

July 2022 Housing Market Report

Gedling

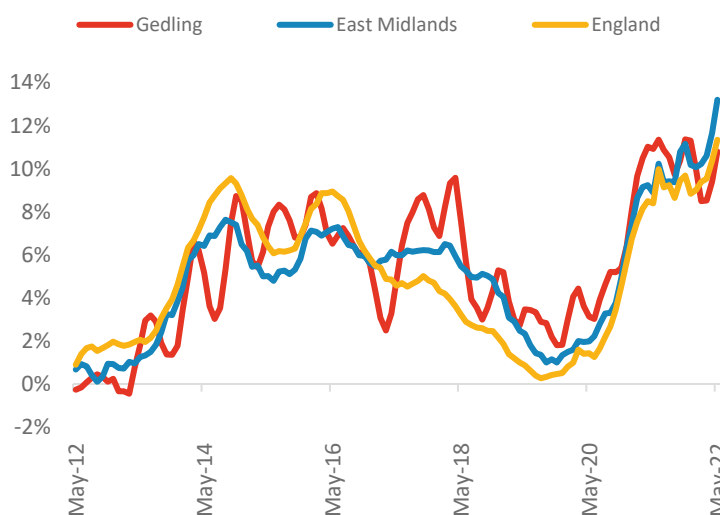
Powered by: **BuiltPlace**



	Current level	3 month	Annual	5 year	10 year
House prices	£237,878	3.2%	10.8%	41.1%	81.0%
Transactions	1,878	-15.5%	-8.7%	-4.4%	17.0%

House Prices (May 2022 data)

Annual Change in House Prices



House prices in Gedling grew by 10.8% in the 12 months to May 2022 (based on 3-month smoothed data). By comparison national house prices grew by 11.3% and prices in the East Midlands grew by 13.2% over the same period.

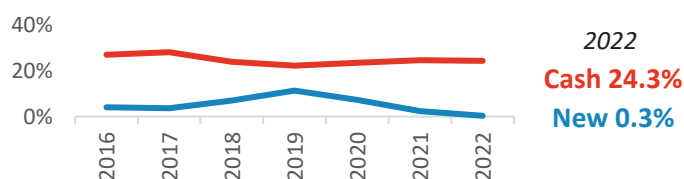
Gedling house prices are now 54.8% above their previous peak in 2007, compared to +51.4% for the East Midlands and +53.6% across England.

Local prices have grown by 4.3% in 2022 so far, compared to growth of 4.8% over the same period last year.

Transactions (March 2022 data)

There were 1,878 transactions in Gedling during the 12 months to March 2022. This is 74% of the average from 2001-05 and suggests activity is below pre-downturn levels. Transactions in Gedling have fallen by 18.3% since 2014, compared to changes of -12.8% for the East Midlands and -13.6% for England.

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

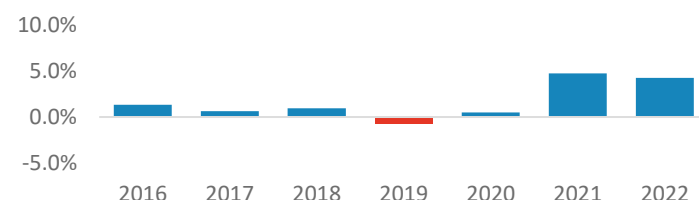


* The latest data here is subject to the 'Land Registry Lag'. For more details:

<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 May



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

