

Vienna's Dual Social Housing Model — Municipal Gemeindebau plus Limited-Profit Housing at City Scale

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Quality score: 81/100

Evidence strength: Strong

Summary

Vienna houses roughly 44% of residents in subsidised housing, split between ~220,000 municipal flats and ~200,000 limited-profit dwellings; evidence is largely descriptive and the model's transferability is debated.

Key dimensions

Dimension	Score
Evidence of impact / measured results	2/3
Transferability / demonstrated replication	2/3
Scalability	3/3
Sustainability / continuity	3/3
Innovation	2/3
Inclusiveness / equity	3/3
Multi-stakeholder collaboration	2/3

Evaluated by C-NAPSE

Data sources

[C-NAPSE web research](#) — accessed 2026-09-30

[City of Vienna / Wiener Wohnen and limited-profit housing associations](#) — accessed 2026-09-30

[Vienna social housing – challenges](#) — accessed 2026-09-30

[OECD Housing Policy Toolkit – Austria](#) — accessed 2026-09-30

[Climate and Community Institute – Green Social Housing: Lessons from Vienna](#) — accessed 2026-09-30

[AEI – Setting the record straight on the Vienna model](#) — accessed 2026-09-30

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