

June 2022 Housing Market Report

Amber Valley

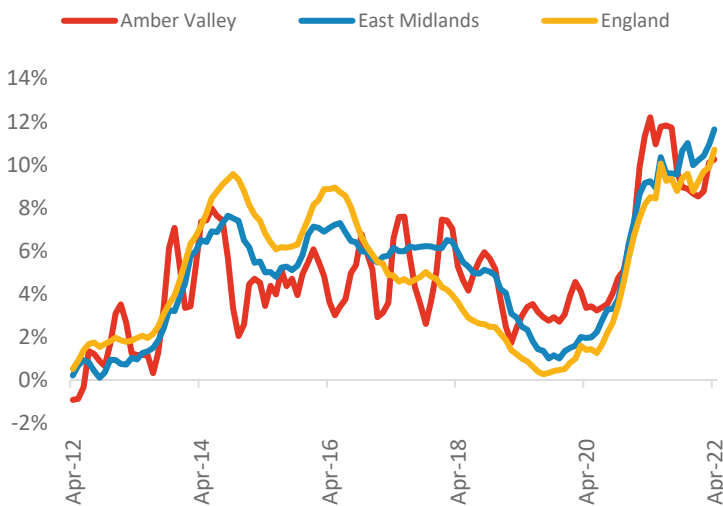
Powered by: **BuiltPlace**



	Current level	3 month	Annual	5 year	10 year
House prices	£217,436	5.0%	10.2%	38.6%	71.9%
Transactions	2,081	-7.2%	10.1%	-11.8%	35.5%

House Prices (April 2022 data)

Annual Change in House Prices



House prices in Amber Valley grew by 10.2% in the 12 months to April 2022 (based on 3-month smoothed data). By comparison national house prices grew by 10.7% and prices in the East Midlands grew by 11.6% over the same period.

Amber Valley house prices are now 45.0% above their previous peak in 2007, compared to +49.6% for the East Midlands and +52.7% across England.

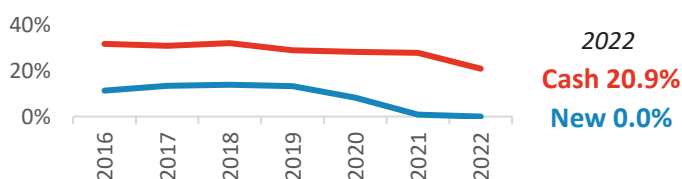
Local prices have grown by 6.3% in 2022 so far, compared to growth of 4.8% over the same period last year.

Transactions (February 2022 data)

There were 2,081 transactions in Amber Valley during the 12 months to February 2022. This is 76% of the average from 2001-05 and suggests activity is below pre-downturn levels.

Transactions in Amber Valley have fallen by 2.6% since 2014, compared to changes of -8.0% for the East Midlands and -7.7% for England.

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

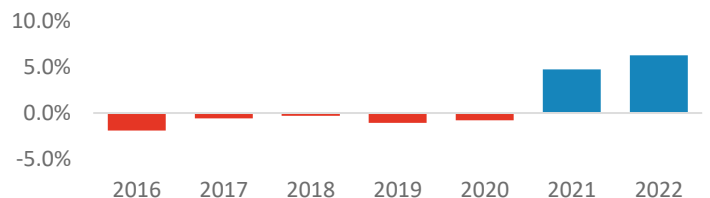


* The latest data here is subject to the 'Land Registry Lag'. For more details:

<https://builtplace.com/digging-deeper-land-reg-lag-coronavirus/>

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 April



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

