

Folkestone and Hythe

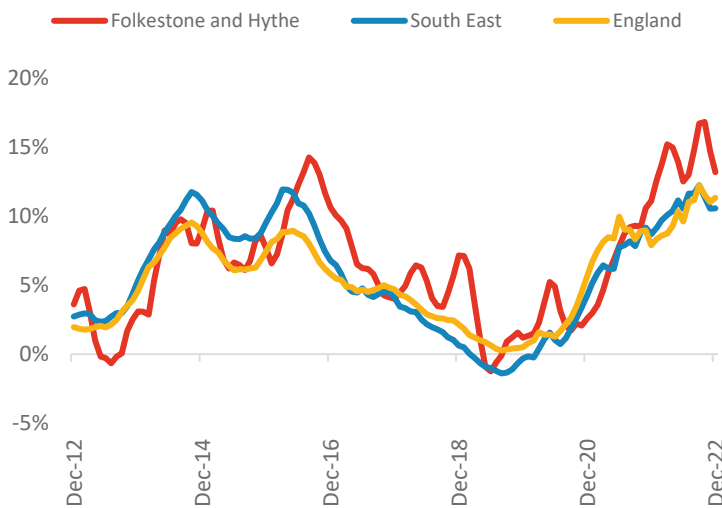


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	Current level	3 month	Annual	5 year	10 year
House prices	£342,185	2.1%	13.2%	40.0%	95.1%
Transactions	1,634	-11.9%	-36.7%	-29.9%	8.5%

House Prices (December 2022 data)

Annual Change in House Prices

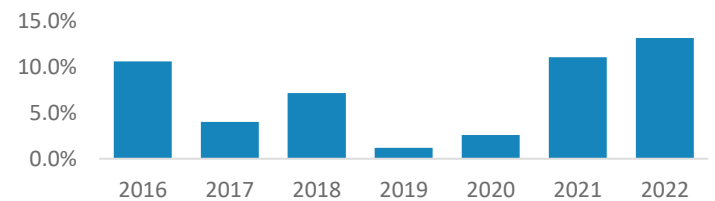


House prices in Folkestone and Hythe grew by 13.2% in the 12 months to December 2022 (based on 3-month smoothed data). By comparison national house prices grew by 11.3% and prices in the South East grew by 10.6% over the same period.

Folkestone and Hythe house prices are now 70.7% above their previous peak in 2007, compared to +69.1% for the South East and +61.9% across England.

Local prices have grown by 13.2% in 2022 so far, compared to growth of 11.1% over the same period last year.

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

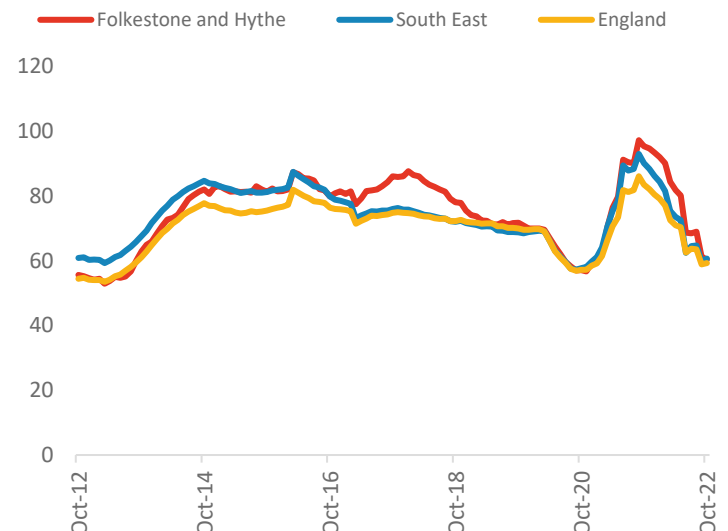


Transactions (October 2022 data)

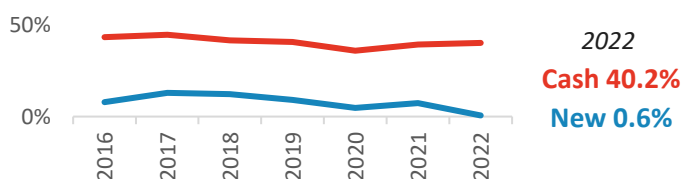
There were 1,634 transactions in Folkestone and Hythe during the 12 months to October 2022. This is 60% of the average from 2001-05 and suggests activity is significantly below pre-downturn levels.

Transactions in Folkestone and Hythe have fallen by 27.1% since 2014, compared to changes of -27.5% for the South East and -22.8% 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.