

## Windsor and Maidenhead

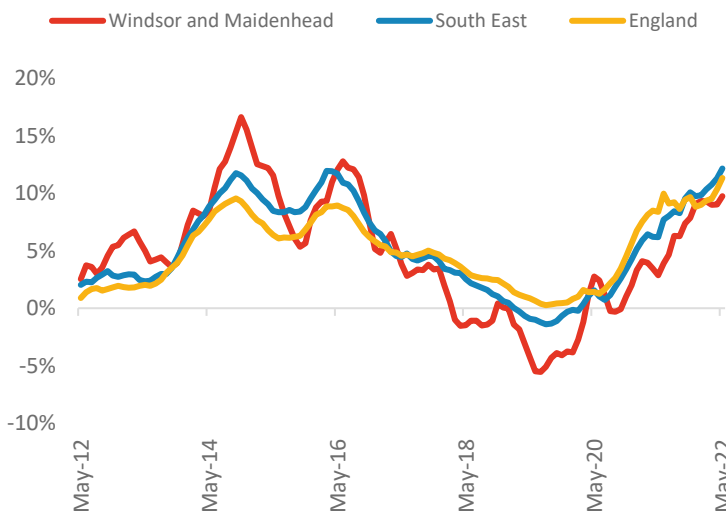


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	Current level	3 month	Annual	5 year	10 year
House prices	£544,625	1.5%	9.8%	9.4%	61.8%
Transactions	2,191	-15.4%	6.4%	15.7%	13.8%

### House Prices (May 2022 data)

#### Annual Change in House Prices

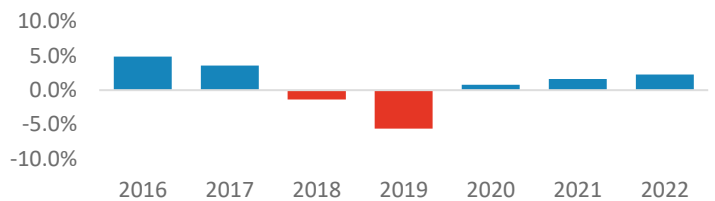


House prices in Windsor and Maidenhead grew by 9.8% in the 12 months to May 2022 (based on 3-month smoothed data). By comparison national house prices grew by 11.3% and prices in the South East grew by 12.2% over the same period.

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

Local prices have grown by 2.3% in 2022 so far, compared to growth of 1.6% over the same period last year.

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

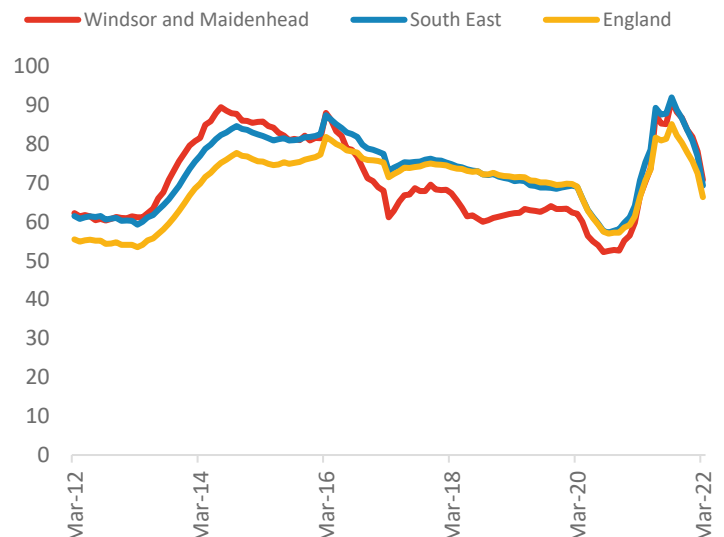


### Transactions (March 2022 data)

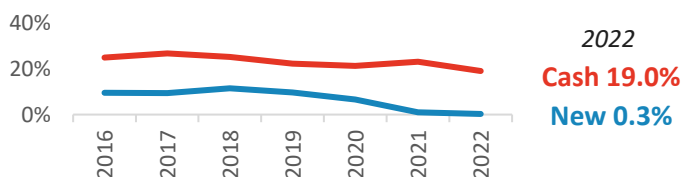
There were 2,191 transactions in Windsor and Maidenhead during the 12 months to March 2022. This is 71% of the average from 2001-05 and suggests activity is below pre-downturn levels.

Transactions in Windsor and Maidenhead have fallen by 17.6% 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.