

Wandsworth

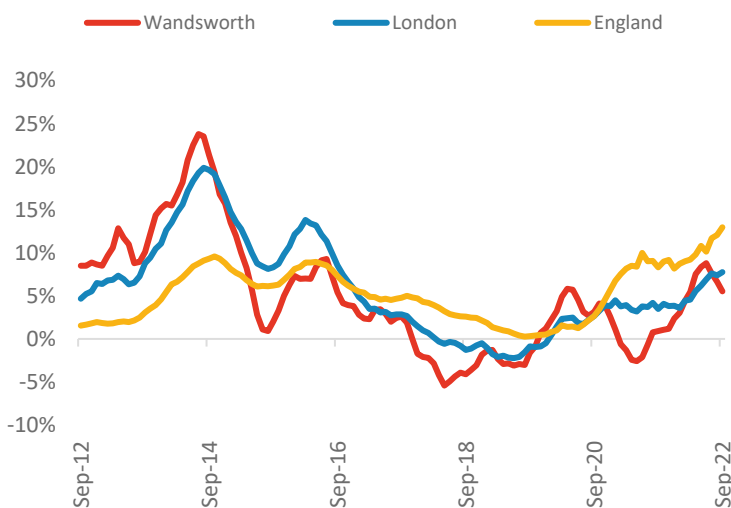
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	Current level	3 month	Annual	5 year	10 year
House prices	£659,683	1.3%	5.5%	3.6%	52.8%
Transactions	4,119	-17.5%	-33.7%	-18.8%	-24.7%

House Prices (September 2022 data)

Annual Change in House Prices



House prices in Wandsworth grew by 5.5% in the 12 months to September 2022 (based on 3-month smoothed data). By comparison national house prices grew by 13.0% and prices in London grew by 7.8% over the same period.

Wandsworth house prices are now 65.2% above their previous peak in 2007, compared to +82.8% for London and +60.8% across England.

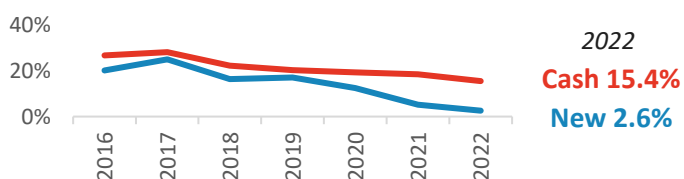
Local prices have grown by 3.1% in 2022 so far, compared to no change over the same period last year.

Transactions (July 2022 data)

There were 4,119 transactions in Wandsworth during the 12 months to July 2022. This is 52% of the average from 2001-05 and suggests activity is significantly below pre-downturn levels.

Transactions in Wandsworth have fallen by 32.1% since 2014, compared to changes of -38.5% for London and -21.9% for England.

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

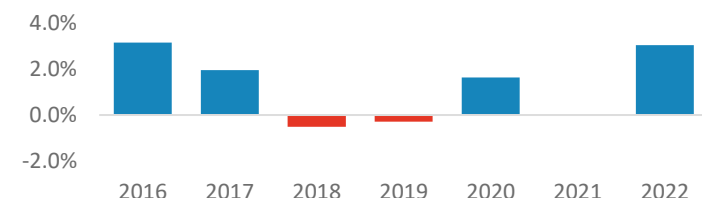


* The latest data here is subject to the 'Land Registry Lag'. For more details:

<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 September



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

