

Regional Movers Index

CBA > Decision Science > CommBank.ai
March 2024 Quarter Report

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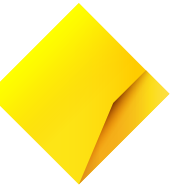


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What is Regional Movers Index?



The **Regional Movers Index** presents fresh analysis of movements between Australia's capital cities and regions.

The **Index** is a partnership between Commonwealth Bank of Australia (CBA) and the Regional Australia Institute (RAI), powered by analysis of proprietary data to create an up-to-date and granular picture of a large sample of relocations.

The **Index** updates the trends identified in the RAI's 2023 Big Movers report – that in recent decades more people have been moving from Australia's capital cities to regions than in the opposite direction.

Established at the height of the COVID-19 pandemic to track the movement of capital city people to the regions, the RMI publication also highlighted that regional people were tending to stay in regions to avoid those severe capital-city lockdowns. Housing and cost of living pressures are continuing to influence the patterns of movement within Australia, and the RMI publication has been refined to focus on the net migration flows to give current information on the extent to which regional populations are either growing or shrinking. See pp 22-24 in the Appendix for details on the various revision to the methodology that focuses on these net flows.

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- The **Index** is powered by CBA data from relocations amongst its 16 million customers.
 - Quarterly and annual changes are presented in the Index.
 - This **Index** is an invaluable resource for both the public and private sectors. By tracking people's movements it enables early identification of growth trends, and flags places emerging as hotspots needing fresh thinking on housing and infrastructure.

Regional Movers Index

City dwellers again moving to the regions in droves – as regions record fifth largest influx

The Australian population is again on the move, and in bigger numbers than before, with the total number of internal movers reaching its second-highest level in six years.

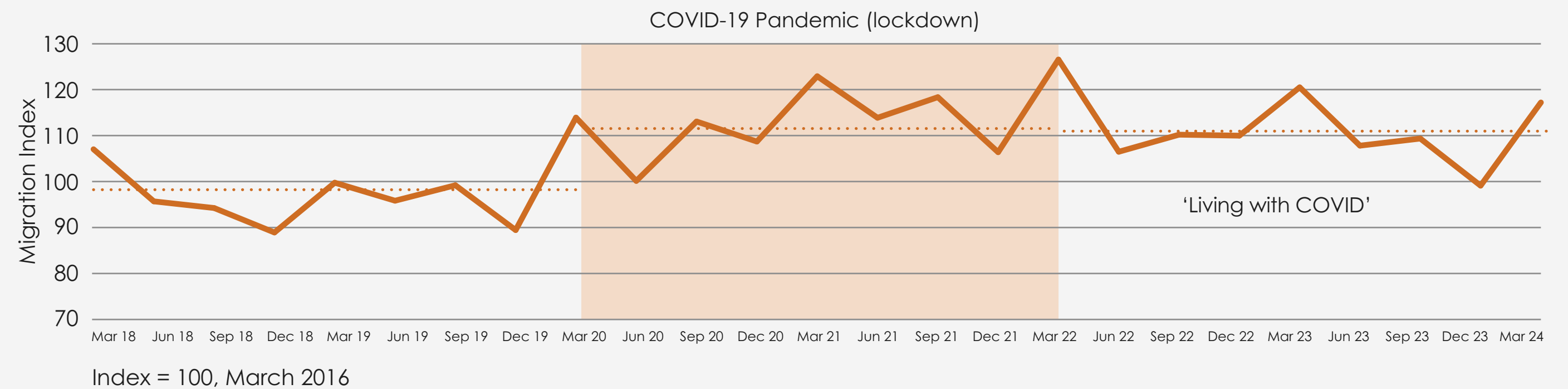
Against this backdrop of increased mobility, the number of city dwellers moving to the regions was also up, with regional Australia recording its fifth biggest influx of capital-city movers over the same period.

This saw the Regional Movers Index (RMI) rally by 16.9 per cent in the March 2024 quarter, to double the ground lost during last quarter's fall of 8.7 per cent. As such, the RMI is now tracking around 20.1 per cent above the pre-COVID average.

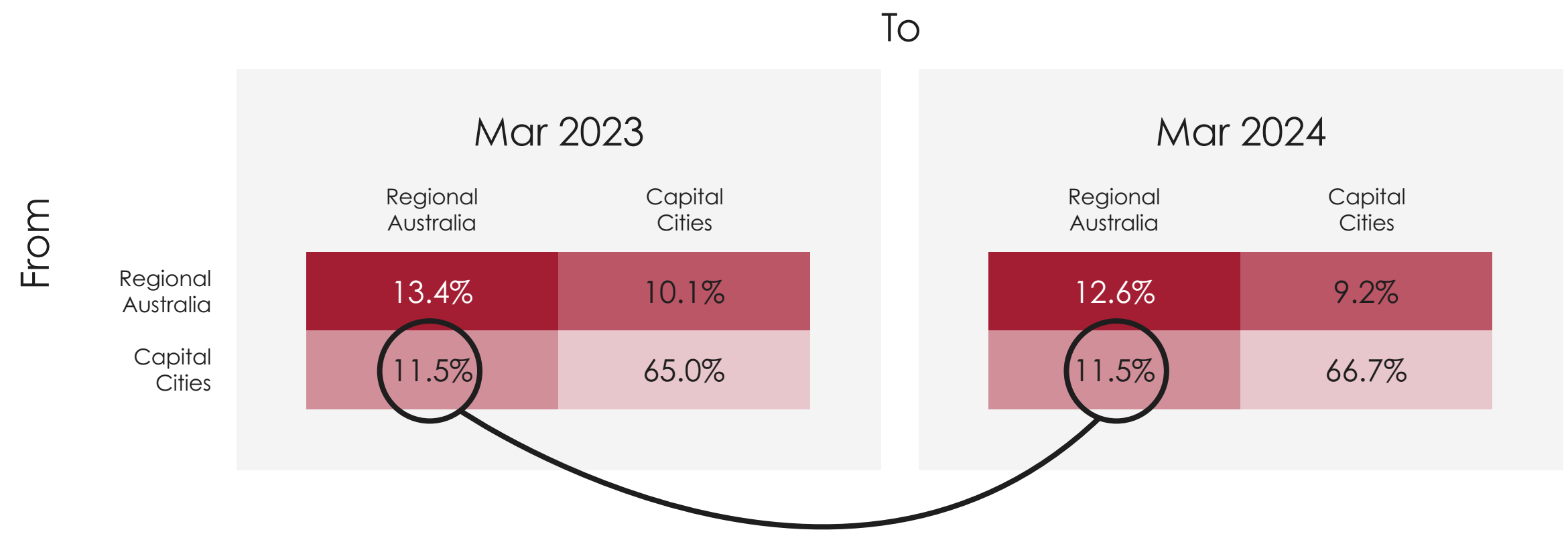
While the RMI has been found to typically peak in the March quarter, this quarter's rise exceeded the March average of 15.2 per cent, indicating durability in the upswing.

See p24, Note on methodology: definitions of inter-regional, inter-capital, region-region and capital-region migration – discussing the shares under this breakdown of total major relocations.

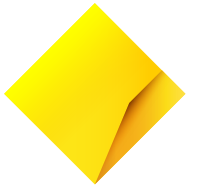
Regional Movers Index: Population flows from Capital Cities to Regional Australia



Breakdown of total relocations within Australia



Net Internal Migration to Regional Australia



Net Migration Index moves higher, as more flock to the regions than move in the other direction

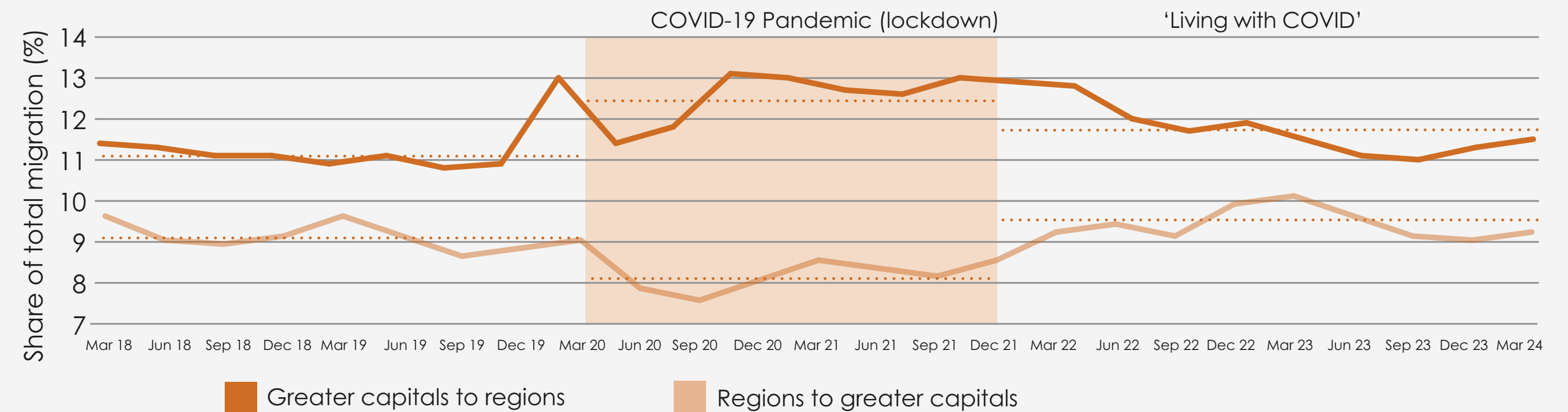
Regional living continues to hold sway, with around 24.2 per cent more people moving from the cities to the regions, than back in the other direction, in the March 2024 quarter. This compares to an average 21.9 per cent spread in the two years before COVID.

The share of those moving from the cities to the regions continued to rise this quarter, by 0.2 per cent, to account for an 11.5 per cent share of all internal relocations.

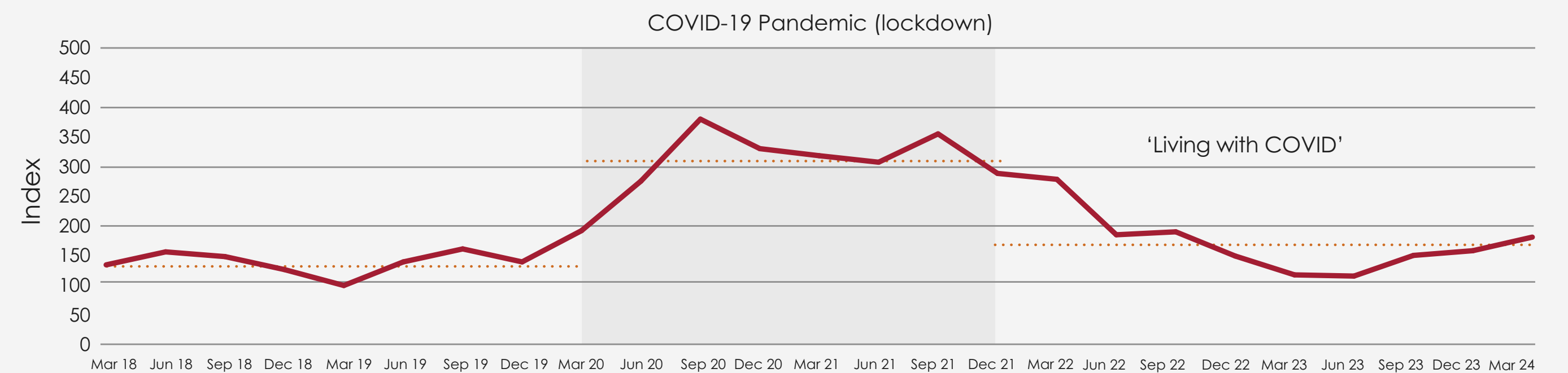
The share of people moving from the regions to the cities also increased by the same 0.2 per cent margin, to account for a 9.2 per cent share of internal movers.

This disparity in migration flows drove the Net Migration Index to an 18-month high, with the index now tracking 43.3 points (31.2 per cent) above the pre-COVID average.

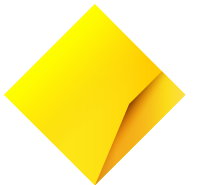
Regional migration – share of all internal migration



Net migration to regional areas – indexed



Migration Patterns By State



Regional NSW, Queensland and Victoria account for lion's share of city movers

The charts opposite show the breakdown of net migration on a state by state basis in terms of the share of net migration out of capital cities and the net migration into regional areas.

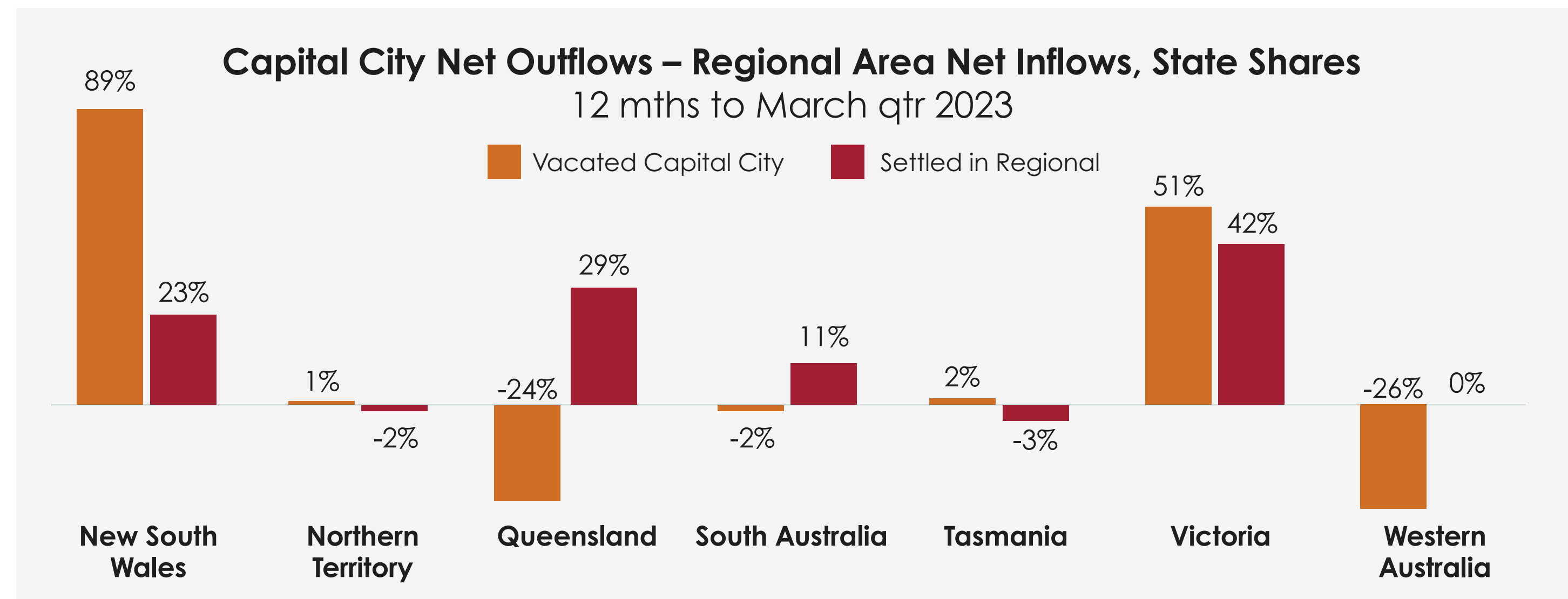
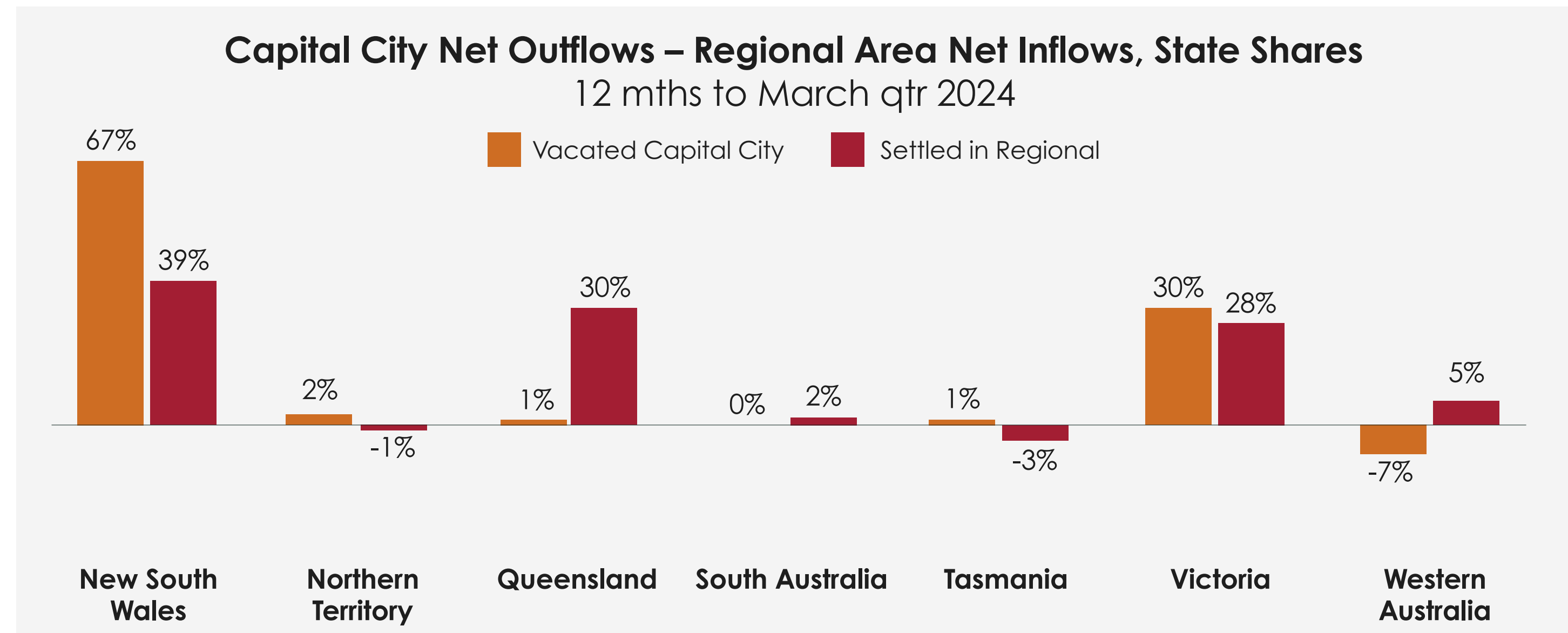
City dwellers are continuing to set their sights on regional New South Wales, Queensland and Victoria, with the eastern states accounting for 97 per cent of net capital city outflows into regional areas in the 12 months to March 2024 – up from 94 per cent a year ago.

Over that time, regional New South Wales has increased in popularity, to account for 39 per cent of net regional inflows (up from 23 per cent in the 12 months to March 2023). While regional Victoria's share fell to 28 per cent, from 42 per cent in the 12 months prior and Queensland remained relatively steady with its 30 per cent share.

Regional Western Australia also proved enticing for city movers, accounting for a 5 per cent share of net regional inflows in the 12 months to 2024, from 0 per cent in the previous 12-month period. While South Australia's share edged down to 2 per cent, from 11 per cent previously, and regional Tasmania and the Northern Territory experienced small net regional outflows.

Sydney-siders continue to account for the majority of all capital city net outflows to the regions, with a 67 per cent share in the 12 months to March 2024, albeit down from 89 per cent 12-months previously. While Melbourne's share edged down to 30 per cent, from 51 per cent.

Brisbane, meanwhile, recorded a 1 per cent share of net capital city outflows, after recording net inflows from other capital cities and regions in the vicinity of 24 per cent. As such, Perth was the only capital city to record net inflows, at 7 per cent – down from 26 per cent in the 12 months to March 2023.



Regional Hotspots by Share

Top Five LGAs: the largest net internal migration inflows

The Sunshine Coast held onto its status as the most popular destination for Australian movers for the sixth-consecutive quarter. Accounting for a 16 per cent share of all net internal migration flows, three-quarters were attributed to capital movers. Net migration inflows were up slightly on an annual basis, by 1.6 per cent, but dipped by 4.2 per cent in the quarter to March 2024.

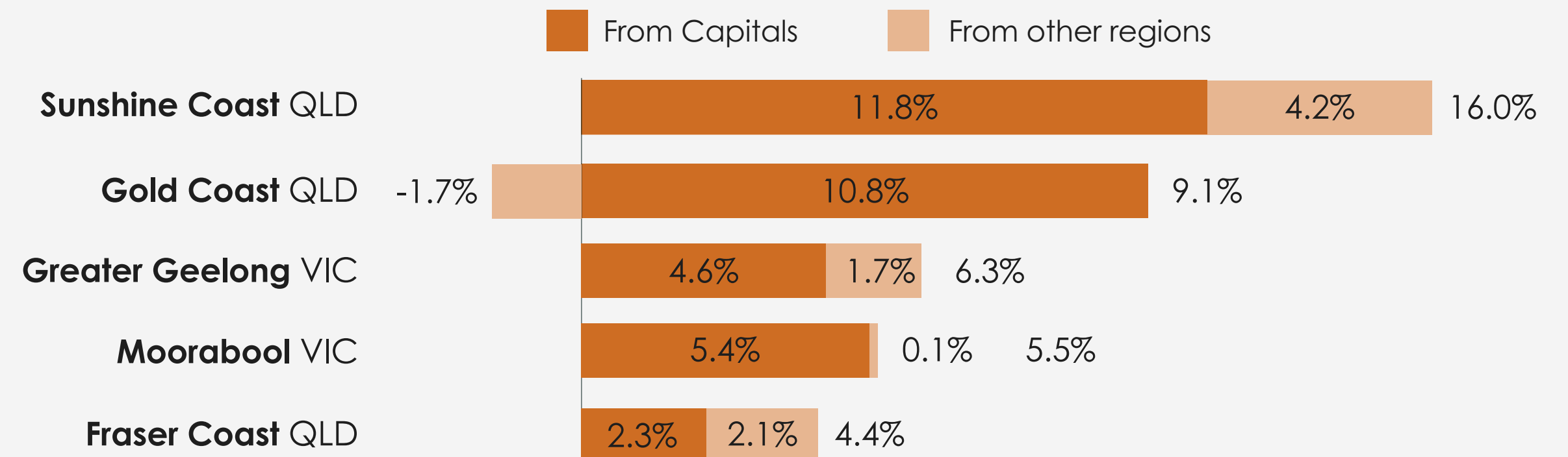
The Gold Coast held onto second place to account for a 9.1 per cent share, up from 8.1 per cent in the previous quarter, despite recording another net outflow to other regions. This was underpinned by a 20.7 per cent quarterly growth rate – the highest of the Top Five – while annual growth was also up, by 10.1 per cent in the 12 months to March 2024.

Greater Geelong took out third rung on the ladder with a 6.3 per cent share, with city movers accounting for around two thirds of its net internal migration inflows. While growth was down on an annual basis, in the vicinity of 24.9 per cent, the Victorian LGA reported a small 6 per cent uptick in quarterly growth.

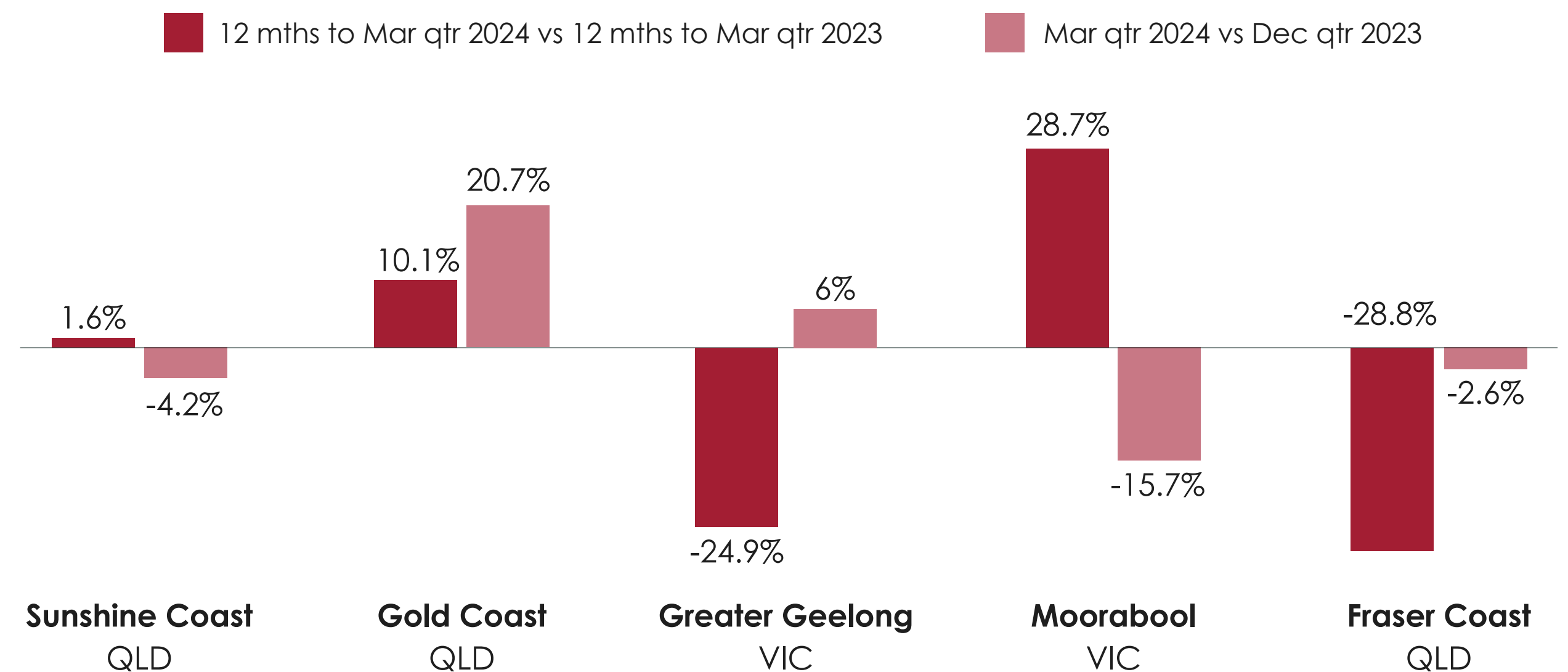
Moorabool remained in fourth for the second consecutive quarter, with a 5.5 per cent share, almost all of which was attributed to city movers, on the back of its solid annual growth rate of 28.7 per cent.

The Fraser Coast took out fifth spot with a 4.4 per cent share, with net migration inflows evenly attributed to city and regional movers, despite a slowdown in quarterly and annual growth.

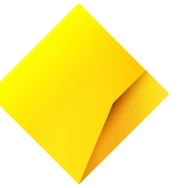
Top Five LGAs by share of total net internal migration to Regional Australia
12 mths to Mar qtr 2024



Changes in total net internal migration inflows to Top Five LGAs



Regional Hotspots by Growth



Top Five LGAs: the largest net internal migration inflows

Regional LGAs on, or near, the sea were found to be this quarter's Top Five regional hotspots as measured by annual growth in net internal migration inflows.

Capel, in the south-west of Western Australia, made its debut on the Top Five list to record the highest annual growth in net internal migration inflows, with a near five-fold increase on the back of its popularity amongst regional movers. Capel also recorded the highest quarterly growth rate amongst the Top Five at 117.6 per cent.

Bellingen, meanwhile, firmed-up its position in the Top Five to take out 'silver' for the second consecutive quarter. Recording a four-fold increase in annual growth, city movers accounted for around two-thirds of these net internal migration inflows. Like the other four LGAs after Capel, all of which saw high growth through 2023, net inflows have been coming off the boil with sizeable falls in the latest March quarter.

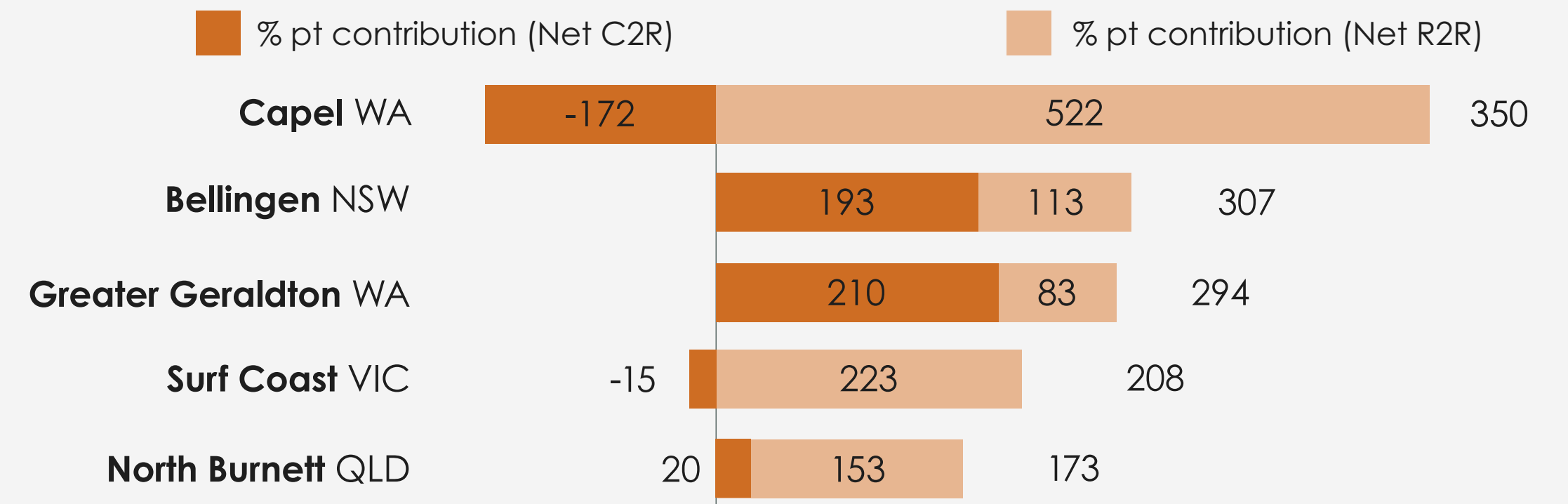
Greater Geraldton made its fourth appearance on the growth list, with a four-fold increase over the year. Despite a cooling in quarterly growth of 21.7 per cent, the Western Australian LGA again proved popular with city dwellers.

Victoria, which had been absent from the growth hotspot list since September 2023, appeared in this quarter's Top Five with Surf Coast. Recording a three-fold increase in annual growth on the back of regional inflows, Surf Coast Shire experienced a small net outflow to the capitals. While growth for the quarter was down by 39 per cent.

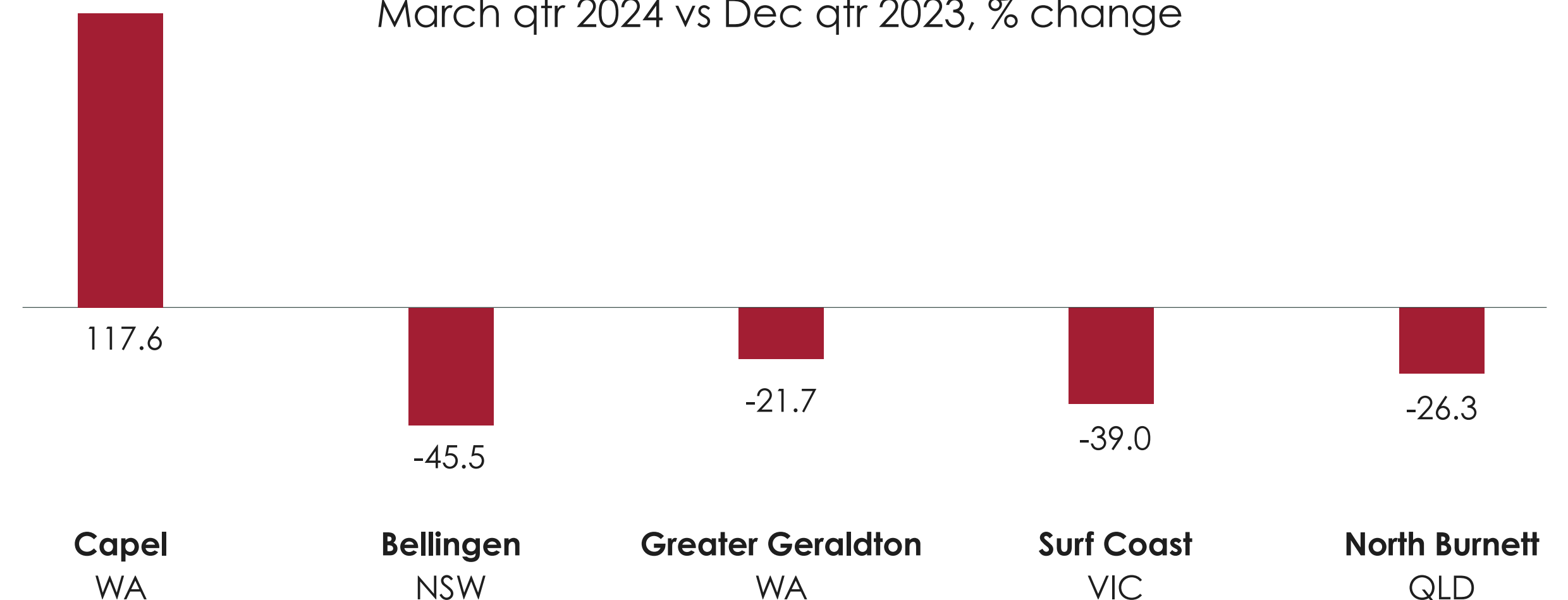
Meanwhile, North Burnett took out fifth, edging down from fourth spot in the previous quarter, with regional inflows accounting for the bulk of its growth. While on a quarterly basis, growth in total net internal migration inflows was down by 26.3 per cent.

Although not making the Top Five, other emerging hotspots included Shoalhaven, Mid-Western Regional and Ballina in New South Wales, Western Australia's Northam, Moira in Victoria, Queensland's Whitsunday and Murray Bridge in South Australia.

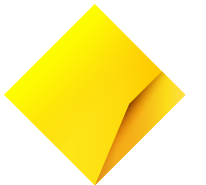
Top Five LGAs by annual growth in total net internal migration inflows 12 months to Mar qtr 2024 vs 12 months to Mar qtr 2023, % change



Quarterly change in total net internal migration to Top Five LGAs March qtr 2024 vs Dec qtr 2023, % change



Most attractive places for capital-city people



Top Five LGAs: largest net inflows from capitals

City dwellers were again found to be drawn to regional LGAs in close proximity to a capital city, with the Top Five (by share of net capital-regional migration) all within a 150-kilometre radius of their closest city.

The Sunshine Coast took out top position for the fifth-consecutive quarter, with an 11.8 per cent share of net capital to region migration. Holding onto its mantle despite a cooling in quarterly and annual growth rates of 9.2 and 9.6 per cent, respectively.

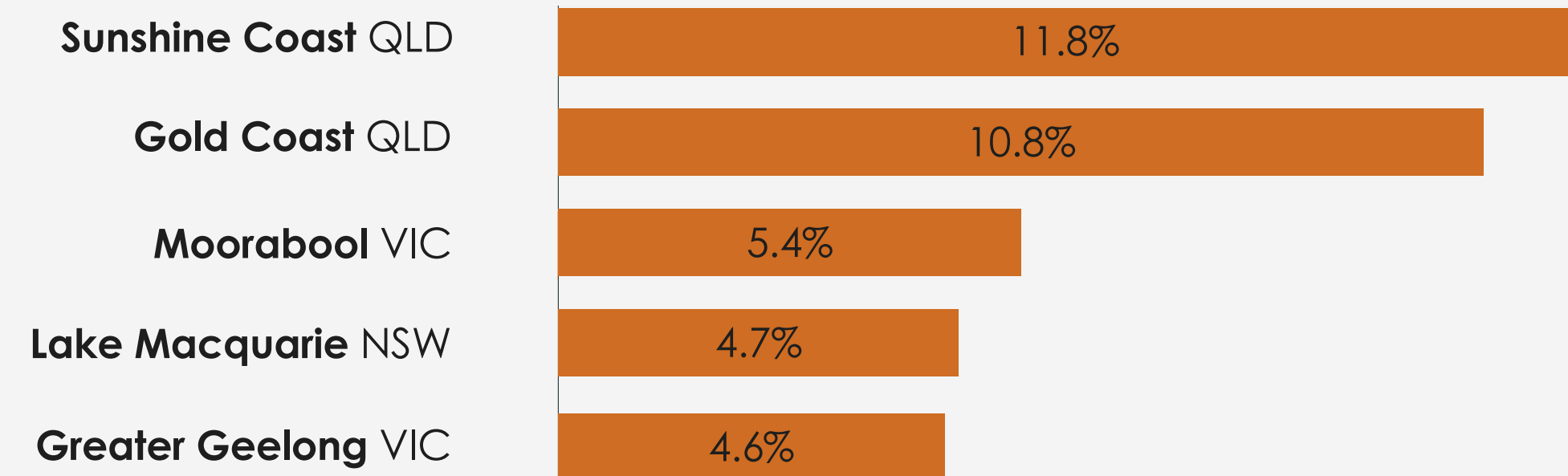
The Gold Coast remained in second-place, with a 10.8 per cent share as the Queensland LGA recorded the highest quarterly growth rate of the Top Five at 25.1 per cent.

Moorabool held onto third with its 5.4 per cent share, bolstered by a 17.8 per cent annual growth rate. On a quarterly basis, however, its growth dipped by 8.9 per cent.

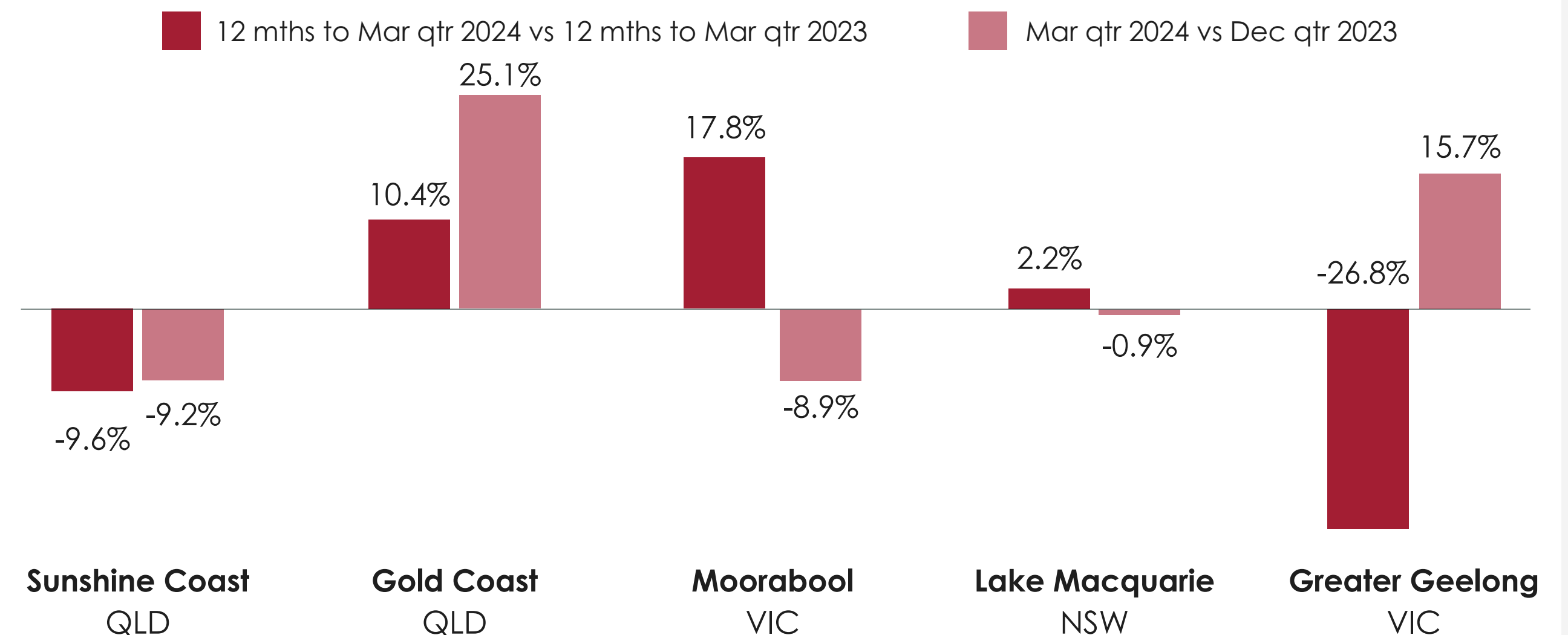
Lake Macquarie took out fourth with a 4.7 per cent share, on the back of a small rise in annual growth. While Greater Geelong rounded out the Top Five with a 4.6 per cent share after recording a quarterly growth rate of 15.7 per cent.

It should be noted that the net migration inflows from capitals are: inflows from capitals minus outflows to capitals.

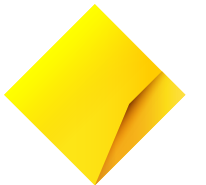
Top Five LGAs by share of net capital-regional migration
12 months to Mar quarter 2024



Quarterly and annual change in net capital-regional migration inflows



Most attractive places for capital-city people



Top Five LGAs: greatest growth in net inflows from capitals

City-dwellers are increasingly heading further out, to regional LGAs well outside the daily commute, as they boast solid local economies and employment prospects. This quarter's growth hotspots, in terms of annual growth in net capital to regional migration, saw the Top Five most popular destinations for city dwellers range in distance from 100 to 1100 kilometres from the nearest capital.

Northam, in Western Australia's wheatbelt, topped the list for the second consecutive quarter with a near four-fold increase (of 250 per cent) in net capital to regional inflows in the 12-month period to March 2024. Bolstered by the highest quarterly growth rate of the Top Five, at 69.2 per cent.

Western Downs in Queensland, moved up from fourth into second position, with a three-fold increase, despite a cooling in quarterly growth of 100 per cent.

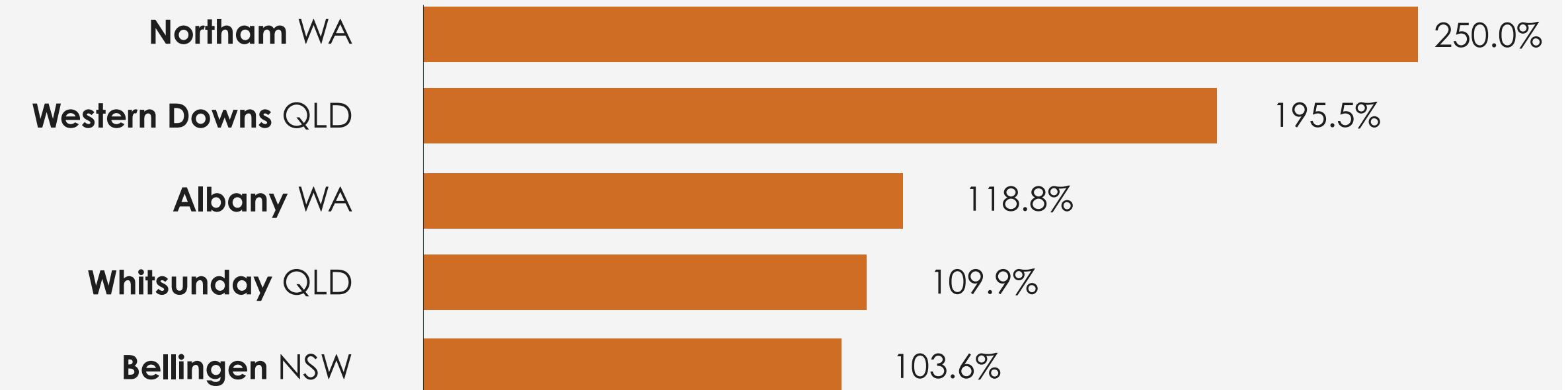
Further afield in Western Australia, the southern LGA of Albany made the list for the first time since late-2023, by posting a two-fold annual increase of 118.8 per cent. Quarterly growth was also up, albeit by a smaller 33.3 per cent margin.

Meanwhile, Whitsunday edged into fourth (from fifth previously) with a 109.9 per cent annual growth rate. On a quarterly basis, however, growth was down by 63.6 per cent.

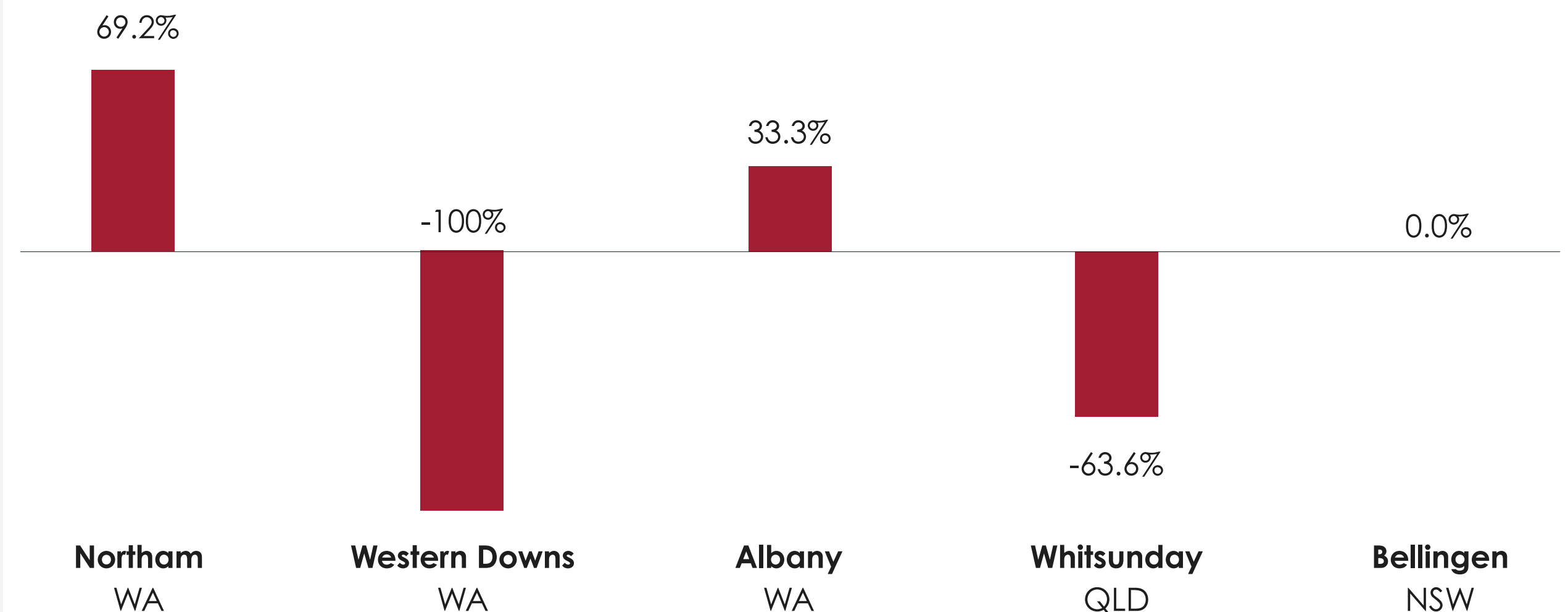
Bellingen rounded out the Top Five, to make its Top Five debut, with a 103.6 per cent annual growth rate in capital to regional inflows, despite no growth on a quarterly basis.

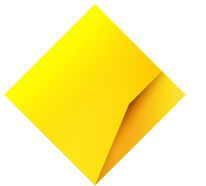
Other notable growth hotspots included Toodyay in Western Australia, New South Wales' Bega Valley, Port Stephens, Shoalhaven, Ballina, Snowy Valleys and Shellharbour, Scenic Rim and Gympie in Queensland and Ceduna in South Australia.

Top Five LGAs by annual growth in net capital-regional migration
12 months to Mar 2024 vs 12 months to Mar qtr 2023, % change



Quarterly change in net capital-regional migration inflows to Top Five LGAs
Mar qtr 2024 vs Dec qtr 2023, % change





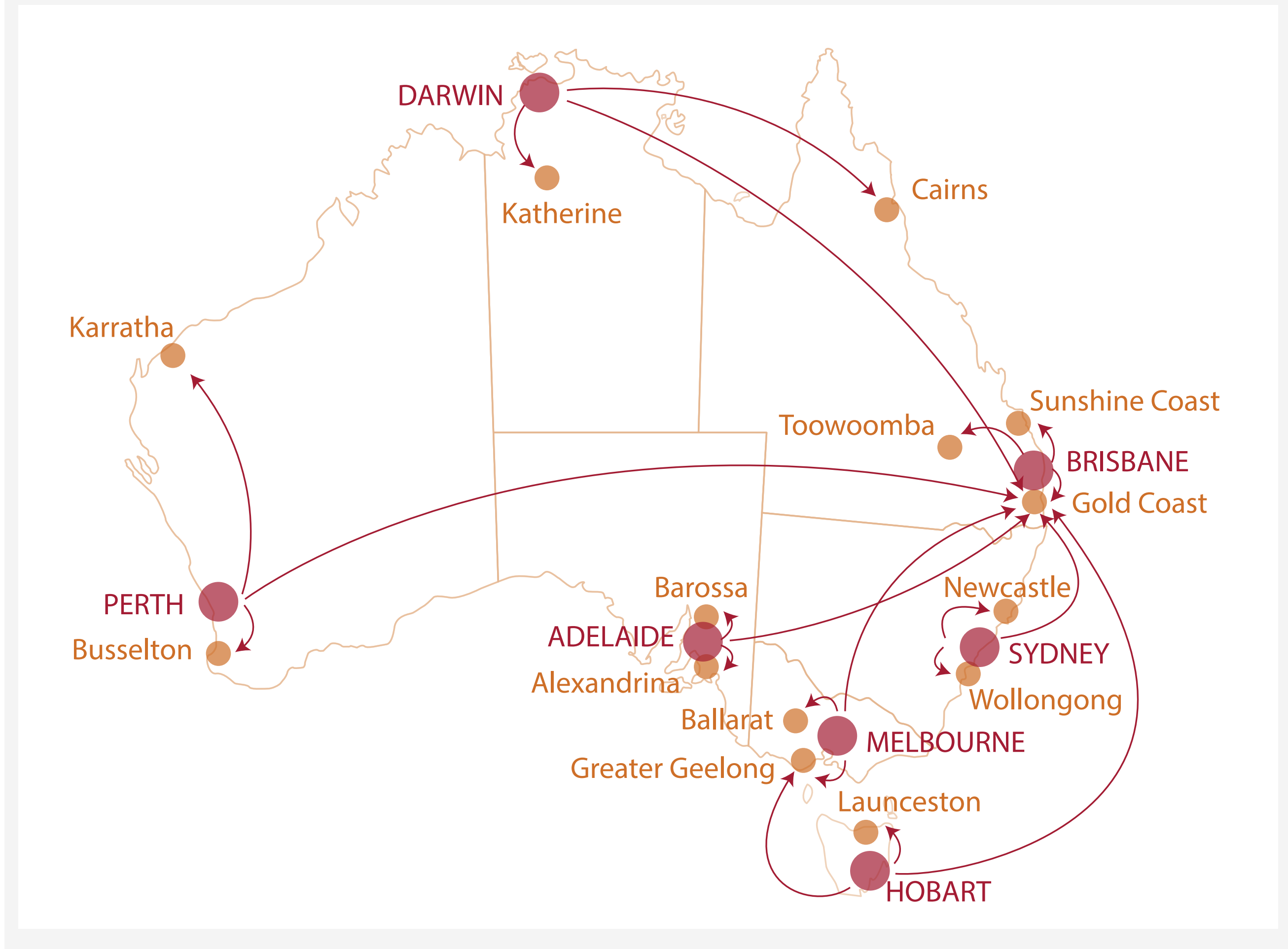
Capital-city movers: Who is making the move, and where to?

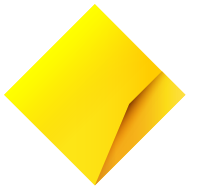
Who is moving from the capitals?

This new analysis examines who is making the move from each Australian capital city, from which suburban LGA, and where in the regions they are moving to. Here we are looking only at the one way flows out of the capital cities, not the net flows (outflows minus inflows).

Overall, the analysis found that city-dwellers are largely moving from outer-fringe suburbs to larger regional centres within commuting distance of the capital. For example, Sydney-siders moved to Wollongong and Newcastle, whereas those moving from Brisbane headed to the Gold Coast, Sunshine Coast or Toowoomba. That said, the Gold Coast proved an exception, with the popular-coastal destination one of the Top Three regional LGAs for city-siders.

Highlighted Capital cities & LGAs



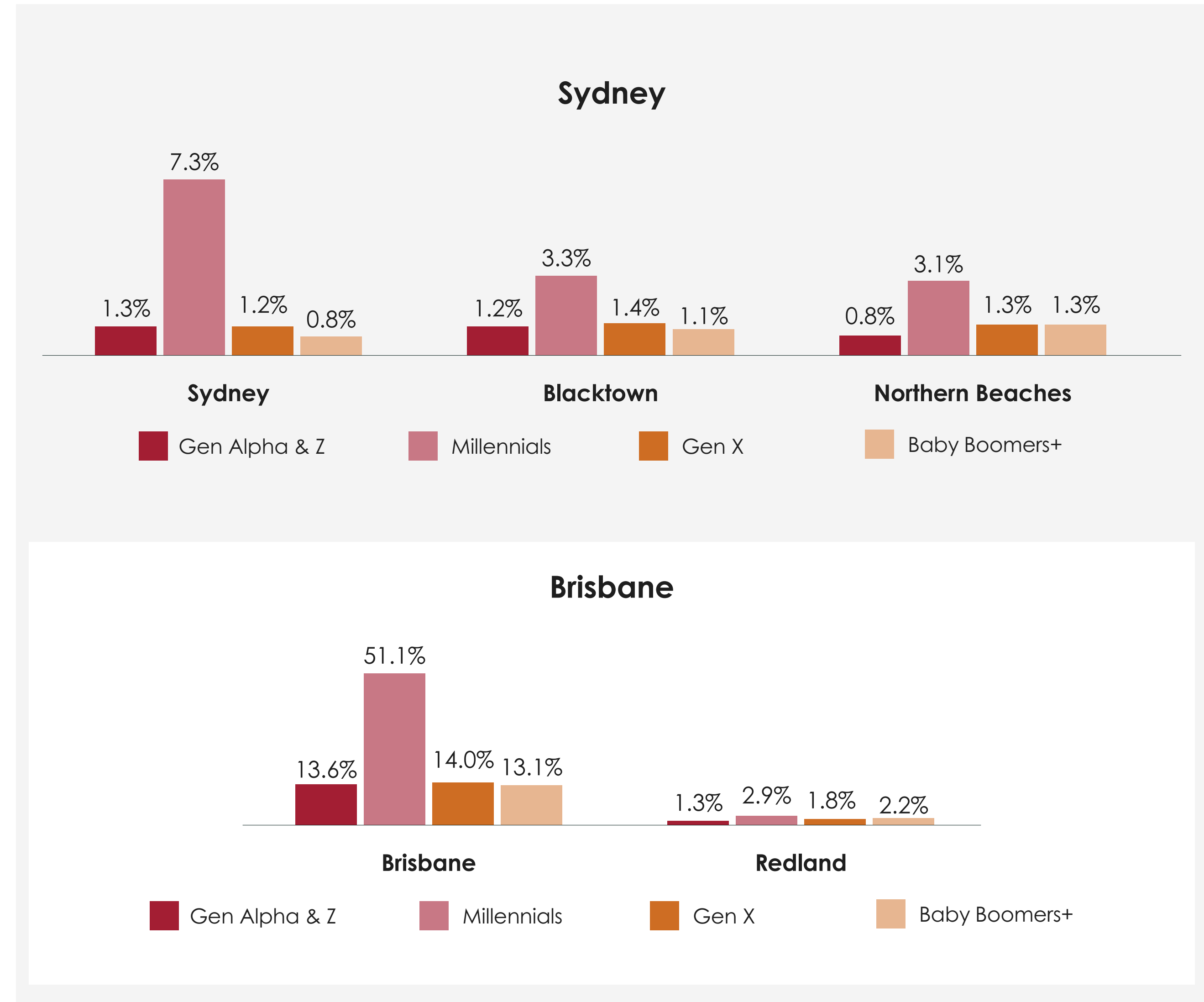
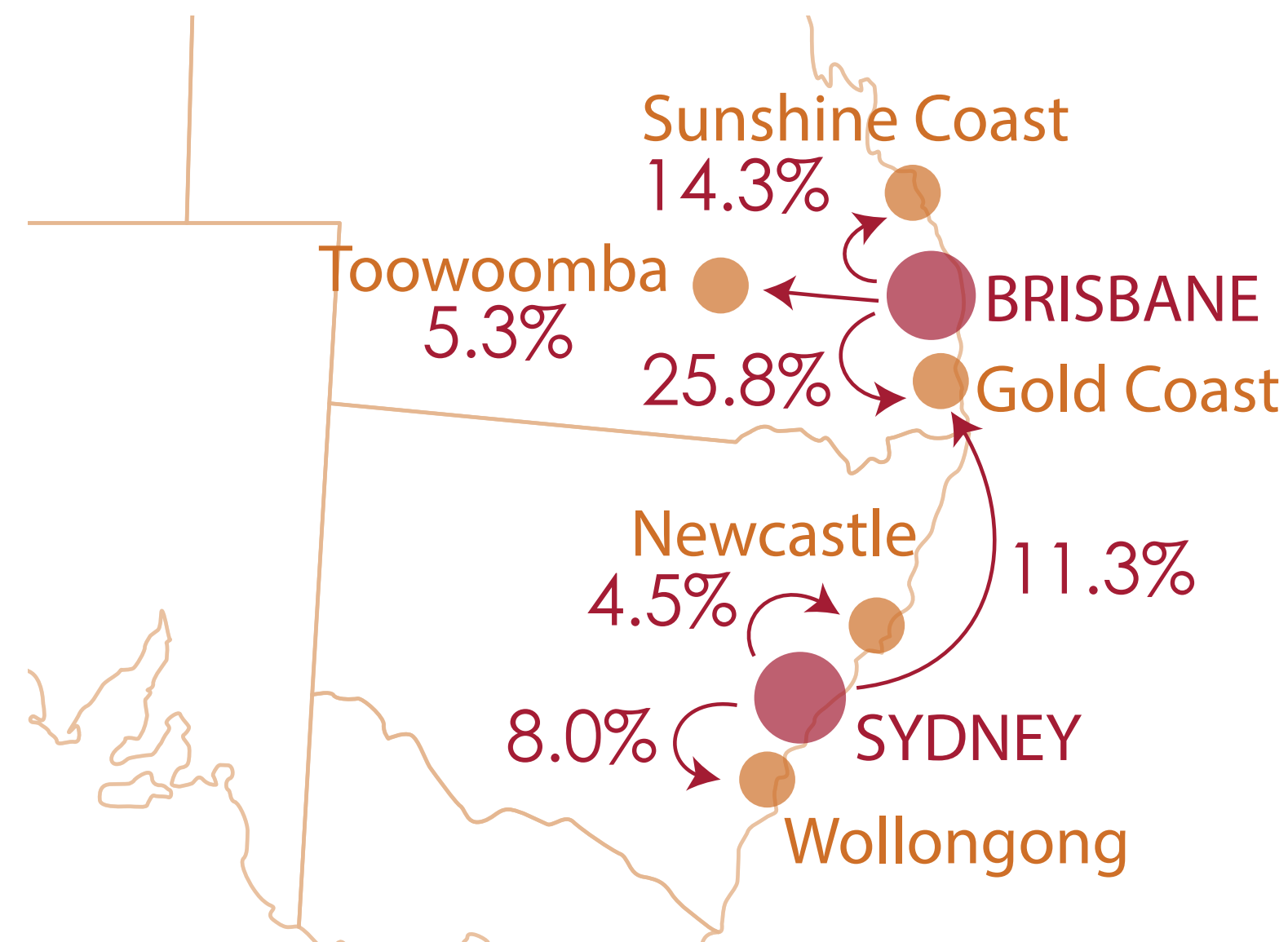


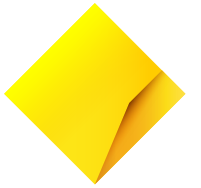
Capital-city movers: Who is making the move, and where to?

Who is moving from the capitals?

In terms of **Sydney**-siders, Millennials are the ones leading the charge out into the regions, with those living in the LGA of Sydney itself as well as Blacktown and the Northern Beaches most likely to be making the move. The Gold Coast was the key regional destination, accounting for an 11.3 per cent share of those moving from Sydney, followed by Wollongong with an 8 per cent share, and Newcastle at 4.5 per cent.

In **Brisbane**, Millennials living in the large LGA of Brisbane were found to be the ones making the move to the regions, with this age group accounting for 51.1 per cent of movers. Of those moving out of Brisbane, around a quarter (at 25.8 per cent) were headed for the nearby Gold Coast, followed by the Sunshine Coast at 14.3 per cent, and Toowoomba with its 5.3 per cent share.



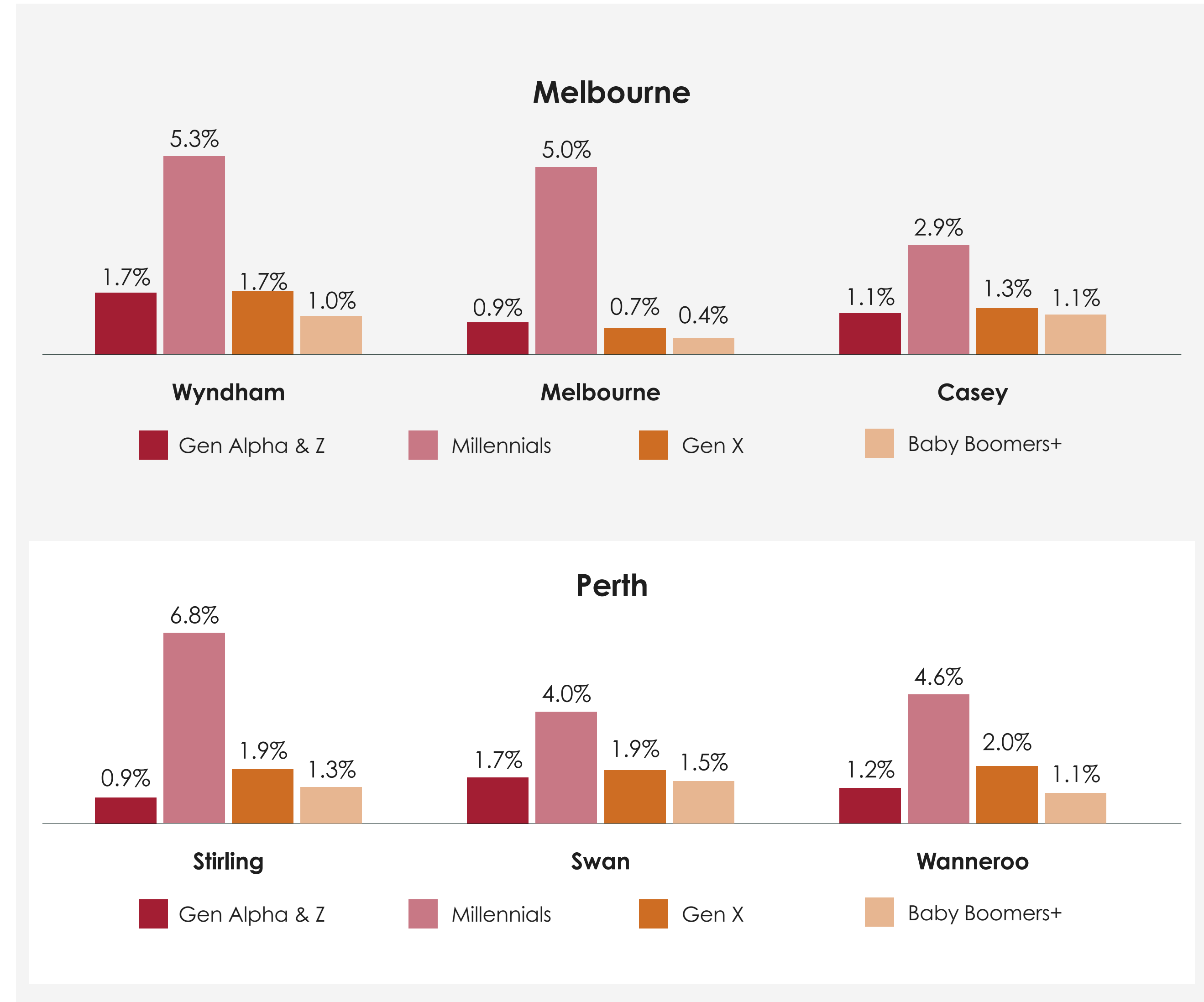
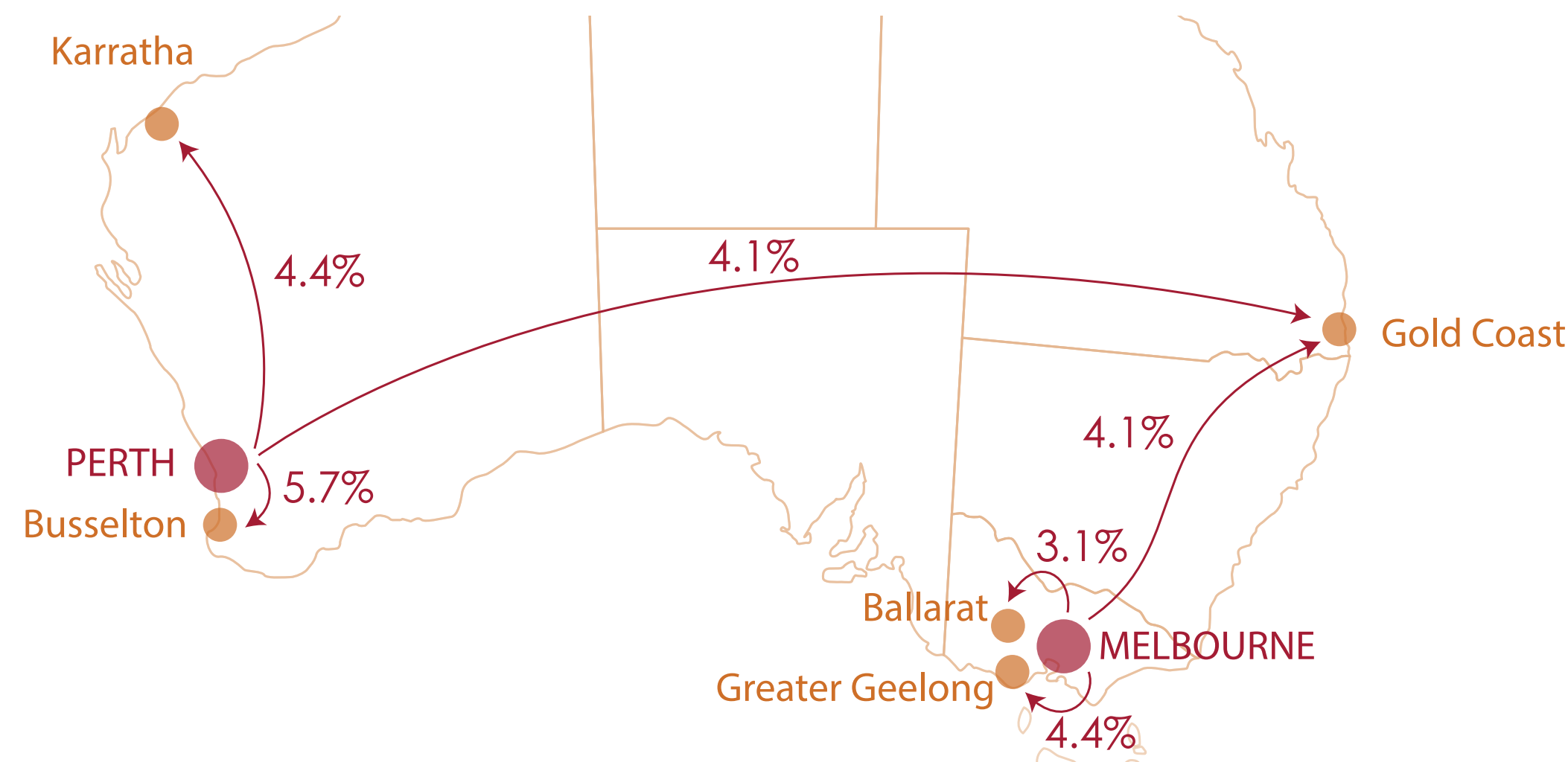


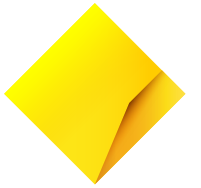
Capital-city movers: Who is making the move, and where to?

Who is moving from the capitals?

In **Melbourne**, Millennials were also the ones making tracks out to the regions, particularly from the outer south-western LGA of Wyndham, the outer south-eastern suburb of Casey and the City of Melbourne LGA itself. Greater Geelong accounted for the largest share of Melbourne-leavers, at 4.4 per cent, followed by those heading up to the Gold Coast at 4.1 per cent, and back closer to home at Ballarat with its 3.1 per cent share.

Those moving from **Perth** were coming in the largest numbers from the inner northern suburb of Stirling and the more outer suburbs of Swan and Wanneroo, with Millennials accounting for the largest share of movers. Unlike its capital-city counterparts, those moving from Perth headed further afield and outside the commuter belt, with Busselton accounting for a 5.7 per cent share of migration out of Perth, followed by Karratha at 4.4 per cent, and the Gold Coast at 4.1 per cent.



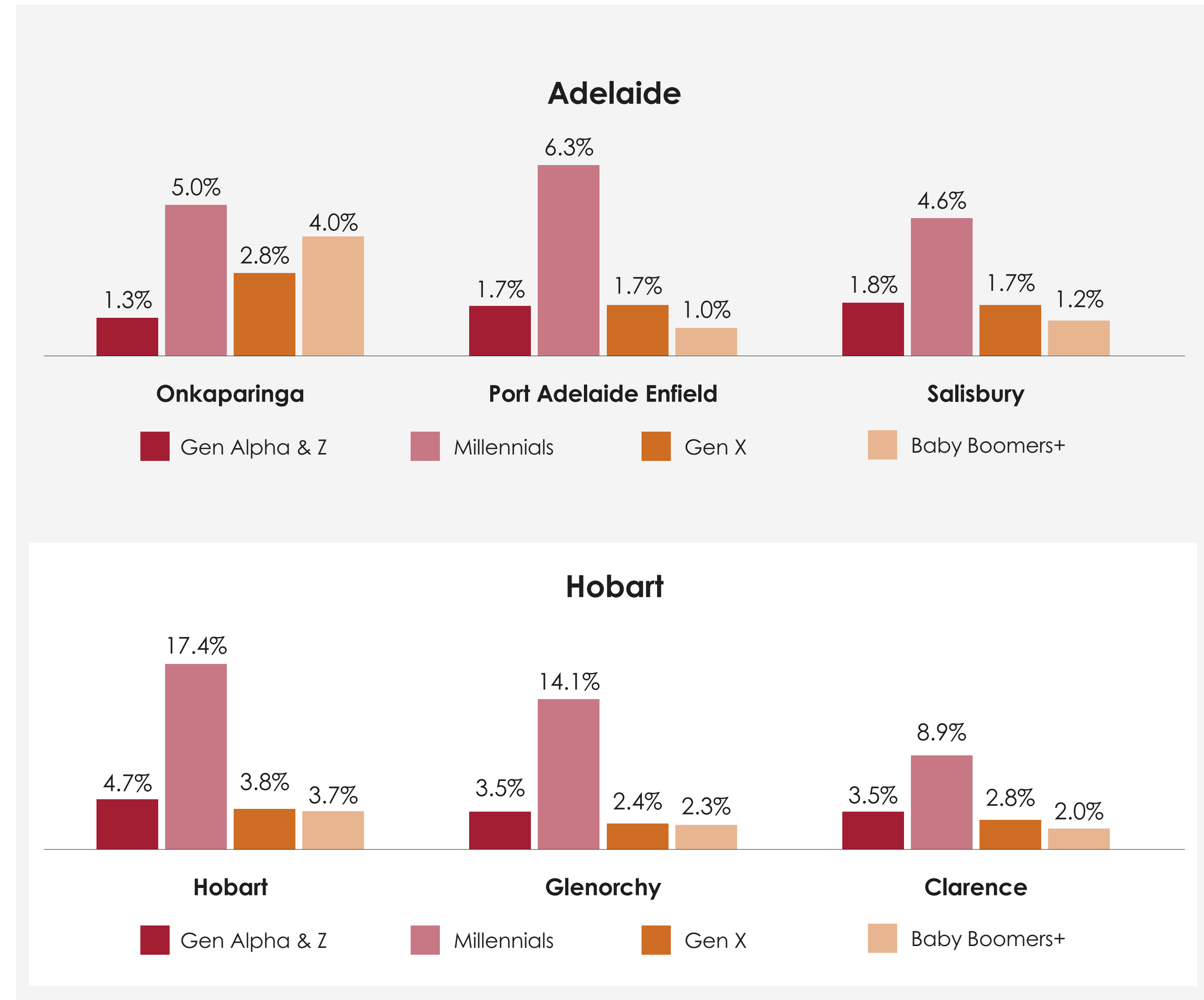
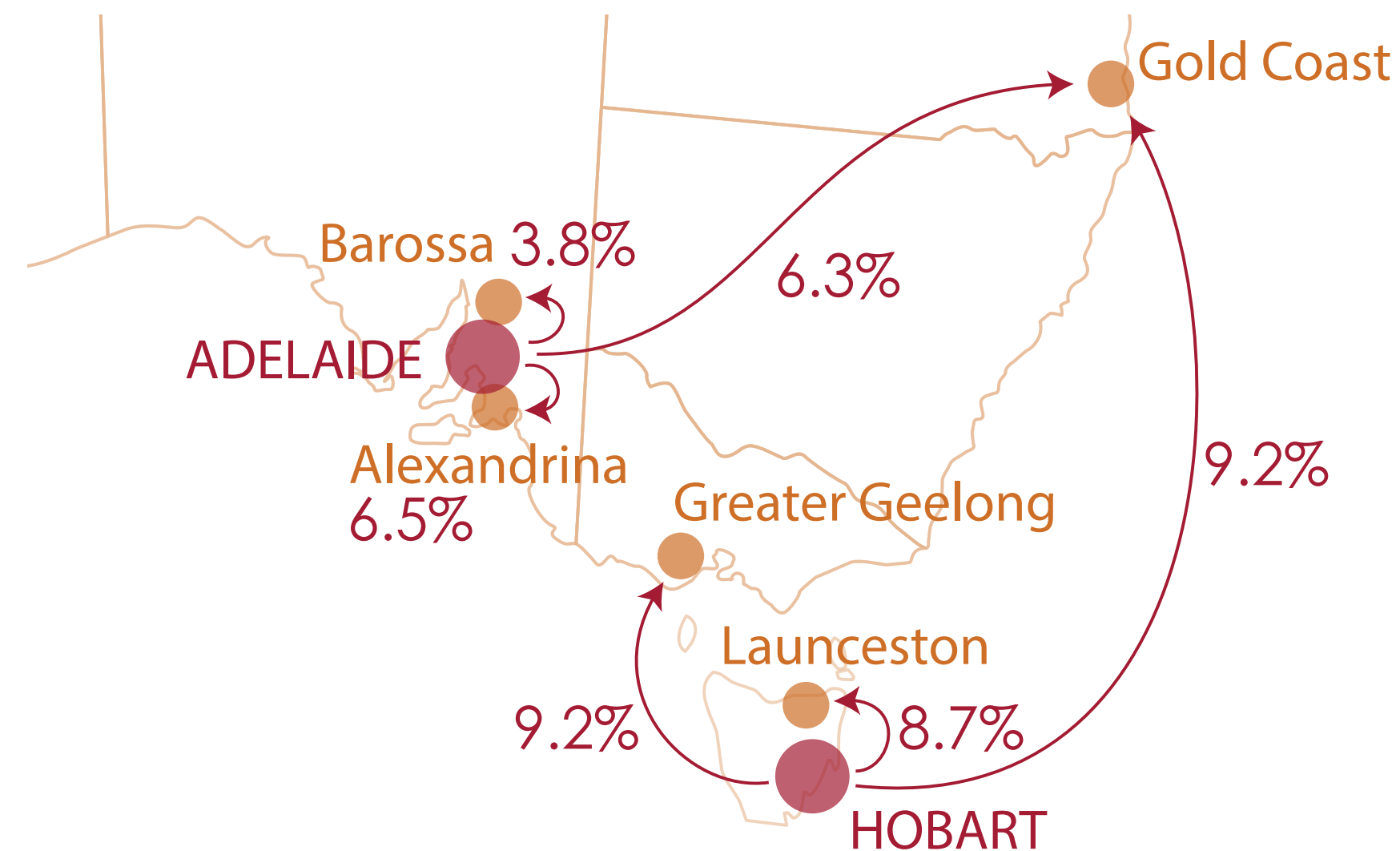


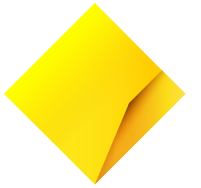
Capital-city movers: Who is making the move, and where to?

Who is moving from the capitals?

In **Adelaide**, it was largely Millennials making the regional-move, from Onkaparinga on the southern fringe of Adelaide (many of them also Baby Boomers) and from the northern Adelaide suburbs of Port Adelaide Enfield and Salisbury. South-east of Adelaide, Alexandrina was the biggest regional destination, with a 6.5 per cent share of movers from Adelaide, followed by the Gold Coast at 6.3 per cent and South Australia's Barossa at 3.8 per cent.

Millennials also led the charge out of **Hobart**, accounting for 17.4 per cent of those moving from the LGA of City of Hobart, 14.1 per cent from Glenorchy and 8.9 per cent from Clarence. The Gold Coast was top of the list for those making the move out of Hobart, accounting for a 9.2 per cent share of migration, followed by Greater Geelong and closer afield, Launceston.

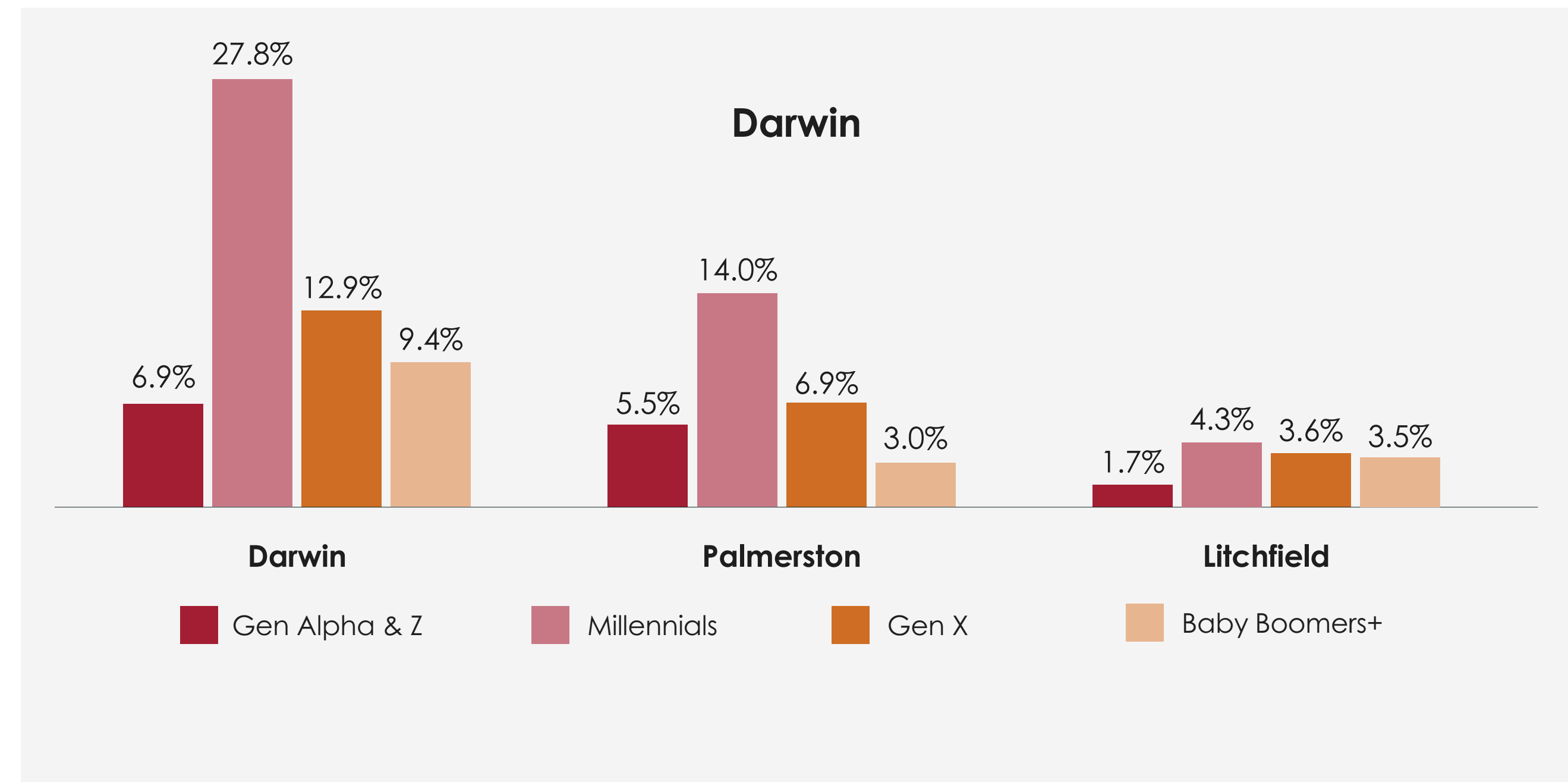
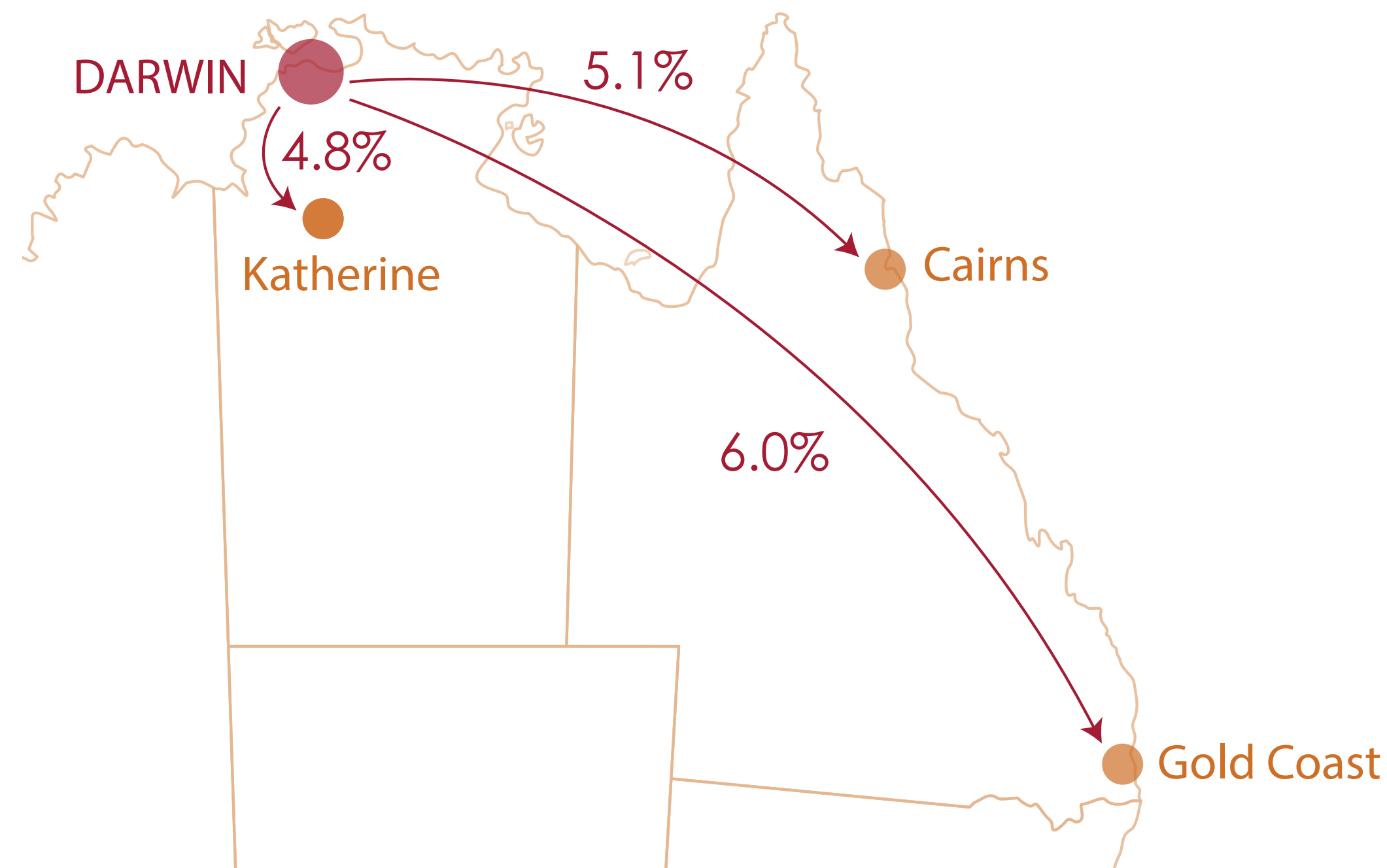




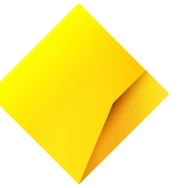
Capital-city movers: Who is making the move, and where to?

Who is moving from the capitals?

In **Darwin**, it was Millennials largely making the move from the LGA of Darwin itself, as well as Palmerston and Litchfield. Like Perth, those making the move tended to head further afield, with the Gold Coast accounting for the largest share of migration at 6 per cent, followed by Cairns at 5.1 per cent and Katherine at 4.8 per cent.



Most attractive places for regional people



Top Five LGAs: largest net inflows from regions

Regional movers continued to be lured by larger regional hubs offering good local employment prospects and lifestyle benefits – with many situated in coastal regions.

The Sunshine Coast trumped as the most popular destination for not only city-movers, but regional movers alike, to account for a 9.2 per cent share of net regional migration. Recording its largest share of net regional migration since first topping the list in mid-2023, it was buoyed by the 56.3 per cent rise in annual growth in the 12 months to March 2024.

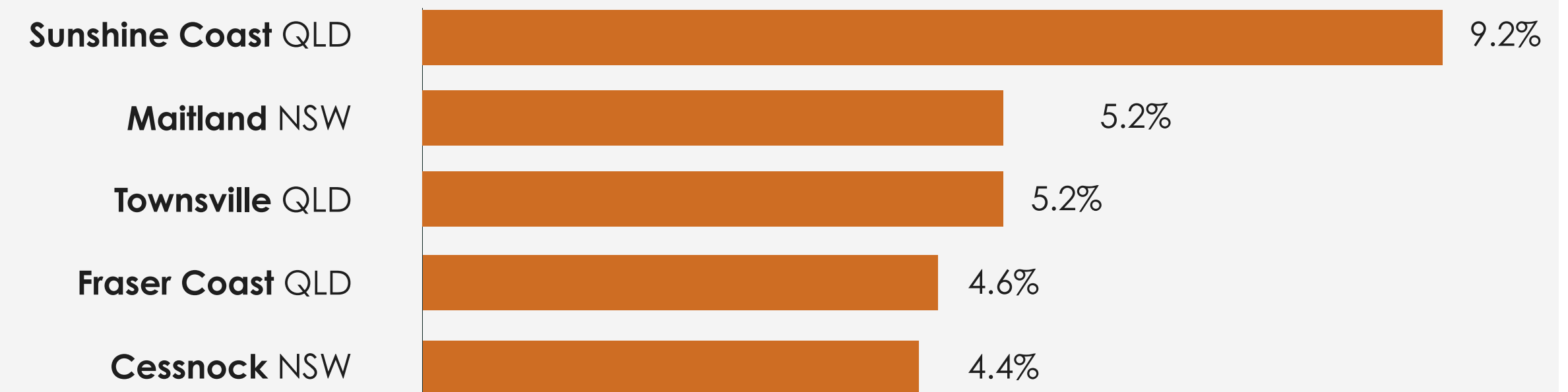
Maitland moved up the list from fourth into second, with its 5.2 per cent share – up from 4.6 per cent last quarter, on the back of its 12.7 per cent annual growth rate and quarterly rise of 45.3 per cent.

Townsville, meanwhile, popped into third position to make the Top Five for the first time in a year, with its 5.2 per cent share. Propelled by quarterly growth of 53.1 per cent, the Queensland LGA also recorded a 15.6 per cent growth rate on an annual basis.

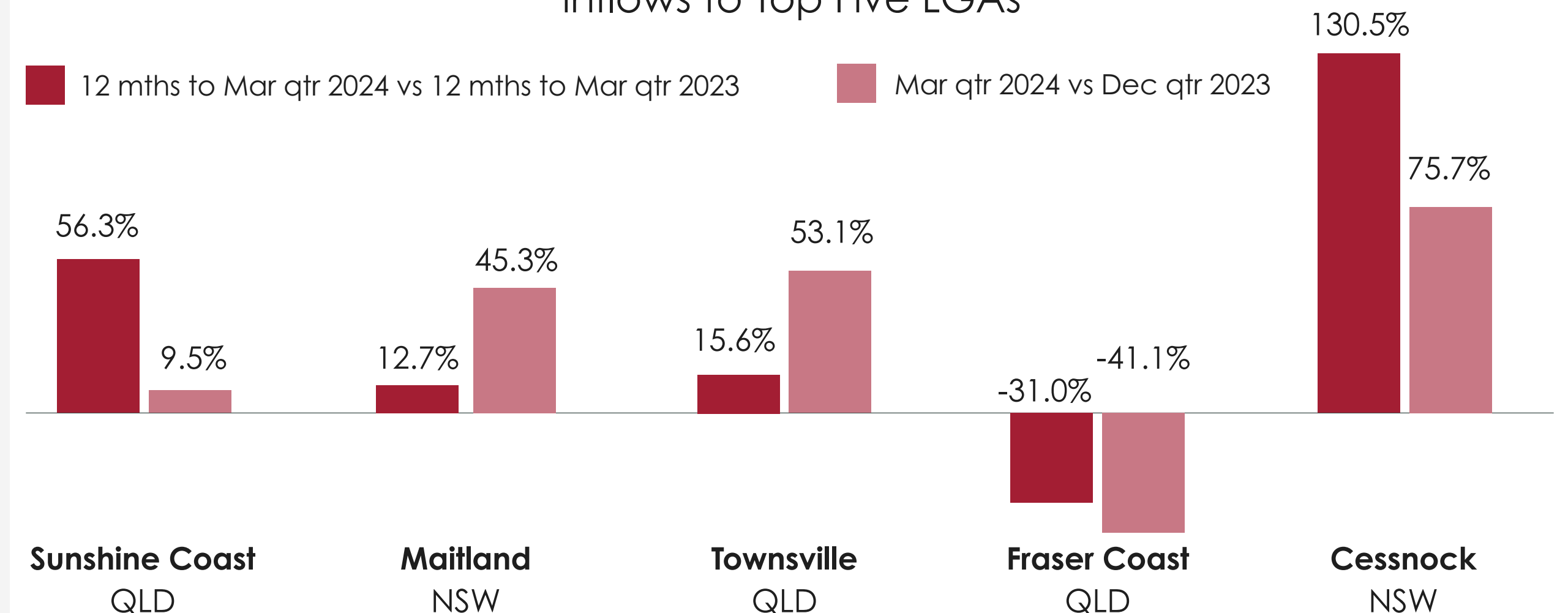
The Fraser Coast, which has been a regular on the list, came in fourth with a 4.6 per cent share – its smallest share since entering the Top Five in December 2022 – with annual and quarterly growth rates both down in the vicinity of 31 to 41.1 per cent.

Rounding out the Top Five was newcomer, Cessnock with a 4.4 per cent share to record the highest annual (130.5 per cent) and quarterly (75.7 per cent) growth rates on the list.

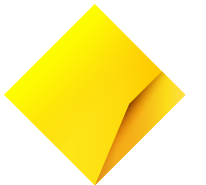
Top Five LGAs by share of net regional-regional migration
12 months to Mar quarter 2024



Quarterly and annual change in net regional-regional migration inflows to Top Five LGAs



Increasingly attractive places for regional people



Top Five LGAs: greatest growth in net inflows from regions

New regional growth hotspots emerged this quarter, with Port Macquarie-Hastings the standout performer in terms of annual growth in net region-to-region migration. Queensland's Whitsunday also proved attractive to regional movers, having previously been coveted by capital movers, while the Golden Plains in central Victoria also made the Top Five list for the first time.

Port Macquarie-Hastings catapulted into the Top Five in first spot, with a three-fold annual increase in net regional migration, while also recording the highest quarterly growth rate of the Top Five at 133.3 per cent.

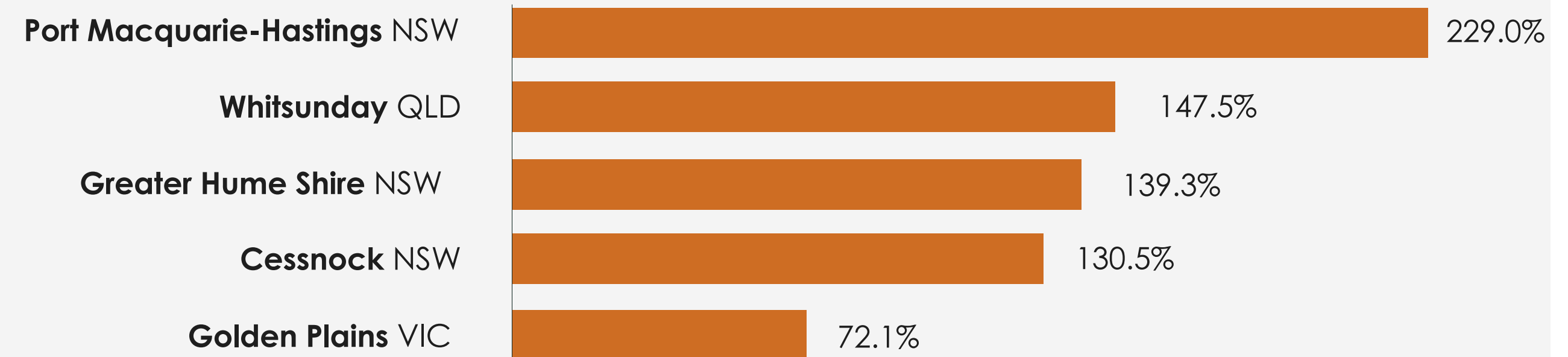
Whitsunday came in second with a two-fold increase of 147.5 per cent, despite a cooling in quarterly growth of 136.2 per cent.

After making its debut last quarter, Greater Hume Shire continued to hold sway with regional movers, with a two-fold (139.3 per cent) increase in net region to region migration. Albeit, down from the 260 per cent annual growth rate reported in the December quarter.

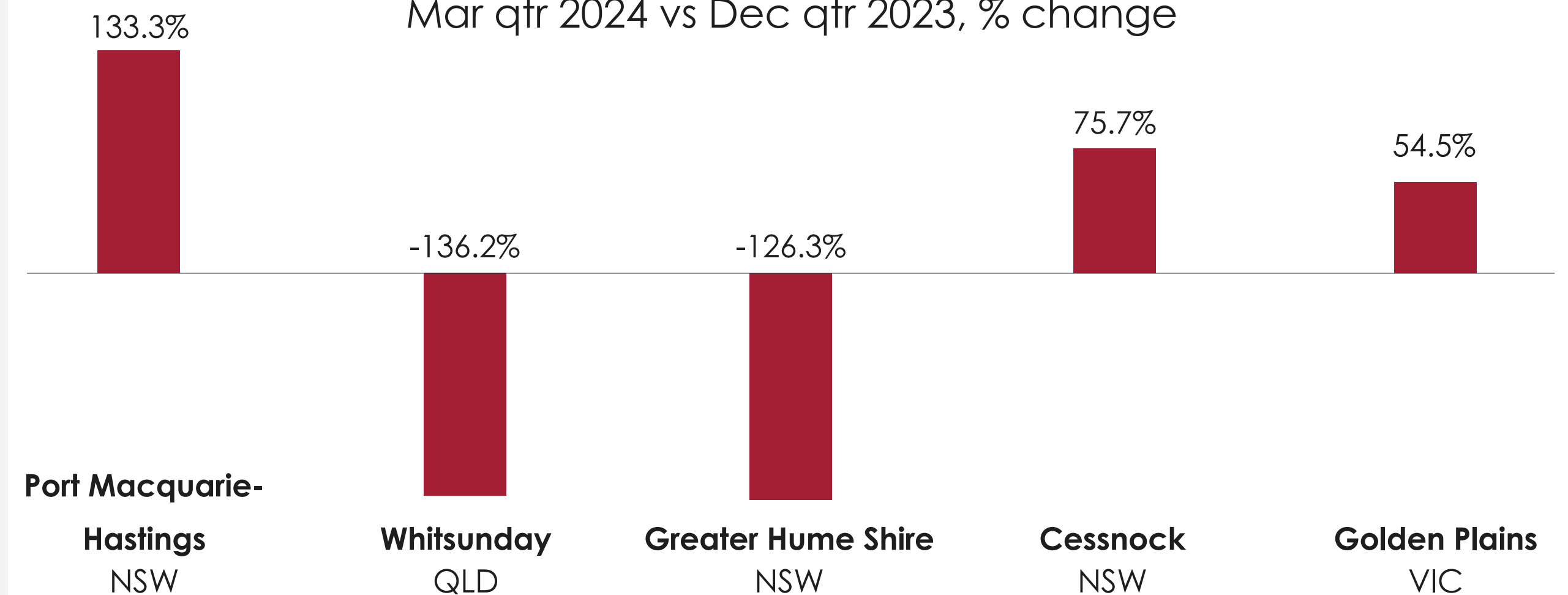
Cessnock also retained a spot in the Top Five, after making the list last quarter, with a 130.5 per cent annual growth rate, buoyed by quarterly growth of 75.7 per cent.

While Victoria's Golden Plains rounded out the list by recording a 72.1 per cent annual growth rate in net region to region migration, with quarterly growth also up by 54.5 per cent.

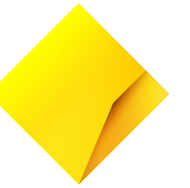
Top Five LGAs by annual growth in **net regional-regional migration** 12 mths to Mar qtr 2024 vs 12 mths to Mar qtr 2023 (%)



Quarterly change in **net regional-regional migration** inflows to Top Five LGAs Mar qtr 2024 vs Dec qtr 2023, % change



Inter-regional Migration



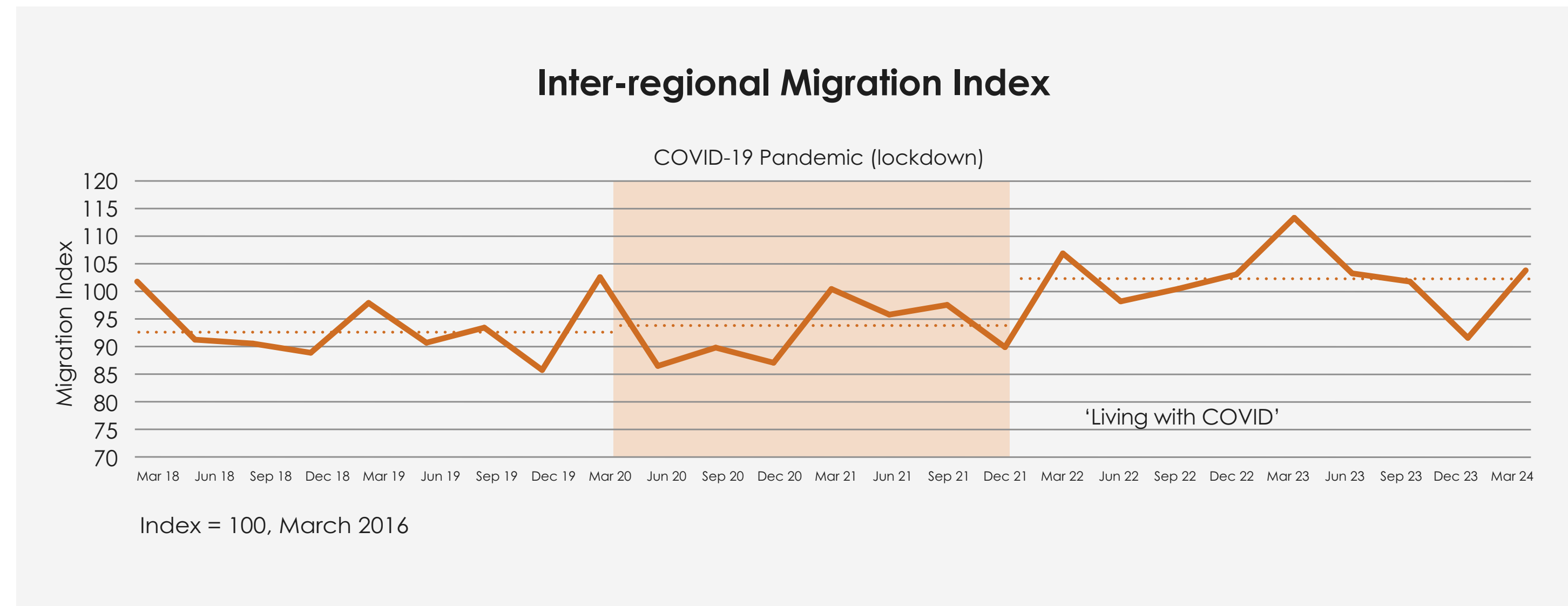
Inter-regional migration rebounds with those in the regions also on the move

Like their city counterparts, those already residing in the regions have also packed their bags this quarter, as many have chosen to make another regional LGA home. This increase in mobility saw the Inter-Regional Migration Index rise by 13.4 per cent in the March 2024 quarter.

While the Index typically rebounds in the March quarter, in the vicinity of 14.6 per cent, this quarter's increase saw the Inter-Regional Index hit its third highest level in the series' six-year history.

As such, region to region migration is now tracking around 12.2 per cent above the pre-COVID average, and 10.8 per cent above the levels reported during COVID. With inter-regional migration now accounting for a 12.6 per cent share of all internal migration.

Other notable growth hotspots contributing to the rise in the Inter-Regional Index this quarter included the Clarence Valley and Murray River in New South Wales, Queensland's Southern Downs and Sunshine Coast, Greater Geraldton and Busselton in Western Australia, and Greater Bendigo and Murray Bridge in Victoria and South Australia, respectively. This geographic spread of regional LGAs is indicative of the confidence regional movers have in local economies right across the country built on industries including mining, agriculture, manufacturing, health care and tourism.



Appendix

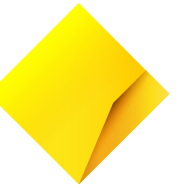


REGIONAL
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A1: Regional Movers Index

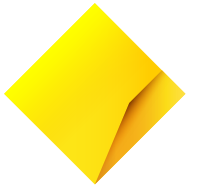
Methodology Notes



- (1) CBA-RAI Regional Movers Index is defined as movement of CBA personal customers from capital cities to regional areas (see A1.2). Index = 100, March 2016 quarter.
- (2) Customer movement or population flows refers to CBA personal customers changing their address as stored in CBA technological systems. Customers must have stayed at one address for 6 months (prior to moving) to be counted.
- (3) Capital cities/Regional areas defined through ABS 1270.0.55.001 GCCSA boundaries. Capital cities go by the GCCSA_NAMES of: Greater Sydney, Greater Melbourne, Greater Brisbane, Greater Adelaide, Greater Perth, Greater Hobart, Greater Darwin and Australian Capital Territory. Regional areas go by the GCCSA_NAMES of: Rest of NSW, Rest of Vic, Rest of QLD, Rest of SA, Rest of TAS, Rest of NT. Offshore and 'No usual address' GCCSA_NAMES excluded. ACT has no regional areas.
- (4) Relocations within capitals and within regions are those that are across different LGAs. That is, relocations WITHIN a given LGA are not considered or counted as a relocation. See p19, Note on methodology: definitions of inter-regional, inter-capital, region-capital and capital-region migration.
- (5) The Net regional migration index is calculated as movement from capital areas to regional less movement from regional areas to capital cities. Index = 100, March 2016 quarter.
- (6) LGAs are defined through ABS 1270.0.55.003 ASGS Volume 3 – Non ABS Structures.
- (7) To be listed on the RMI appendix – and considered for the various Top 5 rankings – an LGA must:
 - Have had net internal migration inflows in 2023 of 50 or more people
 - Have had a base of net internal migration, net capital-region or net region-region inflows of more than 10 people. This is to filter out significant outlier results associated with changes in small numbers. Significant outlier growth rates are not published or ranked.
- (8) 14 LGAs have a percentage of their constituency defined as Capital and the other percentage defined as Regional. These LGAs include Scenic Rim (R), Light (RegC), Barossa (DC), Yarra Ranges (S), Lockyer Valley (R), Kingborough (M), Murrindindi (S), Derwent Valley (M), Murray (S), Mallala (DC), Moorabool (S), Mitchell (S), Macedon Ranges (S), Unincorporated NT.
- (9) The proportion of CBA customers in each state as percentage of total customers is representative of overall Australian population (ABS National, state and territory population released 18th March 2021 for December 2020 reference period).
- (10) Chief Data and Analytics Office (CDAO) has prepared this report. CDAO is a business unit of Commonwealth Bank of Australia ABN 48 123 123 124 AFSL 234945 (Bank). References to the "Group" are to the Bank and its subsidiaries (including Commonwealth Securities Limited ABN 60 067 254 300 AFSL 238814, Commonwealth Australia Securities LLC and CBA Europe Ltd) and includes the directors, employees and representatives of the Bank and its subsidiaries.

A2: All LGAs

Share of Migration, Changes in Total Net Internal Migration



LGA	State	Share of TOTAL NIM (%)	Share of NET C2R Migration (%)	Share* of NET R2R Migration (%)	12 months to Mar 2024 vs 12 months to Mar 2023 (%)
Sunshine Coast	QLD	16.0%	11.8%	9.2%	1.6%
Gold Coast	QLD	9.1%	10.8%	-3.7%	10.1%
Greater Geelong	VIC	6.3%	4.6%	3.8%	-24.9%
Moorabool	VIC	5.5%	5.4%	0.2%	28.7%
Fraser Coast	QLD	4.4%	2.3%	4.6%	-28.8%
Lake Macquarie	NSW	4.4%	4.7%	-0.6%	26.7%
Cessnock	NSW	3.7%	1.6%	4.4%	38.4%
Maitland	NSW	3.4%	1.0%	5.2%	6.4%
Port Macquarie-Hastings	NSW	2.9%	2.4%	1.2%	4.6%
Baw Baw	VIC	2.9%	3.4%	-1.2%	8.8%
Bundaberg	QLD	2.8%	1.4%	3.2%	-36.0%
Shellharbour	NSW	2.7%	1.6%	2.4%	20.0%
Shoalhaven	NSW	2.6%	2.8%	-0.3%	150.3%
Ballarat	VIC	2.5%	1.8%	1.6%	-20.5%
Gympie	QLD	2.5%	0.9%	3.5%	13.7%
Townsville	QLD	2.4%	0.0%	5.2%	20.0%
Port Stephens	NSW	2.4%	2.2%	0.6%	32.9%
Bass Coast	VIC	2.4%	2.5%	-0.2%	16.7%
Mackay	QLD	2.3%	0.4%	4.1%	-2.9%
Tweed	NSW	2.3%	1.6%	1.6%	45.8%

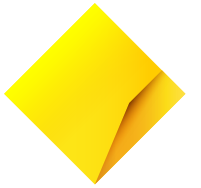
LGA	State	Share of TOTAL NIM (%)	Share of NET C2R Migration (%)	Share* of NET R2R Migration (%)	12 months to Mar 2024 vs 12 months to Mar 2023 (%)
Mid-Coast	NSW	2.3%	2.6%	-0.7%	-1.8%
Busselton	WA	2.2%	1.5%	1.4%	-1.4%
Clarence Valley	NSW	2.1%	0.4%	3.6%	41.6%
Greater Bendigo	VIC	1.8%	0.7%	2.4%	-13.3%
Surf Coast	VIC	1.5%	1.6%	-0.4%	207.7%
Toowoomba	QLD	1.5%	-0.4%	4.1%	-58.3%
Whitsunday	QLD	1.4%	0.9%	1.1%	122.3%
Alexandrina	SA	1.3%	1.3%	0.2%	-14.1%
Noosa	QLD	1.3%	2.5%	-2.5%	17.1%
Gladstone	QLD	1.3%	0.1%	2.8%	-18.8%
Augusta-Margaret River	WA	1.3%	1.1%	0.4%	-17.4%
Southern Downs	QLD	1.2%	0.8%	1.0%	-8.4%
Snowy Valleys	NSW	1.2%	1.4%	-0.5%	37.1%
Ballina	NSW	1.2%	0.9%	0.6%	116.2%
Livingstone	QLD	1.1%	0.4%	1.7%	-30.5%
Golden Plains	VIC	1.0%	0.4%	1.3%	13.4%
Greater Geraldton	WA	1.0%	0.2%	1.8%	293.8%
South Burnett	QLD	1.0%	0.7%	0.6%	-29.6%
Queanbeyan-Palerang Regional	NSW	0.8%	1.7%	-1.9%	-28.7%
Scenic Rim	QLD	0.8%	0.3%	1.0%	13.4%

*a negative share of Net Regional-Regional Migration indicates the LGA experienced a net outflow of people to other regions; the percentage listed is the percent this LGA's outflows represents out of the sum of outflows from all LGAs that experienced a net outflow of people to other regions

* a positive share of Net Regional-Regional Migration indicates the LGA experienced a net inflow of people from other regions; the percentage listed is the percent this LGA's outflows represents out of the sum of inflows to all LGAs that experienced a net inflow of people from other regions. See p19 on the Appendix A3 for definitions and methodology.

A2: All LGAs

Share of Migration, Changes in Total Net Internal Migration



LGA	State	Share of TOTAL NIM (%)	Share of NET C2R Migration (%)	Share* of NET R2R Migration (%)	12 months to Mar 2024 vs 12 months to Mar 2023 (%)
Mid-Western Regional	NSW	0.7%	0.8%	-0.2%	121.9%
East Gippsland	VIC	0.7%	0.6%	0.4%	-48.3%
Chittering	WA	0.7%	0.6%	0.3%	65.0%
Northam	WA	0.7%	0.4%	0.5%	148.0%
Barossa	SA	0.7%	0.6%	0.2%	0.0%
Eurobodalla	NSW	0.7%	0.8%	-0.4%	85.1%
Albany	WA	0.7%	0.4%	0.6%	1.6%
Bunbury	WA	0.6%	0.3%	0.8%	12.0%
Tablelands	QLD	0.6%	0.1%	1.1%	-42.0%
Victor Harbor	SA	0.6%	0.5%	0.2%	-16.7%
Murray Bridge (RC)	SA	0.6%	0.3%	0.6%	121.6%
Bega Valley	NSW	0.6%	0.6%	0.0%	58.6%
Murray River	NSW	0.5%	0.2%	0.7%	-13.9%
Moira	VIC	0.5%	0.5%	0.0%	127.9%
Goulburn Mulwaree	NSW	0.5%	0.4%	0.2%	-10.2%
Greater Hume Shire	NSW	0.5%	0.1%	0.8%	35.7%
Toodyay	WA	0.5%	0.4%	0.1%	61.8%
Wellington	NSW	0.5%	0.6%	-0.3%	-33.8%
Indigo	VIC	0.5%	0.3%	0.3%	8.9%
Western Downs	QLD	0.5%	0.3%	0.2%	59.3%

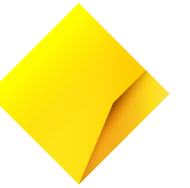
LGA	State	Share of TOTAL NIM (%)	Share of NET C2R Migration (%)	Share* of NET R2R Migration (%)	12 months to Mar 2024 vs 12 months to Mar 2023 (%)
Mid Murray	SA	0.4%	0.4%	0.2%	13.7%
Mount Alexander	VIC	0.4%	0.6%	-0.4%	-41.5%
North Burnett	QLD	0.4%	0.2%	0.6%	173.3%
Capel	WA	0.4%	-0.1%	1.1%	350.0%
Kempsey	NSW	0.4%	0.4%	0.1%	-51.2%
Hindmarsh	SA	0.4%	0.7%	-0.6%	-77.9%
Ceduna	SA	0.4%	0.4%	0.1%	11.8%
Mansfield	VIC	0.4%	0.4%	0.0%	31.0%
Waroona	WA	0.4%	0.2%	0.3%	-10.8%
Harvey	WA	0.4%	0.3%	0.2%	-25.8%
Strathbogie	VIC	0.4%	0.3%	0.1%	-7.7%
Nambucca Valley	NSW	0.4%	0.5%	-0.2%	-33.0%
Port Lincoln	SA	0.3%	0.1%	0.4%	-4.5%
Kangaroo Island	SA	0.3%	0.2%	0.3%	-12.5%
Dardanup	WA	0.3%	0.1%	0.5%	-55.5%
Bellingen	NSW	0.3%	0.3%	0.0%	306.7%
Wangaratta (RC)	VIC	0.3%	0.2%	0.1%	-29.3%
Yorke Peninsula	SA	0.3%	0.2%	0.1%	-49.5%
Copper Coast	SA	0.3%	0.1%	0.3%	-68.6%
Mid Murray	VIC	0.4%	0.4%	0.2%	13.7%

*a negative share of Net Regional-Regional Migration indicates the LGA experienced a net outflow of people to other regions; the percentage listed is the percent this LGA's outflows represents out of the sum of outflows from all LGAs that experienced a net outflow of people to other regions

* a positive share of Net Regional-Regional Migration indicates the LGA experienced a net inflow of people from other regions; the percentage listed is the percent this LGA's outflows represents out of the sum of inflows to all LGAs that experienced a net inflow of people from other regions. See p19 on the Appendix A3 for definitions and methodology.

A3: Note on methodology

Net migration and population growth



The Regional Movers Index publication was established at the height of the COVID-19 pandemic to answer the pertinent question at the time: were capital city people fleeing to the regions? The RMI showed this to be well and truly the case. It also highlighted that regional people were tending to stay in regions and avoid those severe capital-city lockdowns.

Now that Australia is living with COVID and population flows from regions to capitals have resumed, the RMI publication is honing its focus to understand the NET migration inflows that Australia's regions are continuing to experience. That is, the RMI is now not only considering the one-way flow of population movements from capitals to regions, but it is also considering the population movements in the other direction, by focusing on net flows. The RMI publication is also now considering the breakdown of net migration flows into the various regional LGAs: net migration from capital cities and net migration from other regions. Together, this provides an invaluable source of information on a key driver of local population changes: net internal migration.

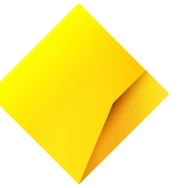
A region's population will change according to changes in:

- Its **natural increase** – local births minus deaths
- Its **net overseas migration** – overseas people moving in minus local people moving overseas
- Its **net internal migration** – people from other regions (within Australia) moving in minus local people moving to other regions (within Australia)

The RMI's reporting on net internal migration sheds much-needed light on this notorious swing variable underneath total population changes. It will also provide policymakers, industry and communities with the added understanding of local population dynamics driven by capital city versus regional migration patterns.

A3: Note on methodology

Ranking the Top Five LGAs



In considering net internal migration – and its constituent parts of net migration from capitals and net migration from other regions – this edition of the RMI ranks regions accordingly, i.e. based on:

- (1) Total Net Internal Migration** – the report identifies the top five regional local government areas receiving the largest net internal migration inflows (irrespective of whether these inflows are from capitals or other regions) during the 12 months to the March quarter 2024. It also identifies the top five regional LGAs that have experienced the most significant growth in net internal migration inflows (again, irrespective of whether these inflows are from capitals or other regions).
- (2) Net Capital-to-Regional Migration** – the report identifies the top five regional LGAs receiving the largest net migration inflows from capital cities. It does so by identifying and ranking the regions that have received the greatest share of total net migration inflows from all capitals to all regional LGAs. It also identifies the top five regional LGAs that have experienced the most significant growth in net migration inflows from capital cities.
- (3) Net Region-to-Region Migration** – the report identifies the top five regional LGAs receiving the largest net migration inflows **from regional areas**. It does so by identifying the regions that have experienced the greatest share of total net migration inflows **among the regional LGAs that have experienced net inflows**. The report also identifies the top five regional LGAs that have experienced the most significant growth in net migration inflows from regional areas.

Regarding the ranking of regions experiencing the most significant growth in net migration inflows, the RMI has sought to filter out – and not include in the rankings – significant outlier results due to changes in small numbers. There are many regional LGAs with small populations prone to experiencing small net internal migration flows and therefore large percentage changes in growth rates. These places are not included in the RMI rankings. Specifically, an LGA must meet two criteria to be considered and ranked in the RMI publication:

1. The LGA must have experienced total net internal migration inflows in the previous 12 months of 50 or more people
2. The LGA must have experienced net internal migration inflows from either capitals or other regions of more than 10 people in the base period. Specifically:
 - a) LGAs where the net migration **inflows from either capitals or regions were 10 people or less in the base period** were not ranked among the regions experiencing the most significant growth in total net migration inflows.
 - b) LGAs where the net migration **inflows from capitals were 10 people or less in the base period** were not ranked among the regions experiencing the most significant growth in net migration inflows **from capitals**.
 - c) And LGAs where the net **migration inflows from other regions were 10 people or less in the base period** were not ranked among the regions experiencing the most significant growth in net migration inflows **from regions**.

*In the 12 months to March quarter 2024 there were five LGAs that experienced total net internal migration inflows of 50 or more people, but their net inflows in the 12 months to March quarter previous year (2023) were 10 people or less, so they are excluded in Appendix A2. The growth rates in their net internal migration have therefore not been assessed in the rankings of LGAs by total net internal migration. Those LGAs are: Wollongong (-579%), Wingecarribee(-184%), Orange (-108%), Albury (-138%), Yass Valley(-1%) and Upper Lachlan Shire (10%).

A3: Note on methodology



Definitions of inter-regional, inter-capital, region-to-capital and capital-to-region migration

The Regional Movers Index publication focuses on migration (as indicated by CBA customer relocations) from capital cities to regions. Specifically, the relocations from capital-city Local Government Areas to regional LGAs. Since December 2022 the publication also considers (but previously hadn't focused on) migration in the other direction – from regional LGAs to capital-city LGAs. These relocations are necessarily between different LGAs (with some exceptions noted in Appendix A1).

Other relocations that occur during any given quarter are those within and between capital-cities and also those within and between regions. In addition to relocations between different LGAs, a significant number of relocations in any given quarter are within a given LGA – households changing their homes, but remaining within their overall community. Until December 2022 the RMI publication **included** these relocations within its overall analytical framework. Including these gives a higher number of relocations than excluding and this influences the numbers in the RMI report up to that issue showing the shares that each type of relocation accounts for out of all relocations. These shares are highlighted typically at the beginning of each quarter's publication (see Table, **Breakdown of total internal migration** on p3 of December 2022 edition). Under that analytical framework, of all relocations:

- those within regional Australia have accounted for roughly 22 per cent;
- those from regional Australia to capitals have accounted for around 4 per cent;
- those from capitals to regional Australia have accounted for around 6 per cent, and
- those within and between capitals have accounted for around 68 per cent each quarter.

From December 2022 the Regional Movers Index publication includes additional detailed analysis on inter-regional migration – migration within and between Australia's regions. This is to provide an indication of another key source of population growth at the LGA level (beyond the inflows from capital-city LGAs). Relocations within a given regional LGA will not affect that LGA's overall population, and excluding these moves does not affect the RMI analysis of capital to regional flows or regional to capital flows. To get more accurate results of relocations between regions, the RMI now uses a revised analytical framework to **exclude** relocations that occur within any given LGA. We have applied this framework across the relevant elements of the publication for internal consistency. Under this revised analytical framework, we are analysing fewer but what might be called major relocations (see Table, **Breakdown of total major relocations** of p3 of this edition). Reducing the base number of relocations has changed the relative shares:

- those within regional Australia account for roughly 13 per cent;
- those from regional Australia to capitals account for around 10 per cent;
- those from capitals to regional Australia account for around 11 per cent, and
- those within and between capitals account for around 66 per cent this latest quarter.

Rebasing the analysis does not change the historical pattern of **capital city to regional** flows or **regional to capital** flows that underpin the RMI net migration index.