

April 2021 Housing Market Report

Lincoln

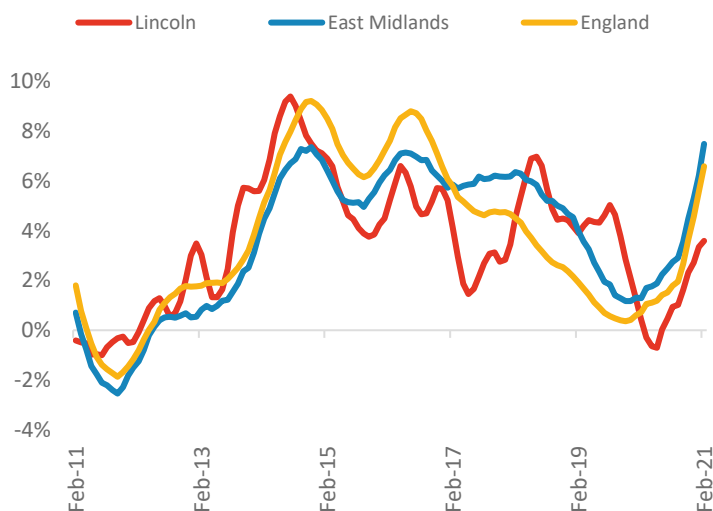
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	Current level	3 month	Annual	5 year	10 year
House prices	£159,693	0.1%	3.6%	17.6%	44.4%
Transactions	1,170	-3.4%	-25.5%	-34.4%	2.3%

House Prices (February 2021 data)

Annual Change in House Prices



House prices in Lincoln grew by 3.6% 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 Midlands grew by 7.5% over the same period.

Lincoln house prices are now 24.5% above their previous peak in 2007, compared to +32.2% for the East Midlands and +36.1% across England.

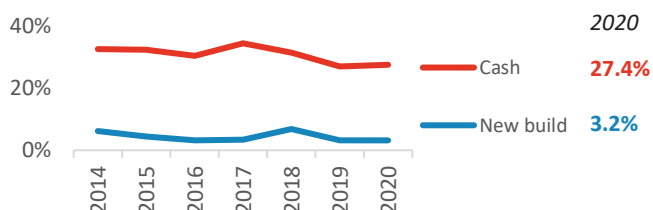
Local prices have fallen by 0.8% in 2021 so far, compared to growth of 0.9% over the same period last year.

Transactions (December 2020 data)

There were 1,170 transactions in Lincoln during the 12 months to December 2020. This is 46% of the average from 2001-05 and suggests activity is significantly below pre-downturn levels.

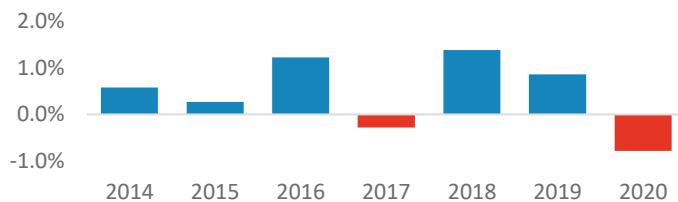
Transactions in Lincoln have fallen by 35.7% since 2014, compared to changes of -26.7% for the East Midlands and -28.7% for England.

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)

