

## Maidstone

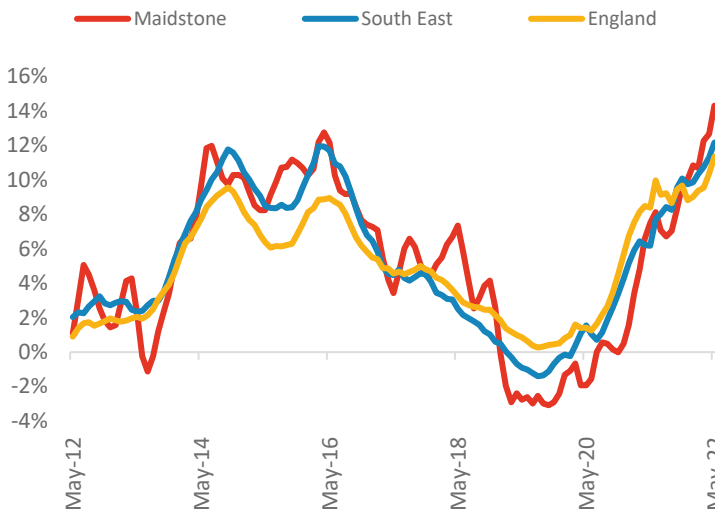
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	Current level	3 month	Annual	5 year	10 year
House prices	£352,234	6.8%	14.3%	25.8%	77.2%
Transactions	2,976	-17.7%	-2.3%	-3.6%	35.5%

### House Prices (May 2022 data)

#### Annual Change in House Prices

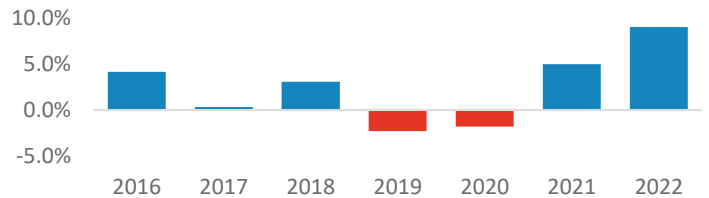


House prices in Maidstone grew by 14.3% in the 12 months to May 2022 (based on 3-month smoothed data). By comparison national house prices grew by 11.3% and prices in the South East grew by 12.2% over the same period.

Maidstone house prices are now 56.1% above their previous peak in 2007, compared to +61.2% for the South East and +53.6% across England.

Local prices have grown by 9.1% in 2022 so far, compared to growth of 5.0% over the same period last year.

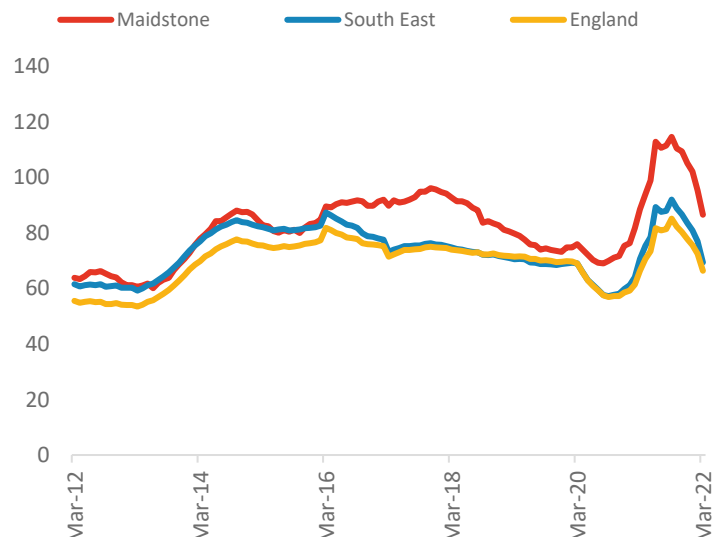
#### Year-To-Date Change in House Prices, December to May



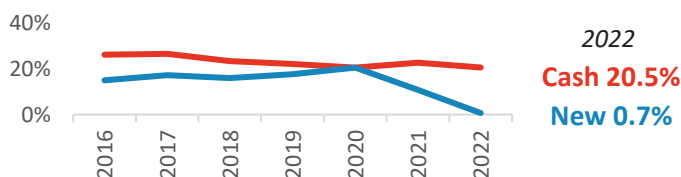
### Transactions (March 2022 data)

There were 2,976 transactions in Maidstone during the 12 months to March 2022. This is 86% of the average from 2001-05 and suggests activity is below pre-downturn levels. Transactions in Maidstone have fallen by 1.2% since 2014, compared to changes of -17.1% for the South East and -13.6% 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.