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## **STATISTICAL RELEASE**

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# **Construction Material Price Indices**

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## Key findings

### Table 1: Contract price adjustment provisions (CPAP) work group indices

Noteworthy month-on-month changes in December 2023 were as follows:

Work group 132 – ironmongery: the index increased by 3,5%. There was a change of 4,2% in the producer price index (PPI) index for locks and padlocks, clasps, keys and parts thereof of base metal (accounting for 78,0% of this group).

Work group 122 – non-metal roofing: the index increased by 1,9%. There were changes of 3,0% in the PPI index for roof tiles (accounting for 40,0% of this group) and 1,7% in the PPI index for prefabricated cement and concrete components (accounting for 40,0% of this group).

Work group 162 – electrical reticulation: the index increased by 1,8%. There were changes of 3,2% in the SEIFSA index for copper 7.9 mm rod (table N) (accounting for 45,0% of this group) and 1,1% in the SEIFSA index for aluminium products 99.7 EC grade rod (accounting for 25,0% of this group).

Work group 129 – ceilings: the index decreased by 1,7%. There was a change of -3,2% in the PPI index for ceiling boards (accounting for 60,0% of this group).

Work group 190 – preliminaries: the index decreased by 1,7%. There was a change of -10,0% in the PPI index for diesel (accounting for 15,0% of this group).

### Tables 2 and 3: Construction input price index (CIPI)

The annual change in the index for total construction was 6,8% in December 2023. The index decreased by 0,2% month-on-month.

The following indices recorded noteworthy month-on-month changes:

- construction tyres (7,0%);
- construction bricks and tiles (1,7%);
- electrical components (1,6%);
- electrical cable (1,0%);
- paints (-1,0%);
- ready-mix concrete (-2,0%); and
- ceiling boards (-3,2%)

### Table 4: Mining and construction plant and equipment price indices

The annual change in the index for plant and equipment was 9,4% in December 2023. The index increased by 0,1% month-on-month.

### Table 5: Mechanical and electrical engineering input price indices

The annual change in the index for mechanical engineering was 4,9% in December 2023. The index decreased by 0,2% month-on-month.

The annual change in the index for electrical engineering was 9,7% in December 2023. The index remained unchanged month-on-month.

### Table 6: Civil engineering material price indices

The annual change in the total index (civil engineering material) was 5,2% in December 2023. The index decreased by 0,2% month-on-month.

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Statistician-General

## Notice of changes to construction material price index tables

The following changes will take effect from the January 2024 release:

Index	Update weights	Update basket	New index reference (base) period
Contract price adjustment provisions (Table 1)	No	No	December 2023
Construction input price index (Tables 2 and 3)	Yes, using the: <ul style="list-style-type: none"> <li>• supply and use tables (2020);</li> <li>• large sample survey (LSS) for the construction industry (2020); and</li> <li>• LSS for the manufacturing industry (2021)</li> </ul>	Yes	December 2023
Mining and construction plant and equipment price indices (Table 4)	Yes, using the: <ul style="list-style-type: none"> <li>• LSS for the manufacturing industry (2021); and</li> <li>• South African Revenue Service (SARS) trade data (2021)</li> </ul>	Yes	December 2023
Mechanical and electrical engineering input price indices (Table 5)	Yes, using the: <ul style="list-style-type: none"> <li>• supply and use tables (2020); and</li> <li>• LSS for the manufacturing industry (2021)</li> </ul>	Yes	December 2023
Civil engineering material price indices (Table 6)	Yes, using information from the: <ul style="list-style-type: none"> <li>• South African Forum of Civil Engineering Contractors (SAFCEC); and</li> <li>• South African Institution of Civil Engineering (SAICE)</li> </ul>	No	December 2023

## Detailed results

Table 1 – Contract price adjustment provisions (CPAP) work group indices

Base: Dec 2021=100

Year and month		102	104	106	110	111	112	113	114
		Alterations	Earthworks	Piling	Concrete (excluding formwork)	Formwork	Precast concrete	Post tensioning	Reinforcement
2022	Dec	107,2	108,9	108,4	109,5	105,1	106,2	110,1	102,2
2023	Jan	107,1	110,4	111,0	115,2	105,0	108,0	110,0	101,8
	Feb	107,9	110,9	111,9	118,6	105,4	109,3	110,3	101,8
	Mar	109,0	111,6	111,6	115,6	106,6	109,0	111,9	101,8
	Apr	109,4	112,4	112,0	115,3	107,3	107,8	112,0	101,2
	May	109,6	112,6	112,2	115,2	107,5	107,9	112,0	102,0
	Jun	109,8	113,0	112,4	114,9	107,2	107,7	112,1	102,0
	Jul	110,8	115,7	114,7	116,8	107,1	108,0	112,3	100,8
	Aug	111,1	116,0	114,9	117,2	107,1	108,1	112,4	100,0
	Sep	111,8	116,4	115,0	117,1	107,8	108,4	112,6	100,1
	Oct	112,8	116,9	115,3	117,6	108,3	108,7	112,9	100,0
	Nov	112,7	116,8	115,2	117,3	109,0r	108,9r	112,9	100,2
	Dec	112,7	116,9	115,0	117,2	109,1	109,7	112,9	98,9

Year and month		116	118	120	122	124	125	126	129
		Brick and block work	Masonry	Water proofing	Non metal roofing	Metal roofing (steel)	Metal roofing (aluminium)	Carpentry and joinery	Ceilings
2022	Dec	104,0	105,2	121,4	109,4	86,3	102,2	107,2	115,3
2023	Jan	105,4	106,9	119,5	110,3	86,3	107,4	106,8	115,7
	Feb	107,8	108,3	121,7	115,8	86,4	112,8	107,1	115,9
	Mar	107,9	111,5	125,2	113,5	89,4	116,3	108,3	115,1
	Apr	106,4	112,9	126,9	114,9	93,6	108,7	108,9	118,7
	May	108,6	114,3	127,3	114,8	93,6	113,8	108,7	121,0
	Jun	108,7	113,3	133,9	114,0	91,9	118,9	108,6	121,2
	Jul	109,9	113,6	127,0	113,8	90,2	111,7	107,0	122,6
	Aug	111,8	114,4	130,1	113,7	90,3	104,4	107,1	123,3
	Sep	112,1	114,2	135,2	113,8	90,4	110,0	107,8	123,4
	Oct	111,1	113,1	141,0	113,1	90,5	111,6	107,6	124,0
	Nov	114,1	114,4	140,4	112,7	93,1r	111,4	108,0	124,8
	Dec	115,2	114,9	140,5	114,8	93,1	112,5	108,1	122,7

Year and month		130	132	134	136	138	140	141	142
		Resilient floor and wall coverings	Ironmongery	Structural steelwork in buildings	Metalwork	Partitioning systems	Aluminium work	Stainless steel work	In situ finishes
2022	Dec	109,9	123,1	103,5	102,8	109,6	110,8	103,8	108,2
2023	Jan	109,9	127,1	103,5	102,9	109,8	113,3	104,1	110,9
	Feb	110,1	127,3	103,9	103,1	110,1	113,6	102,4	113,0
	Mar	110,4	129,7	105,6	105,1	110,8	110,4	110,8	112,2
	Apr	110,5	129,8	106,6	104,7	110,5	110,3	110,6	112,2
	May	110,5	130,5	107,0	105,1	111,0	113,9	108,6	112,5
	Jun	110,6	130,6	106,5	104,5	111,0	114,0	103,3	112,4
	Jul	110,8	135,3	106,1	103,8	109,4	111,2	103,8	113,7
	Aug	110,9	135,4	105,6	103,1	109,4	111,3	103,9	114,1
	Sep	111,1	135,5	106,1	103,6	110,0	111,4	103,0	114,5
	Oct	111,3	136,5	106,6	103,9	109,6	110,3	102,9	115,2
	Nov	111,3	136,4	108,2r	105,7r	110,5	114,6	102,8	115,3
	Dec	111,3	141,2	108,2	106,8	111,3	114,6	103,1	115,3

**Table 1 – Contract price adjustment provisions (CPAP) work group indices (concluded)**

Base: Dec 2021=100

Year and month		144	146	148	149	150	152	154	160
		Tiling	Drainage	Plumbing	Aluminium shop fronts and pre-glazed windows	Glazing	Painting	Roadwork	Electrical installations
2022	Dec	105,6	106,9	105,6	107,2	103,3	108,6	114,1	95,0
2023	Jan	105,5	107,0	105,8	109,0	105,2	108,6	116,0	98,2
	Feb	110,3	107,9	106,0	109,3	105,3	109,8	115,9	101,0
	Mar	111,0	108,8	110,8	108,2	105,4	112,1	117,4	103,5
	Apr	111,2	109,1	110,9	108,3	105,5	112,0	118,4	103,6
	May	111,3	109,4	110,7	109,8	105,5	112,9	117,5	103,6
	Jun	111,3	109,3	109,5	109,9	105,5	112,3	120,0	102,5
	Jul	111,8	112,5	111,9	108,9	105,6	112,4	119,2	102,1
	Aug	111,9	112,8	112,1	109,1	105,6	113,1	120,3	100,6
	Sep	112,2	113,1	112,0	110,3	108,2	113,5	122,9	102,4
	Oct	112,6	113,7	112,3	110,0	108,3	113,6	125,7	102,8
	Nov	112,6	113,6	112,3	111,8	108,3	113,3	123,9	102,3r
	Dec	112,6	113,4	112,2	111,8	108,3	112,9	122,9	103,5

Year and month		162	170	171	172	173	180	181	190
		Electrical reticulation	Mechanical services	Ductwork installations	Refrigeration installations	Steel water pipe installations	Lump sum domestic buildings	Commercial/ industrial buildings	Preliminaries
2022	Dec	94,8	107,4	93,2	100,4	105,5	105,3	106,2	112,3
2023	Jan	98,8	110,1	93,2	101,8	108,8	106,3	107,4	110,9
	Feb	103,1	108,9	93,2	104,4	108,3	107,9	108,5	111,4
	Mar	106,5	110,5	95,0	106,3	109,8	109,0	109,7	112,3
	Apr	105,6	109,6	97,4	106,5	107,7	109,0	109,8	112,3
	May	106,7	110,3	97,6	106,4	109,8	109,5	110,1	111,9
	Jun	106,8	110,3	96,2	105,3	109,8	109,1	109,9	111,5
	Jul	105,0	112,8	97,2	107,6	112,7	109,8	110,5	113,5
	Aug	101,9	113,7	97,2	106,9	111,7	110,2	110,7	114,4
	Sep	104,3	115,0	97,0	107,7	111,3	110,9	111,5	117,2
	Oct	104,9	115,0	97,0	108,2	110,7	111,1	112,0	119,4
	Nov	103,9r	115,5	98,9r	106,9r	112,2r	111,8r	112,2r	118,6
	Dec	105,8	116,2	98,9	106,9	113,3	112,1	112,2	116,6

**Table 2 – Construction input price index (CIPI): material purchases by type of service**

Service	Weight	Index (Dec 2021=100)			% change	
		Dec 2022	Nov 2023	Dec 2023	Dec 2023 vs. Nov 2023	Dec 2023 vs. Dec 2022
<b>Total construction</b>	100,00	109,2	116,8	116,6	-0,2	6,8
<b>Site preparation</b>	1,66	113,5	126,1	125,5	-0,5	10,6
<b>Civil engineering; Building of complete structures</b>	63,96	109,2	116,9	116,5	-0,3	6,7
<b>Building installation</b>	16,28	108,2	115,7	116,1	0,3	7,3
<b>Building completion</b>	15,96	111,0	118,6	118,5	-0,1	6,8
<b>Renting of construction or demolition equipment with operators</b>	2,14	101,4	101,7	103,1	1,4	1,7

**Table 3 – Construction input price index (CIPI): material purchases for the whole industry**

Product	Weight	Index (Dec 2021=100)			% change	
		Dec 2022	Nov 2023	Dec 2023	Dec 2023 vs. Nov 2023	Dec 2023 vs. Dec 2022
<b>Total construction</b>	100,00	109,2	116,8	116,6	-0,2	6,8
<b>Construction stone and sand</b>	4,86	106,9	113,3	112,7	-0,5	5,4
<b>Aggregate stone</b>	3,47	107,8	111,3	110,3	-0,9	2,3
<b>Sand</b>	0,42	107,1	123,0	123,0	0,0	14,8
<b>Granite, sandstone and other monumental and building stone</b>	0,97	103,4	115,9	116,7	0,7	12,9
<b>Carpets (excluding mats and rugs)</b>	2,05	112,4	118,3	118,3	0,0	5,2
<b>Boards of wood</b>	0,33	109,0	110,6	110,6	0,0	1,5
<b>Builders' carpentry of wood</b>	0,14	112,3	100,1	100,1	0,0	-10,9
<b>Paints</b>	2,31	111,2	114,4	113,2	-1,0	1,8
<b>Construction tyres</b>	0,36	115,0	119,5	127,9	7,0	11,2
<b>Construction pipes, tubes and fittings</b>	5,00	106,4	115,0	114,5	-0,4	7,6
<b>Tubes, pipes, tube-fittings and pipe-fittings of copper</b>	0,97	95,8	105,0	104,7	-0,3	9,3
<b>Concrete pipes</b>	0,31	93,3	98,8	90,7	-8,2	-2,8
<b>Construction plastic pipes, tubes and fittings</b>	3,72	110,3	119,0	119,0	0,0	7,9
<b>Adhesive and sealant</b>	0,64	106,8	115,0	115,0	0,0	7,7
<b>Vinyl sheeting and flooring</b>	1,28	110,0	107,8	107,8	0,0	-2,0
<b>Construction bricks and tiles</b>	8,39	104,3	114,3	116,3	1,7	11,5
<b>Bricks</b>	4,16	104,4	120,1	122,9	2,3	17,7
<b>Tiles</b>	4,23	104,2	108,7	109,9	1,1	5,5
<b>Cement</b>	7,29	112,2	120,7	120,7	0,0	7,6
<b>Ready-mix concrete</b>	9,91	107,3	117,3	114,9	-2,0	7,1
<b>Ceiling boards</b>	0,93	119,7	133,8	129,5	-3,2	8,2
<b>Roof sheeting</b>	0,55	94,2	90,6	90,6	0,0	-3,8
<b>Pre-mix asphalt</b>	3,89	113,4	123,7	123,7	0,0	9,1
<b>Bituminous mixtures</b>	3,26	129,1	154,7	154,8	0,1	19,9
<b>Construction structural and reinforcing steel</b>	26,27	107,5	110,0	109,6	-0,4	2,0
<b>Reinforcing metal work</b>	9,44	100,5	96,0	94,3	-1,8	-6,2
<b>Equipment for scaffolding, shuttering and propping</b>	1,72	111,0	100,1	102,6	2,5	-7,6
<b>Welded angles, shapes and sections for use in manufactured structures</b>	8,51	112,5	119,1	119,1	0,0	5,9
<b>Steel door and window frames</b>	6,60	110,0	121,0	121,0	0,0	10,0
<b>Construction basic metal products</b>	1,68	99,6	99,0	99,0	0,0	-0,6
<b>Bars and rods of iron or steel</b>	1,00	102,0	102,4	102,4	0,0	0,4
<b>Angles, shapes, sections and similar products of iron or steel</b>	0,44	91,1	87,7	87,7	0,0	-3,7
<b>Wire of iron or steel</b>	0,24	104,8	105,2	105,2	0,0	0,4
<b>Construction pumps, compressors and refrigerator machinery</b>	0,65	115,3	120,3	120,3	0,0	4,3
<b>Construction electric motors, generators or transformers</b>	3,85	124,1	151,9	151,0	-0,6	21,7
<b>Electrical components</b>	3,55	107,2	121,6	123,5	1,6	15,2
<b>Electrical cable</b>	5,79	103,9	111,7	112,8	1,0	8,6
<b>Construction electricity distribution and control equipment</b>	5,89	110,3	111,5	111,5	0,0	1,1
<b>Nails, screws and metal fasteners</b>	1,13	97,7	96,2	96,2	0,0	-1,5



**Table 4 – Mining and construction plant and equipment price indices**

Product	Weight	Index (Dec 2021=100)			% change	
		Dec 2022	Nov 2023	Dec 2023	Dec 2023 vs. Nov 2023	Dec 2023 vs. Dec 2022
<b>Plant and equipment</b>	100,00	110,7	121,0	121,1	0,1	9,4
<b>Lifting and handling equipment and parts thereof</b>	5,55	105,2	108,1	108,1	0,0	2,8
<b>Machinery for mining, quarrying and construction and parts thereof</b>	17,94	110,8	124,2	124,7	0,4	12,5
Moving, grading, levelling, scraping, excavating, tamping, compacting and extracting machinery	11,78	107,6	120,1	120,8	0,6	12,3
Machinery for sorting, screening, separating, washing, crushing, grinding, mixing and kneading of construction material	6,16	117,1	132,2	132,2	0,0	12,9
<b>Lorries, trucks and vans exceeding 3,5 tons</b>	76,51	111,0	121,1	121,1	0,0	9,1

**Table 5 – Mechanical and electrical engineering input price indices**

Service	Weight	Index (Dec 2021=100)			% change	
		Dec 2022	Nov 2023	Dec 2023	Dec 2023 vs. Nov 2023	Dec 2023 vs. Dec 2022
<b>Mechanical engineering</b>	100,00	109,6	115,2	115,0	-0,2	4,9
<b>Electrical engineering</b>	100,00	110,5	121,2	121,2	0,0	9,7

**Table 6 – Civil engineering material price indices<sup>1</sup>**

Product	Index (Dec 2021=100)			% change	
	Dec 2022	Nov 2023	Dec 2023	Dec 2023 vs. Nov 2023	Dec 2023 vs. Dec 2022
<b>Civil engineering material - total</b>	108,8	114,7	114,5	-0,2	5,2
<b>Civil engineering material (excluding bitumen)</b>	107,0	112,3	112,4	0,1	5,0
<b>Civil engineering material (excluding reinforcing metal work)</b>	114,5	127,7	127,8	0,1	11,6
<b>Civil engineering material (excluding reinforcing metal work and bitumen)</b>	108,1	114,5	114,6	0,1	6,0
<b>Civil engineering material - structures (excluding bitumen)</b>	105,9	108,7	108,4	-0,3	2,4
<b>Civil engineering material - roads, general</b>	110,4	118,5	117,8	-0,6	6,7
<b>Civil engineering material - roads, general (excluding bitumen)</b>	105,9	109,7	108,9	-0,7	2,8
<b>Civil engineering material - roads, refurbishment</b>	113,8	125,1	124,6	-0,4	9,5
<b>Civil engineering material - roads, refurbishment (excluding bitumen)</b>	106,8	111,6	110,7	-0,8	3,7
<b>Civil engineering material - roads, reseal</b>	121,3	139,0	139,0	0,0	14,6
<b>Civil engineering material - roads, reseal (excluding bitumen)</b>	108,7	113,0	112,7	-0,3	3,7
<b>Civil engineering material - bulk earthworks</b>	108,6	114,8	114,1	-0,6	5,1
<b>Civil engineering material - bulk earthworks (excluding bitumen)</b>	107,2	111,9	111,2	-0,6	3,7

<sup>1</sup> The information in this table is published in conjunction with engineering associations SAFCEC and SAICE.

## Glossary

<b>Construction Input Price Indices (CIPI)</b>	The index reflects material purchases in the construction industry.
<b>Contract Price Adjustment Provisions (CPAP)</b>	The CPAP work group indices are used for making adjustments based on cost fluctuations in labour, plant and materials.
<b>Contract Price Adjustment Provisions Steering Committee</b>	The committee is the oversight structure for the Construction Price Adjustment Provisions published by Statistics South Africa (Stats SA) and includes representatives from the following industry associations and organisations: The Association of South African Quantity Surveyors (ASAQS), Electrical Contractors' Association (SA), Master Builders South Africa, South African Institute of Architects, Department of Public Works and Stats SA.
<b>CPAP manuals</b>	The updated CPAP manuals "CPAP Application Manual" and "CPAP Work Groups Composition and Weighting of Sub-Indices" are obtainable from ASAQS' website: <a href="http://www.asaqs.co.za">www.asaqs.co.za</a> – search for CPAP, or by phoning (012) 406 3304.
<b>Respondent response rate</b>	The respondent response rate for December 2023 was 97,5%. The rate was calculated using the total number of companies where prices were collected as a percentage of the total sample.
<b>Sources for CPAP</b>	The CPAP work group indices are derived from changes in the cost structures prevailing in 38 different work activities of the building industry and are published by Stats SA on a monthly basis. The indices reported on in this publication are mainly based on a combination of PPI, SEIFSA and CPI indices for the particular month.
<b>Tax</b>	Value-added tax (VAT) are not included in these indices.
<b>Weights</b>	Weights are updated according to the availability of new information, as follows: <ul style="list-style-type: none"> <li>• Tables 1 and 6 are updated periodically in consultation with industry expert committees.</li> <li>• Tables 2, 3 and 5 are partially updated annually using Stats SA's supply and use tables, with effect from the January statistical release each year.</li> <li>• Table 4 is updated periodically using Stats SA's large sample survey for the manufacturing industry and SARS trade data.</li> <li>• Tables 2, 3, 4 and 5 are updated on a detailed level, using Stats SA's large sample surveys for the construction and manufacturing industries, approximately every three to four years.</li> </ul>

## Abbreviations

<b>CIPI</b>	Construction Input Price Indices
<b>CPAP</b>	Contract Price Adjustment Provisions
<b>CPI</b>	Consumer Price Index
<b>PPI</b>	Producer Price Index
<b>SAFCEC</b>	South African Forum of Civil Engineering Contractors
<b>SAICE</b>	South African Institution of Civil Engineering
<b>SARS</b>	South African Revenue Service
<b>SEIFSA</b>	Steel and Engineering Industries Federation of Southern Africa
<b>r</b>	Revised

## General information

Stats SA publishes approximately 300 different statistical releases each year. It is not economically viable to produce them in more than one of South Africa's 12 official languages. Since the releases are used extensively, not only locally but also by international economic and social-scientific communities, Stats SA releases are published in English only.

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## Forthcoming issues

Issue	Expected release date
January 2024	29 February 2024
February 2024	28 March 2024
March 2024	25 April 2024

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