

Ashford

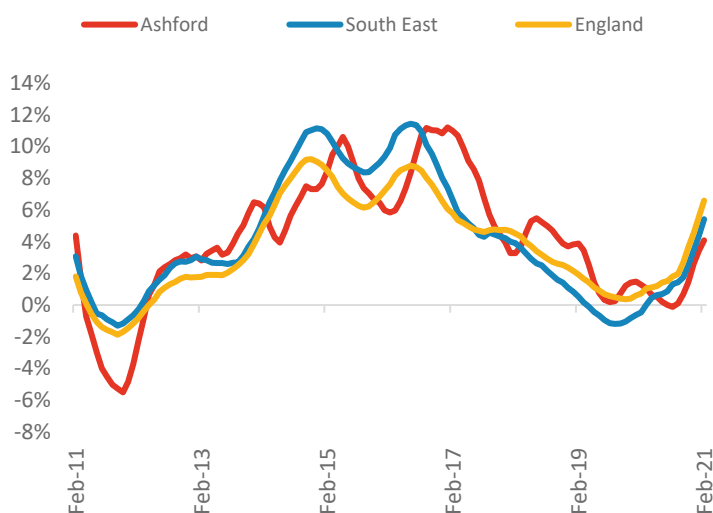
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	Current level	3 month	Annual	5 year	10 year
House prices	£309,443	2.8%	4.1%	25.5%	53.8%
Transactions	1,779	-0.3%	-13.0%	-25.9%	-0.6%

House Prices (February 2021 data)

Annual Change in House Prices



House prices in Ashford grew by 4.1% in the 12 months to February 2021 (based on 6-month smoothed data). By comparison national house prices grew by 6.6% and prices in the South East grew by 5.4% over the same period.

Ashford house prices are now 41.4% above their previous peak in 2007, compared to +42.8% for the South East and +36.1% across England.

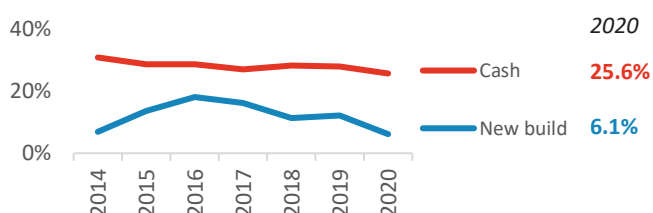
Local prices have grown by 0.1% in 2021 so far, compared to growth of 0.2% over the same period last year.

Transactions (December 2020 data)

There were 1,779 transactions in Ashford during the 12 months to December 2020. This is 60% of the average from 2001-05 and suggests activity is significantly below pre-downturn levels.

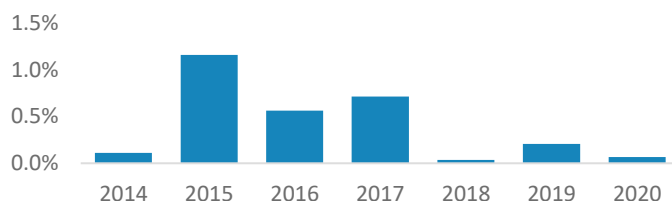
Transactions in Ashford have fallen by 21.0% since 2014, compared to changes of -32.8% for the South East and -28.7% for England.

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



Note: These transaction counts do not include those 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.

Year-To-Date Change in House Prices, December to February



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

