

Surrey Heath

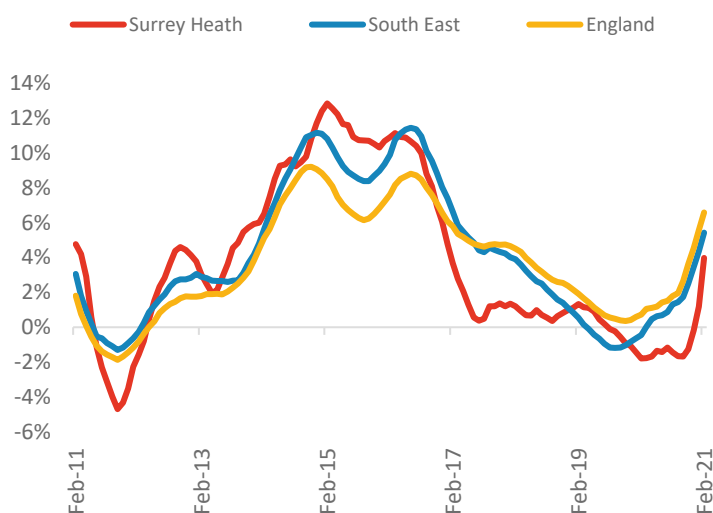
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| | Current level | 3 month | Annual | 5 year | 10 year |
|--------------|---------------|---------|--------|--------|---------|
| House prices | £432,418 | 4.2% | 4.0% | 8.6% | 46.7% |
| Transactions | 1,065 | -6.7% | -25.9% | -29.5% | 0.8% |

House Prices (February 2021 data)

Annual Change in House Prices

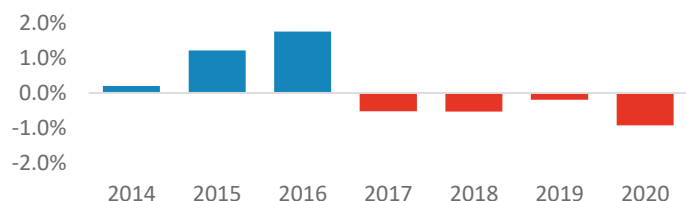


House prices in Surrey Heath grew by 4.0% in the 12 months to February 2021 (based on 6-month smoothed data). By comparison national house prices grew by 6.6% and prices in the South East grew by 5.4% over the same period.

Surrey Heath house prices are now 37.5% above their previous peak in 2007, compared to +42.8% for the South East and +36.1% across England.

Local prices have fallen by 0.9% in 2021 so far, compared to a fall of 0.2% over the same period last year.

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

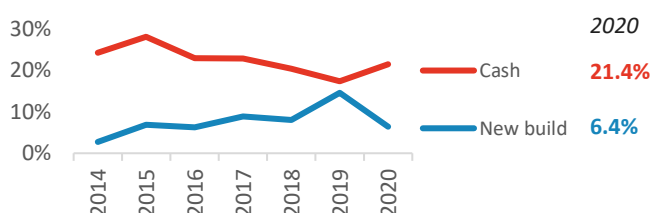


Transactions (December 2020 data)

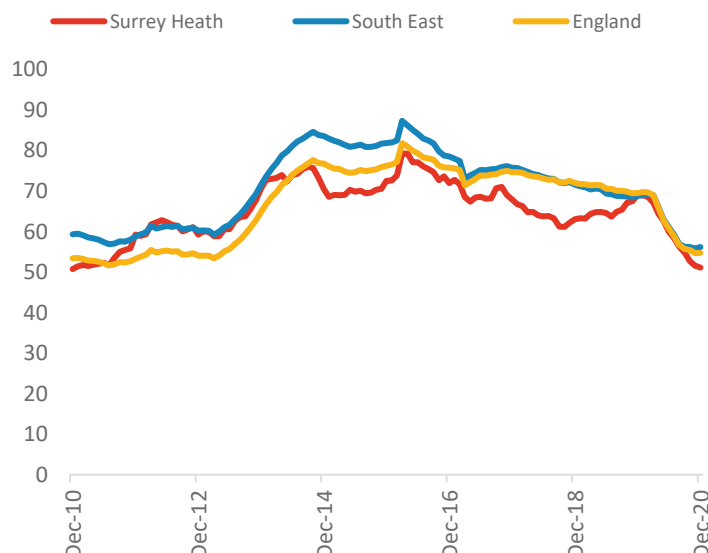
There were 1,065 transactions in Surrey Heath during the 12 months to December 2020. This is 51% of the average from 2001-05 and suggests activity is significantly below pre-downturn levels.

Transactions in Surrey Heath have fallen by 27.6% 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



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



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.

Source: UK House Price Index, Contains HM Land Registry data © Crown copyright