

Oadby and Wigston

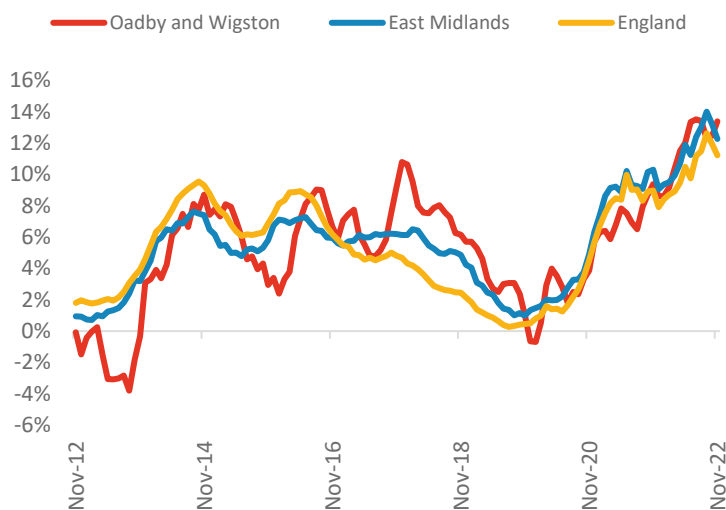
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	Current level	3 month	Annual	5 year	10 year
House prices	£291,448	4.0%	13.4%	38.2%	79.5%
Transactions	643	-11.7%	-37.9%	-19.1%	12.0%

House Prices (November 2022 data)

Annual Change in House Prices

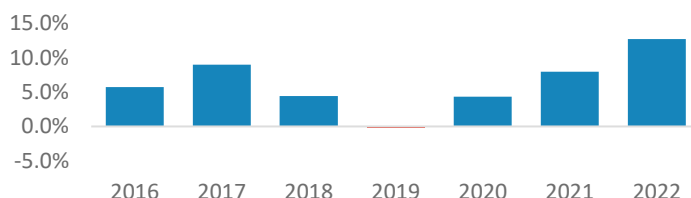


House prices in Oadby and Wigston grew by 13.4% in the 12 months to November 2022 (based on 3-month smoothed data). By comparison national house prices grew by 11.2% and prices in the East Midlands grew by 12.3% over the same period.

Oadby and Wigston house prices are now 62.6% above their previous peak in 2007, compared to +59.4% for the East Midlands and +61.9% across England.

Local prices have grown by 12.7% in 2022 so far, compared to growth of 8.0% over the same period last year.

Year-To-Date Change in House Prices, December to November

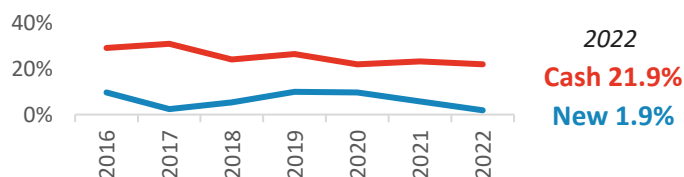


Transactions (September 2022 data)

There were 643 transactions in Oadby and Wigston during the 12 months to September 2022. This is 56% of the average from 2001-05 and suggests activity is significantly below pre-downturn levels.

Transactions in Oadby and Wigston have fallen by 23.8% since 2014, compared to changes of -24.0% for the East Midlands and -25.4% 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.

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

