

# June 2022 Housing Market Report

## Halton

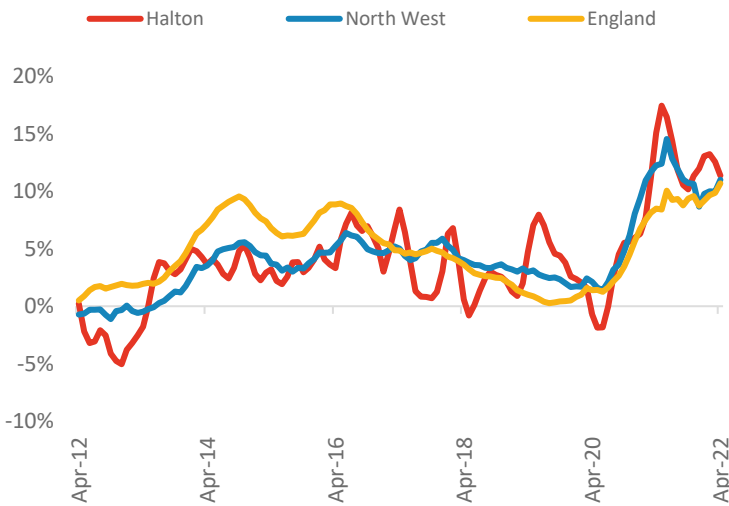
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|              | Current level | 3 month | Annual | 5 year | 10 year |
|--------------|---------------|---------|--------|--------|---------|
| House prices | £182,320      | 4.0%    | 11.4%  | 34.1%  | 57.8%   |
| Transactions | 1,541         | -9.1%   | 6.7%   | -15.4% | 65.3%   |

### House Prices (April 2022 data)

#### Annual Change in House Prices



House prices in Halton grew by 11.4% 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 North West grew by 11.0% over the same period.

Halton house prices are now 29.3% above their previous peak in 2007, compared to +35.8% for the North West and +52.7% across England.

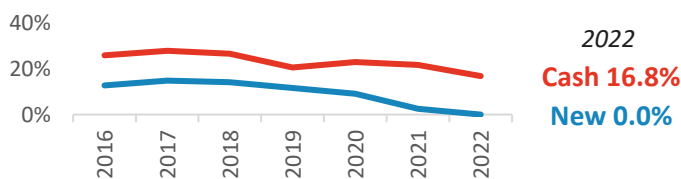
Local prices have grown by 5.5% in 2022 so far, compared to growth of 6.1% over the same period last year.

### Transactions (February 2022 data)

There were 1,541 transactions in Halton during the 12 months to February 2022. This is 61% of the average from 2001-05 and suggests activity is significantly below pre-downturn levels.

Transactions in Halton have fallen by 5.4% since 2014, compared to changes of +3.4% for the North West and -7.7% for England.

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

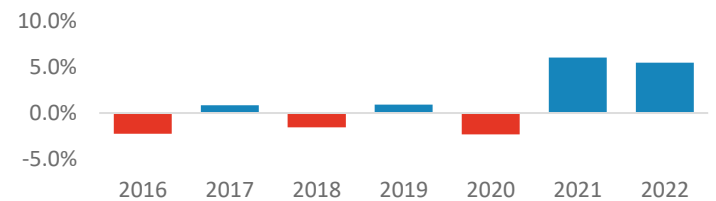


\* The latest data here is subject to the 'Land Registry Lag'. For more details:

<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)

