

Hertsmere

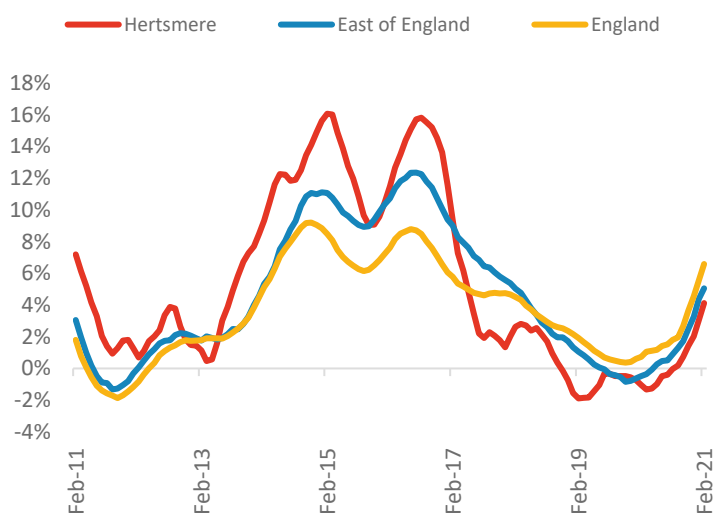
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	Current level	3 month	Annual	5 year	10 year
House prices	£479,641	1.3%	4.1%	13.5%	63.5%
Transactions	1,218	-0.9%	-15.6%	-31.2%	-5.6%

House Prices (February 2021 data)

Annual Change in House Prices

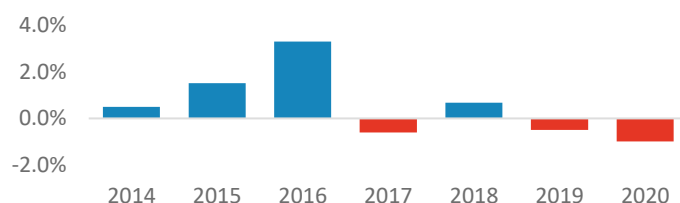


House prices in Hertsmere grew by 4.1% in the 12 months to February 2021 (based on 6-month smoothed data). By comparison national house prices grew by 6.6% and prices in the East of England grew by 5.1% over the same period.

Hertsmere house prices are now 60.3% above their previous peak in 2007, compared to +45.9% for the East of England and +36.1% across England.

Local prices have fallen by 1.0% in 2021 so far, compared to a fall of 0.5% over the same period last year.

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

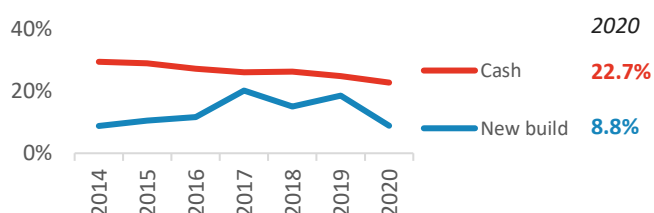


Transactions (December 2020 data)

There were 1,218 transactions in Hertsmere during the 12 months to December 2020. This is 59% of the average from 2001-05 and suggests activity is significantly below pre-downturn levels.

Transactions in Hertsmere have fallen by 31.7% since 2014, compared to changes of -33.1% for the East of England 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.

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

