

# June 2022 Housing Market Report

## Plymouth

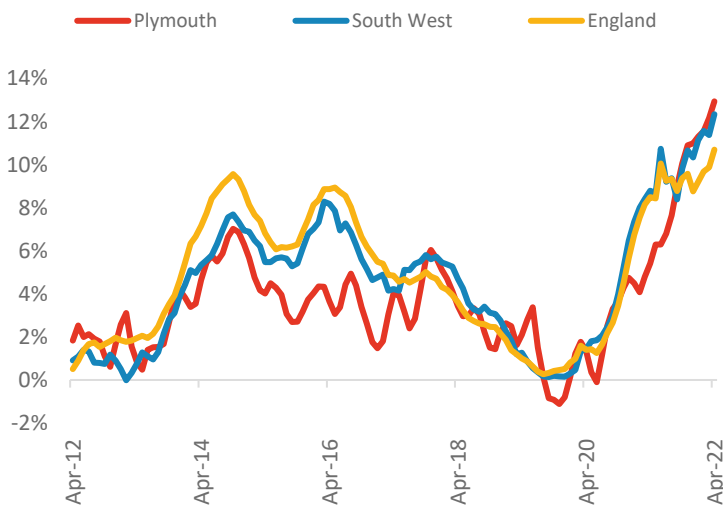


Powered by: **BuiltPlace**

	Current level	3 month	Annual	5 year	10 year
House prices	£216,454	3.5%	12.9%	27.4%	50.7%
Transactions	4,117	-5.1%	19.1%	-10.1%	28.9%

### House Prices (April 2022 data)

#### Annual Change in House Prices



House prices in Plymouth grew by 12.9% 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 South West grew by 12.3% over the same period.

Plymouth house prices are now 32.9% above their previous peak in 2007, compared to +48.4% for the South West and +52.7% across England.

Local prices have grown by 4.3% in 2022 so far, compared to growth of 2.5% over the same period last year.

#### Year-To-Date Change in House Prices, December to April

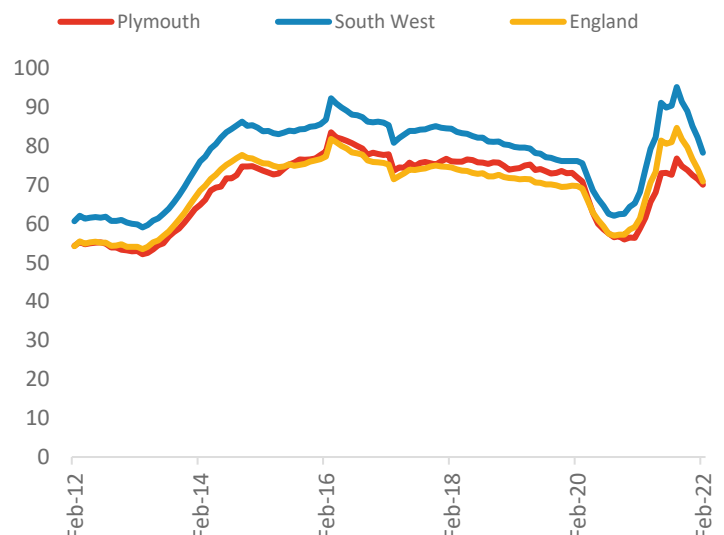


### Transactions (February 2022 data)

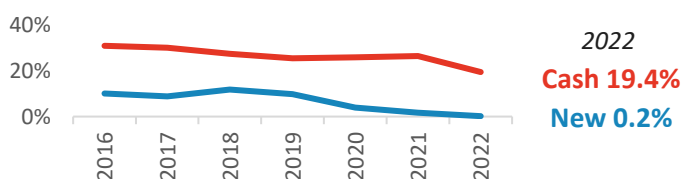
There were 4,117 transactions in Plymouth during the 12 months to February 2022. This is 70% of the average from 2001-05 and suggests activity is significantly below pre-downturn levels.

Transactions in Plymouth have fallen by 6.5% since 2014, compared to changes of -8.3% for the South West and -7.7% for England.

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



#### 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.