

April 2021 Housing Market Report

Dover

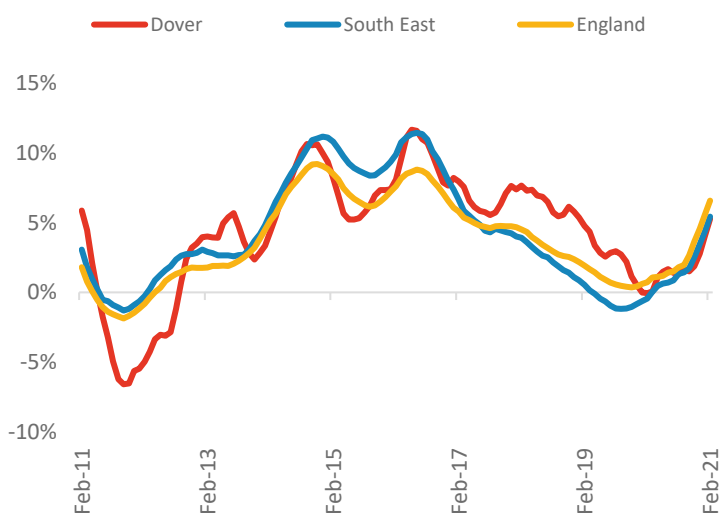
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	Current level	3 month	Annual	5 year	10 year
House prices	£268,862	3.5%	5.3%	28.1%	54.5%
Transactions	1,553	2.0%	-20.0%	-34.6%	15.4%

House Prices (February 2021 data)

Annual Change in House Prices



House prices in Dover grew by 5.3% 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.

Dover house prices are now 42.9% above their previous peak in 2007, compared to +42.8% for the South East and +36.1% across England.

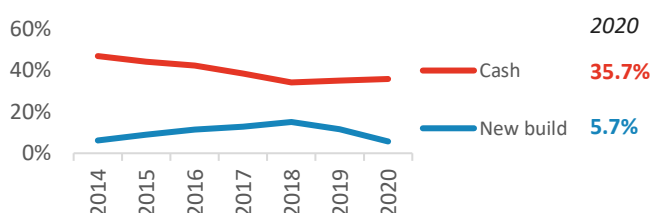
Local prices have stayed flat in 2021 so far, compared to growth of 0.5% over the same period last year.

Transactions (December 2020 data)

There were 1,553 transactions in Dover during the 12 months to December 2020. This is 63% of the average from 2001-05 and suggests activity is significantly below pre-downturn levels.

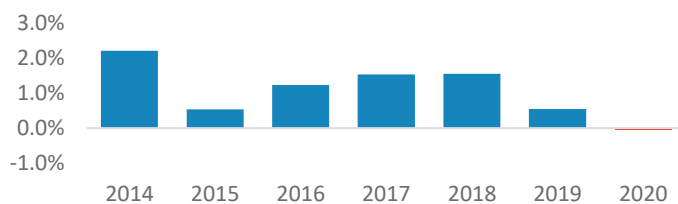
Transactions in Dover have fallen by 30.2% since 2014, compared to changes of -32.8% for the South East and -28.7% for England.

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)

