October 2026

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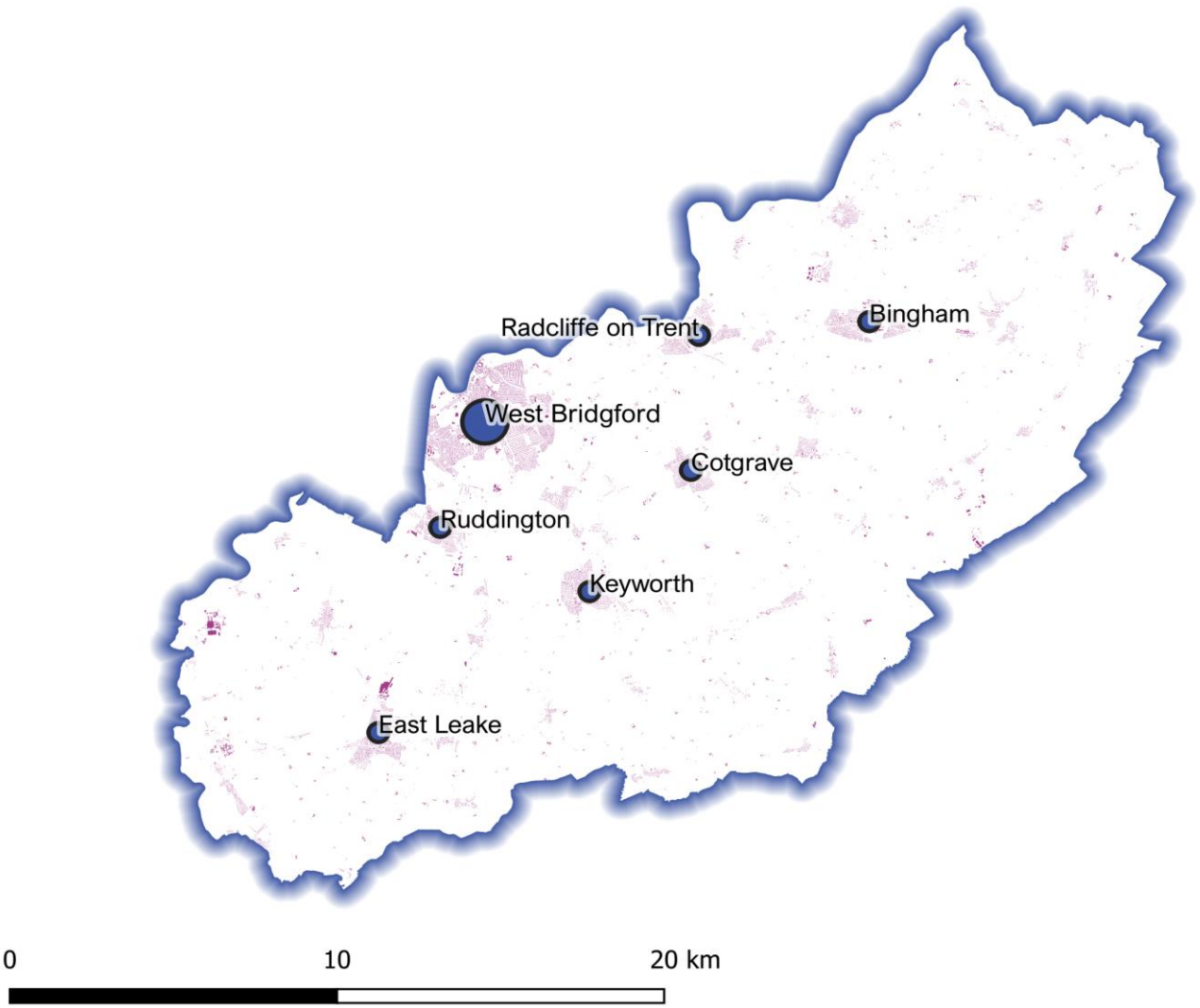
# Detailed Price Paid Report:

# Rushcliffe

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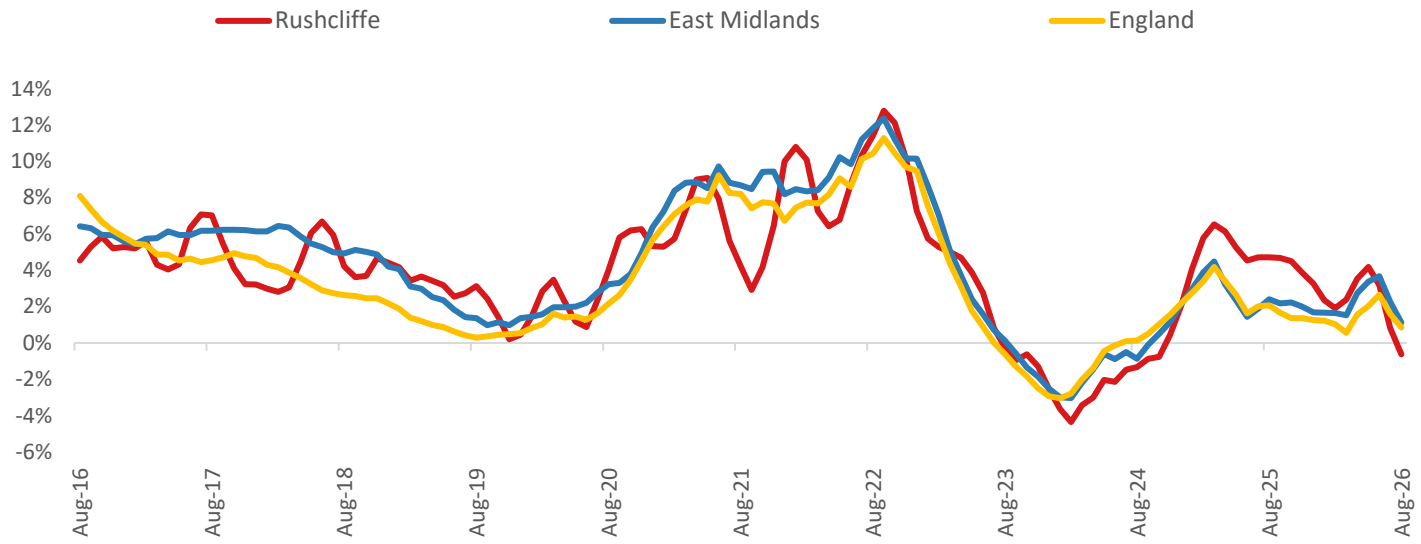
*Click the main map above to visit our Cities, Towns & Villages page, for local analysis of the locations shown and over 2000 more*

## Headline Data

| | Current level | 3 month | Annual | 5 year | 10 year |
|---|---|---|---|---|---|
| House prices | £329,528 | -4.5% | -0.6% | 14.1% | 42.3% |
| Transactions | 1,895 | -4.1% | -16.0% | -32.8% | -12.6% |

## House Price Growth (August 2026 data)

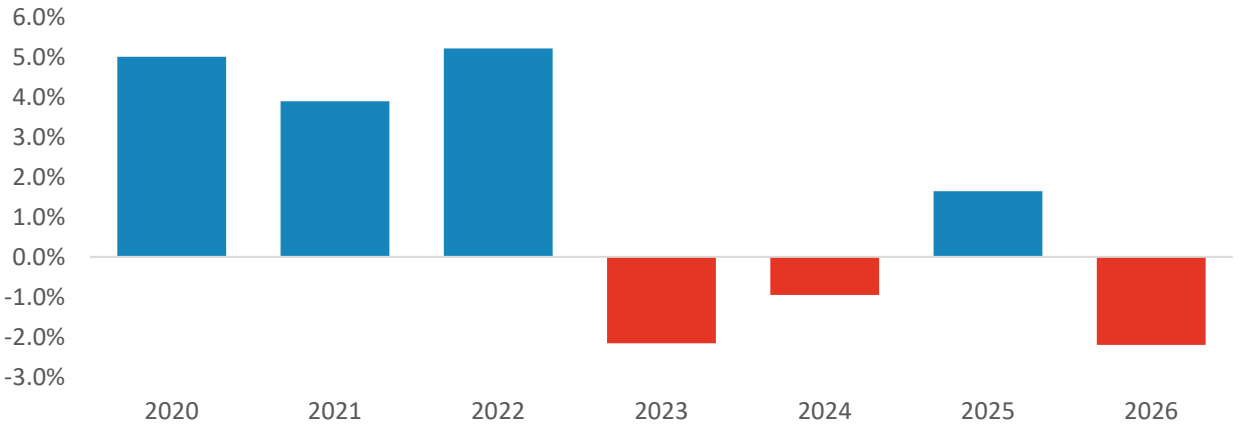
### *Annual Change in House Prices*




House prices in Rushcliffe fell by 0.6% in the 12 months to August 2026 (based on 3-month smoothed data). By comparison national house prices grew by 0.9% and prices in the East Midlands grew by 1.1% over the same period.

Rushcliffe house prices are now 62.1% above their previous peak in 2007, compared to +57.8% for the East Midlands and +59.5% across England.

### *Year-To-Date Change in House Prices, December to August*

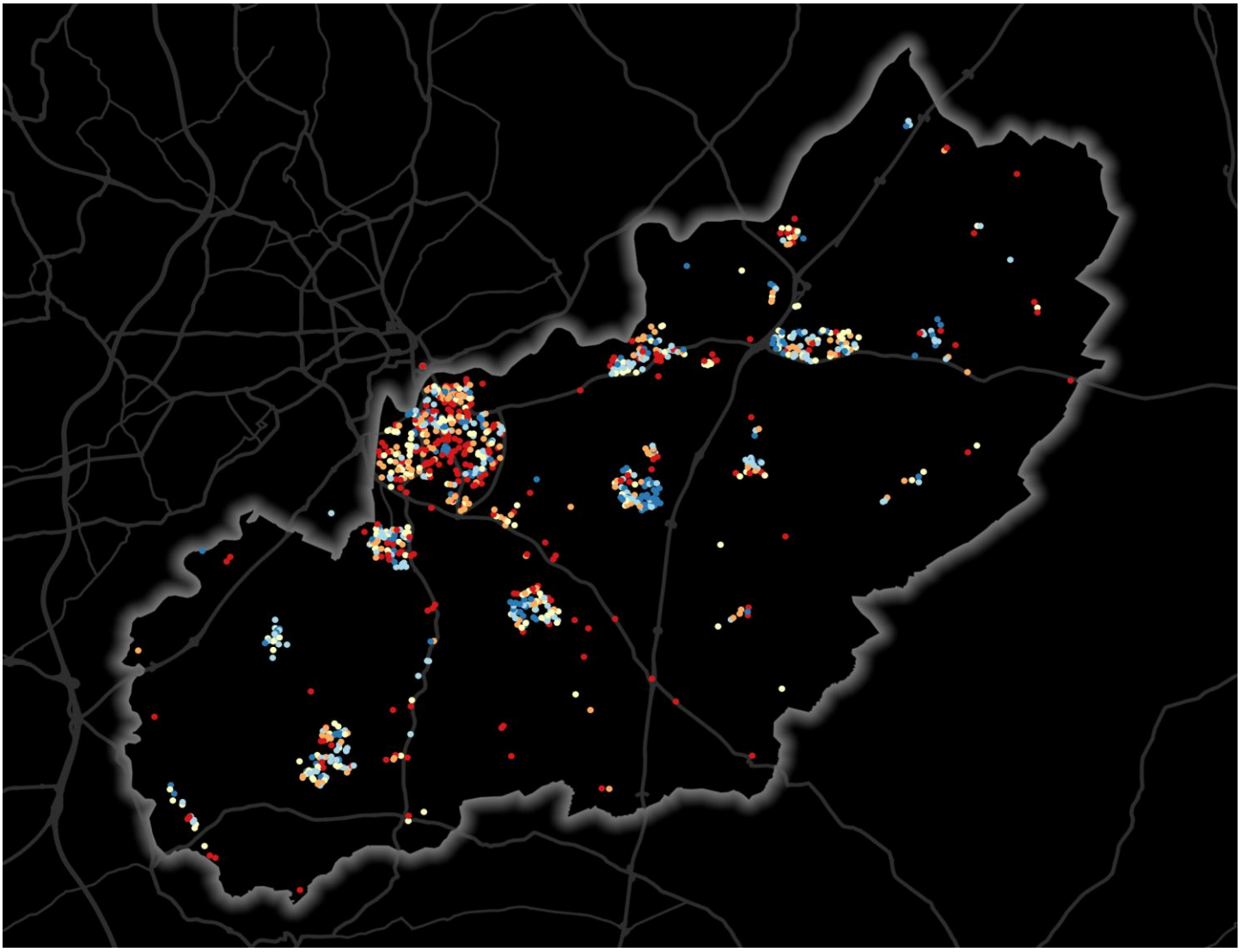



Local prices have fallen by 2.2% in 2026 so far, compared to growth of 1.6% over the same period in 2025.

*Source: OS OpenData; UK House Price Index (Contains HM Land Registry data © Crown copyright)*

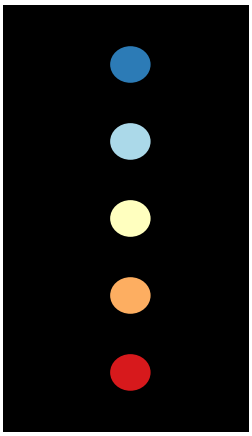
## House Price Map

***12 months to August 2026***



*Each point is one postcode, coloured by the average value relative to all sales in this local authority (price bands are LA-specific quintiles).*

## Map Key

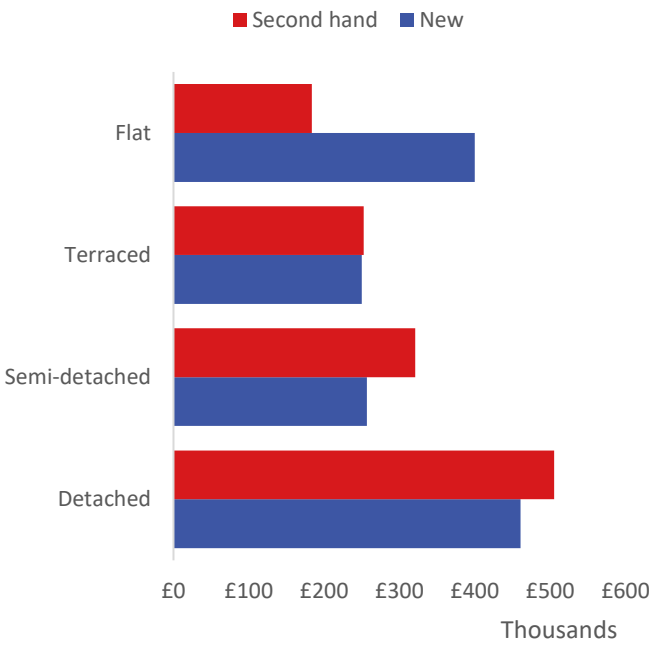


| Min | Max | |
|---|---|---|
| Up to | £226,000 | *1st quintile / lowest 20%* |
| £226,000 | £288,000 | *2nd quintile* |
| £288,000 | £361,000 | *3rd quintile* |
| £361,000 | £485,000 | *4th quintile* |
| £485,000 | and over | *5th quintile / highest 20%* |

*Source: OS OpenData; UK House Price Index (Contains HM Land Registry data © Crown copyright)*

## Average House Price by Property Type

***12 months to August 2026***




| | New | Second hand |
|---|---|---|
| **Flat** | £400,000 | £183,603 |
| **Terraced** | £249,957 | £252,635 |
| **Semi-detached** | £256,511 | £320,971 |
| **Detached** | £460,580 | £505,163 |

## House Price Distribution by Year

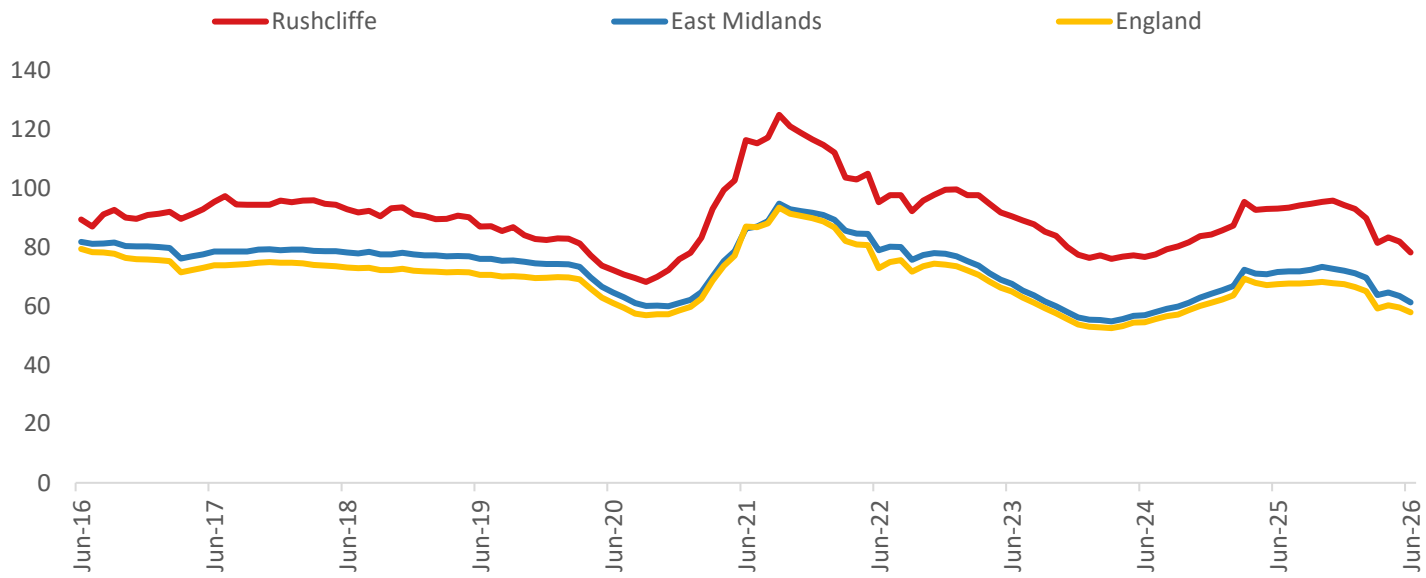
***All properties, by price band and calendar year***

| | 1997 | 2007 | 2017 | 2022 | 2023 | 2025 | 2026 |
|---|---|---|---|---|---|---|---|
| **Under £100k** | 75% | 4% | 1% | 0% | 0% | 1% | 0% |
| **£100-200k** | 24% | 48% | 27% | 10% | 13% | 12% | 16% |
| **£200-300k** | 1% | 31% | 34% | 27% | 26% | 29% | 31% |
| **£300-400k** | 0% | 11% | 21% | 26% | 26% | 24% | 22% |
| **£400-500k** | 0% | 4% | 10% | 19% | 18% | 17% | 14% |
| **£500k-1m** | 0% | 3% | 6% | 16% | 15% | 16% | 16% |
| **£1-2m** | 0% | 0% | 0% | 1% | 1% | 2% | 1% |
| **Over £2m** | 0% | 0% | 0% | 0% | 0% | 0% | 0% |

*Source: OS OpenData; UK House Price Index (Contains HM Land Registry data © Crown copyright)*

## Transactions (June 2026 data)

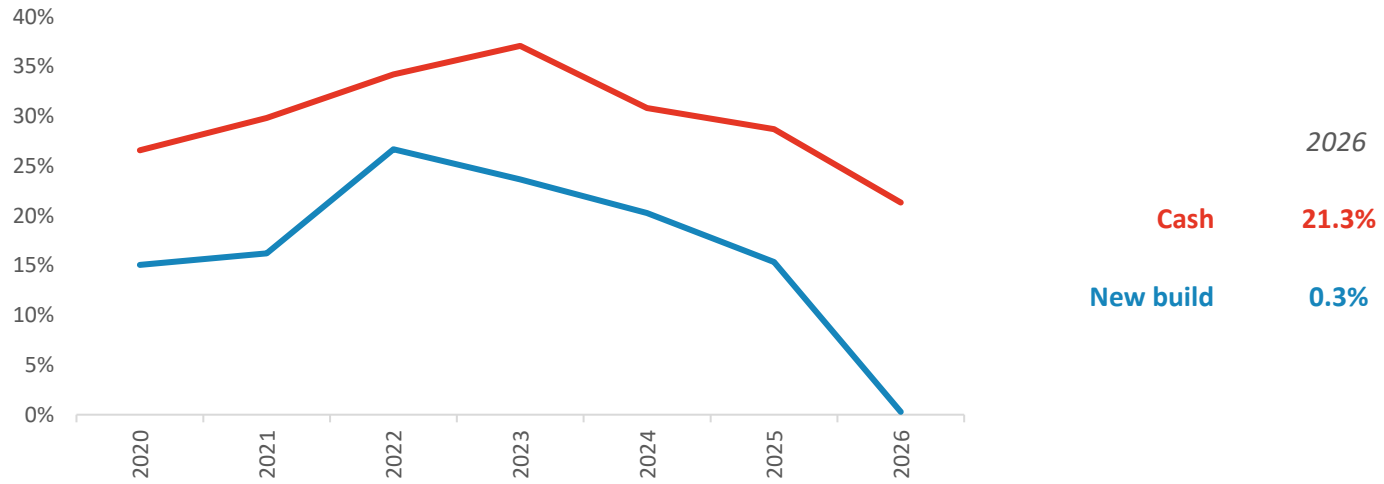
***Annual Transactions, Indexed (2001-05 average = 100)***




There were 1,895 transactions in Rushcliffe during the 12 months to June 2026. This is 78% of the average from 2001-05 and suggests activity is below pre-downturn levels.

Transactions in Rushcliffe have fallen by 9.2% since 2014, compared to changes of -20.8% for East Midlands and -24.7% for England.

***Cash and New Build Sales as % of Total, by Year***

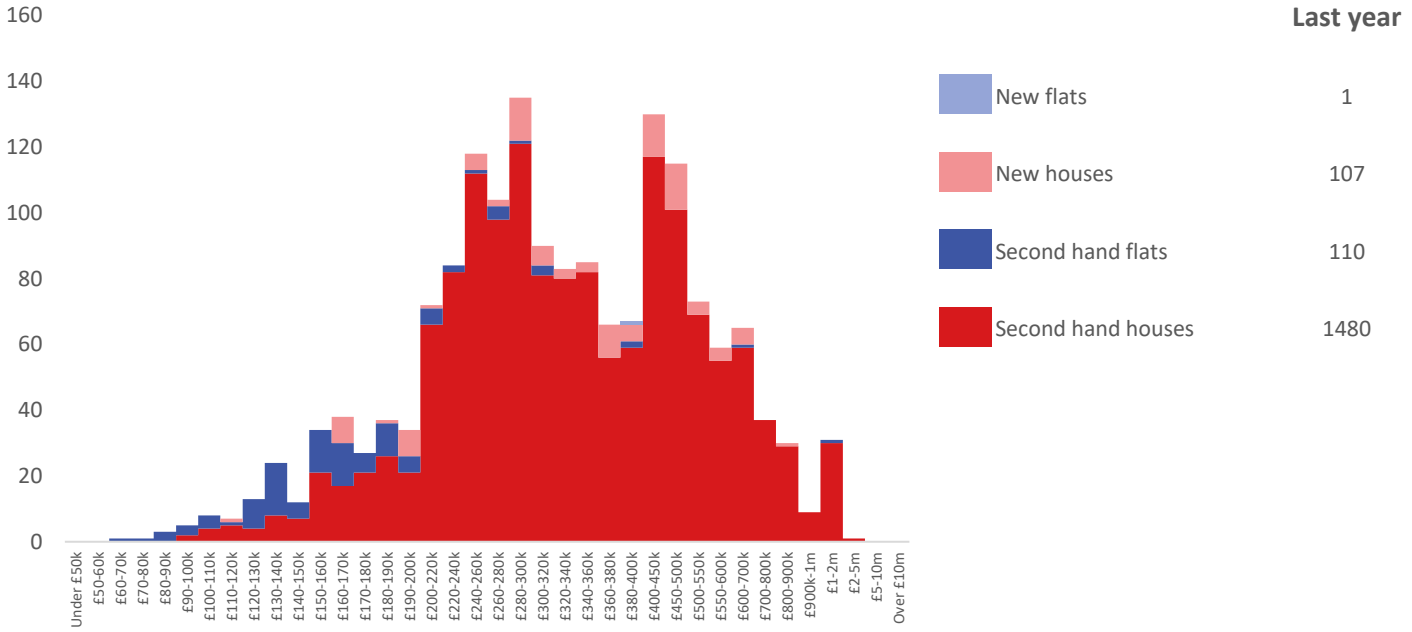



*Note: The data on this page EXCLUDES transactions identified as transfers under a power of sale/repossessions, buy-to-lets (where they can be identified by a mortgage), and transfers to non-private individuals - i.e. it comprises only Land Registry 'A' data.*

*Source: OS OpenData; UK House Price Index (Contains HM Land Registry data © Crown copyright)*

## Depth of Market by Property Type

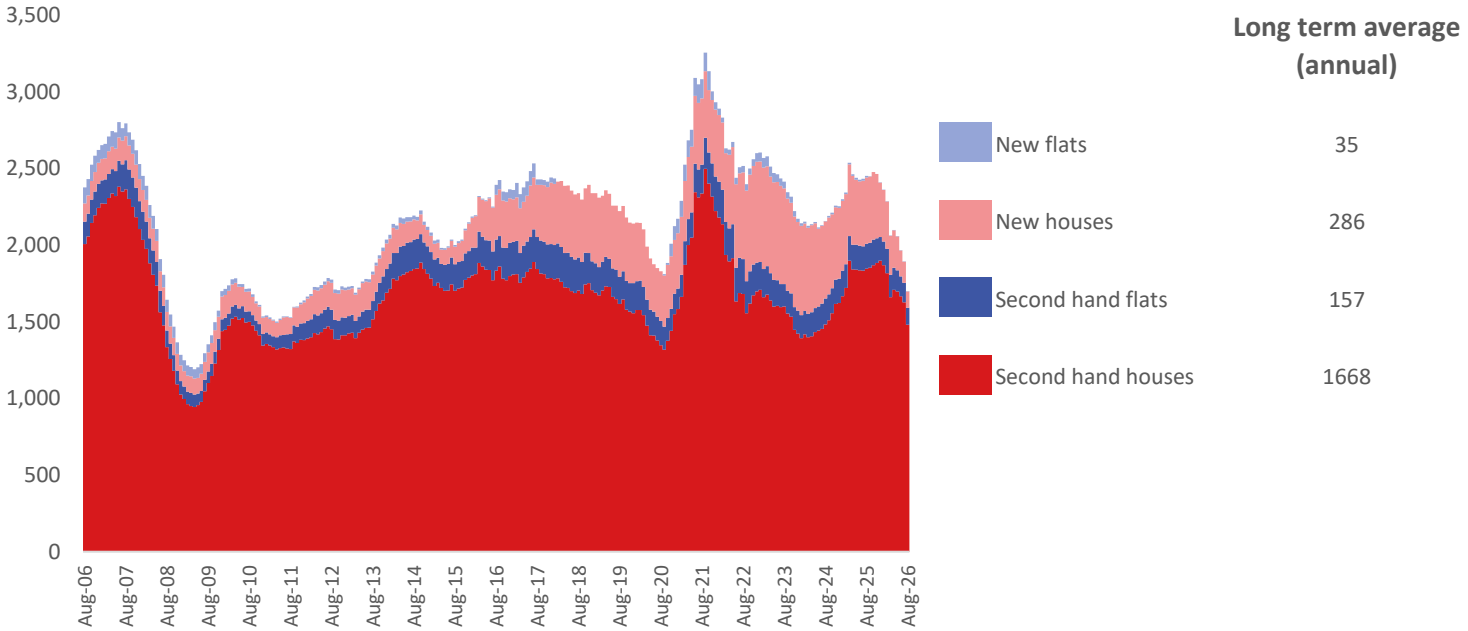
***12 months to August 2026***




The most common property type transacted over the past 12 months in Rushcliffe was 'second hand houses' with 1,480 sales, 87% of all sales over the same period. The annual total of 1,698 transactions is equivalent to 79% of the long term average level of activity.

## Timeline of Transactions by Type

***Rolling 12 months, past 20 years***




The most common property type transacted over the past 20 years was 'second hand houses' with the equivalent of 1,668 sales per year on average, making up 78% of the typical annual total over that period.

*Source: OS OpenData; UK House Price Index (Contains HM Land Registry data © Crown copyright)*