989
- 4: 1990 and later

Year of construction (microcensus classes)

Definition

The year of construction is the year in which the building was completed for occupation. For buildings that were rebuilt after complete destruction, the year of construction is the year in which the building was rebuilt.

Statistical unit: Building

Variable is structured as follows

01:	Before 1919
02:	1919 - 1948
03:	1949 - 1978
04:	1979 - 1986
05:	1987 - 1990
06:	1991 - 1995
07:	1996 - 2000
08:	2001 - 2004
09:	2005 - 2008
10:	2009 and later

Type of ownership of building

Definition

The variable shows to whom the building (not the individual dwelling) belongs in law. These can be private persons or legal persons.

Statistical unit: Building

Variable is structured as follows

1: **Community of owners of dwellings**

This applies to buildings with owner-occupied dwellings in which the owners are entitled to separate ownership of a dwelling in combination with the co-ownership share of the joint property.

2: **Private persons**

All natural people. These can be individuals, couples or other groups of people, e.g. joint heirs.

3: **Housing co-operative**

All housing enterprises with the legal structure of a co-operative.

4: **Municipality or municipal housing enterprise**

Enterprise or institution in which the municipality holds more than 50% of the nominal capital or voting rights.

5: **Private-sector housing enterprise**

All private-sector housing enterprises except for co-operatives.

6: **Other private-sector company**

All private-sector companies which own dwellings but whose primary line of business is not the renting out of dwellings (e.g. banks, insurance companies, funds).

7: **Federation or Land**

Company or institution in which the Federation or Land holds more than 50% of the nominal capital or voting rights.

8: **Non-profit-making organisation**

E.g. church

Ownership of dwelling

Definition

This variable reflects who owns an owner-occupied dwelling in a building divided up pursuant to the Act on Owner-Occupied Dwellings. These can be private citizens or legal persons.

Statistical unit: Dwelling (only dwellings in commonhold)

Variable is structured as follows

1: Private citizen(s)

All natural persons. These can be individuals, couples or other groups of persons, e.g. joint heirs. Joint heirs are created if several natural persons jointly inherit a building.

2: Private-sector enterprise(s) (legal persons)

All private-sector housing enterprises excluding co-operatives

3: Public enterprises, churches, etc.

Enterprises or institutions in which municipalities, the Federation or Länder hold more than 50% of the nominal capital or the voting rights. This also includes non-profit-making organisations, such as churches.

4: Housing co-operative

All housing enterprises with the legal structure of a co-operative

Floor area of the dwelling (10m² intervals)

Definition

Floor area of the entire dwelling in m². The dwelling includes rooms outside the dwelling unit (e.g. attics) and cellars and compartments which have been developed for habitation.

The total floor area is calculated using the following percentages for different parts of the dwelling:

- 100%: the floor area of rooms/parts of rooms with a ceiling height of at least 2 metres;
- 50%: the floor area of rooms/parts of rooms with a ceiling height of at least 1 metre but less than 2 metres; unheated conservatories, swimming pools and similar fully enclosed rooms;
- generally 25% but at most 50%: the areas of balconies, verandas, roof gardens, patios.

The floor area data are broken down into 10 m² intervals.

Statistical unit: Dwelling

Variable is structured as follows

- 01: Under 30
- 02: 30 - 39
- 03: 40 - 49
- 04: 50 - 59
- 05: 60 - 69
- 06: 70 - 79
- 07: 80 - 89
- 08: 90 - 99
- 09: 100 - 109
- 10: 110 - 119
- 11: 120 - 129
- 12: 130 - 139
- 13: 140 - 149
- 14: 150 - 159
- 15: 160 - 169
- 16: 170 - 179
- 17: 180 or more

Floor area of the dwelling (20m² intervals)

Definition

Floor area of the entire dwelling in m². The dwelling includes rooms outside the dwelling unit (e.g. attics) and cellars and compartments which have been developed for habitation.

The total floor area is calculated using the following percentages for different parts of the dwelling:

- 100%: the floor area of rooms/parts of rooms with a ceiling height of at least 2 metres;
- 50%: the floor area of rooms/parts of rooms with a ceiling height of at least 1 metre but less than 2 metres; unheated conservatories, swimming pools and similar fully enclosed rooms;
- generally 25% but at most 50%: the areas of balconies, verandas, roof gardens, patios.

The floor area data are broken down into 20 m² intervals.

Statistical unit: Dwelling

Variable is structured as follows

01:	Less than 40
02:	40 - 59
03:	60 - 79
04:	80 - 99
05:	100 - 119
06:	120 - 139
07:	140 - 159
08:	160 - 179
09:	180 - 199
10:	200 or over

Type of building (construction)

The variable shows the construction type of the building.

Definition

The kind of building refers to a building's purpose and type of floor space use.

Statistical unit: Building

Variable is structured as follows

1: Detached house

Free-standing building, irrespective of whether it is a single-family or multi-family house.

2: Semi-detached house

Building which is built against another building, irrespective of whether they are single-family or multi-family houses.

3: Terraced house

Building which is built against at least two other buildings, irrespective of whether they are single-family or multi-family houses. The buildings do not have to be of the same construction type; they do not have to be completely in line or of the same height. End-terrace houses are included.

4: Other building type

All types of buildings which are not a detached house, semi-detached house or terraced house, and all types of inhabited accommodation.

Building type variable

Definition

This variable provides information about the building type (the way it is constructed – detached, semi-detached, terraced, other), broken down by size. A distinction is made between single-family, two-family and multi-family houses.

Statistical unit: Building

Variable is structured as follows

01: Detached single-family house

Detached building containing one dwelling.

02: Single-family house: semi-detached house

Building containing one dwelling which is built against another building.

03: Single-family house: terraced house

Building containing one dwelling which is built against at least two other buildings.

04: Detached two-family house

Detached building containing two dwellings.

05: Two-family house: semi-detached house

Building containing two dwellings which is built against another building.

06: Two-family house: terraced house

Building containing two dwellings which is built against at least two other buildings.

07: Multi-family house: 3-6 dwellings

08: Multi-family house: 7-12 dwellings

09: Multi-family house: 13 or more dwellings

10: Other building type

All types of building which are not a detached house, semi-detached house or terraced house, and all types of inhabited accommodation irrespective of the number of dwellings they contain.

Type of heating

Definition

This variable describes the predominant form of heating used in the building.

Statistical unit: Building

Variable is structured as follows

1: District heating

The building is supplied with heat from a central district-heating plant.

2: Single-storey heating

A single-storey heating system is a central heating system for all the rooms in an enclosed dwelling, the source of the heating generally being inside this dwelling, e.g. gas heater.

3: Block heating

Block heating exists if a block of houses is heated by a central heating system and the source of heating is located in or beside or very close to one of the buildings ("local heating").

4: Central heating

In the case of central heating, all the dwelling units in a building are supplied with heat from a central heating unit located inside the building (generally in the cellar).

5: Single/multiple room heaters (including space heating using off-peak electricity)

Single heaters (e.g. coal-fired heaters or space heating using off-peak electricity) each heat only the one room in which they are located. They are generally built-in. A multiple room heater (e.g. a tiled stove) heats several rooms at once (e.g. via air ducts).

6: No heating in the building or the dwellings

Use by occupancy per household

Definition

The use by occupancy per household describes whether and by whom (tenant or owner) the dwelling is being used on the reference date.

Statistical unit: Dwelling

Variable is structured as follows

1: Owner-occupied

If at least one of the owners is in the dwelling.

11: Dwellings currently occupied by household

12: Dwellings currently not occupied by household

2: Rented out for residential purposes (including rent-free)

If none of the residents owns the dwelling, irrespective of whether rent is paid for the dwelling or the dwelling is being placed at the disposal of the resident rent-free.

21: Dwellings currently occupied by household

22: Dwellings currently not occupied by household

3: Holiday and leisure dwelling

Dwelling in which people spend their leisure time only (e.g. at the weekend, on holiday). It can be used by a private owner him/herself or can be leased permanently to a third party for leisure use (or placed at their disposal free of charge). This does not include holiday dwellings which are permanently let out on a commercial basis.

4: Vacant

If the dwelling is neither rented out for residential purposes (including rent-free), nor is used by the owner him/herself and is not a holiday or leisure dwelling on the reference date, 9 May 2011. If the dwelling temporarily cannot be used due to reconstruction/modernisation – whilst the tenancy continues – this dwelling is not deemed vacant.

5: Diplomat's/armed forces dwelling

A dwelling for diplomats or foreign armed forces exists if at least one of the residents belongs to a foreign diplomatic mission, foreign armed forces or the like, irrespective of whether the person is the owner or tenant.

Number of rooms

Definition

The number of rooms comprises all living rooms, dining rooms and bedrooms and other separate rooms (e.g. habitable cellars and compartments) of at least 6 m² as well as enclosed kitchens, irrespective of their size. Bathrooms, toilets, halls and utility rooms are not usually included. A living room with a corner for dining, sleeping or cooking in is counted as one room. This means that dwellings in which there are no dividing walls between the different parts of the dwelling (e.g. "loft apartments") are regarded as consisting of a single room.

Statistical unit: Dwelling

Variable is structured as follows

- 1: 1 room
- 2: 2 rooms
- 3: 3 rooms
- 4: 4 rooms
- 5: 5 rooms
- 6: 6 rooms
- 7: 7 and more rooms

Number of dwellings in a building

Definition

A dwelling means enclosed rooms intended for residential purposes which are usually contiguous, which make it possible to maintain a separate household and which are not fully used for commercial purposes.

A dwelling does not necessarily have to contain a kitchen or kitchenette.

Dwellings have a separate entrance directly from outside, from a staircase or from a lobby. The dwelling can include cellars or compartments (e.g. attics) which are outside the dwelling unit and which have been developed for habitation.

Statistical unit: Building

Variable is structured as follows

- 1: 1 dwelling
- 2: 2 dwellings
- 3: 3 - 6 dwellings
- 4: 7 - 12 dwellings
- 5: 13 or more dwellings

Number of dwellings in a building (three classes)

Definition

A dwelling means enclosed rooms intended for residential purposes which are usually contiguous, which make it possible to maintain a separate household and which are not fully used for commercial purposes.

A dwelling does not necessarily have to contain a kitchen or kitchenette. Dwellings have a separate entrance directly from outside, from a staircase or from a lobby. The dwelling can include cellars or compartments (e.g. attics) which are outside the dwelling unit and which have been developed for habitation.

Statistical unit: Building

Variable is structured as follows

- 1: 1 dwelling
- 2: 2 dwellings
- 3: 3 and more dwellings