

## Newcastle-under-Lyme

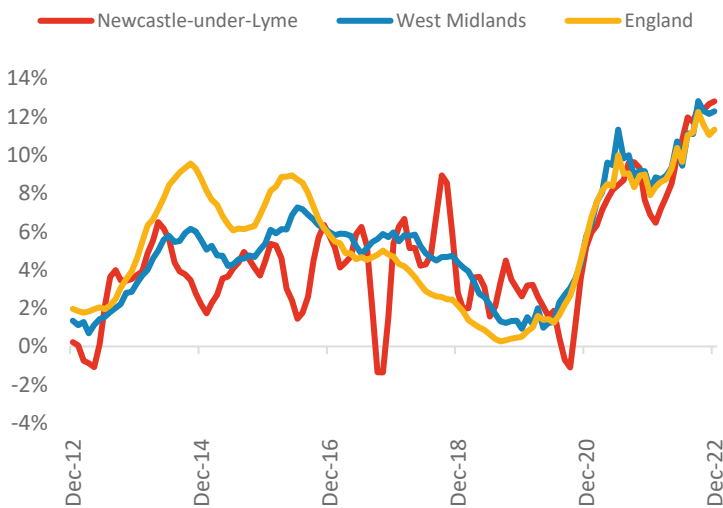


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	Current level	3 month	Annual	5 year	10 year
House prices	£203,774	2.9%	12.8%	33.8%	65.1%
Transactions	1,616	-8.8%	-24.9%	-24.4%	18.6%

### House Prices (December 2022 data)

#### Annual Change in House Prices

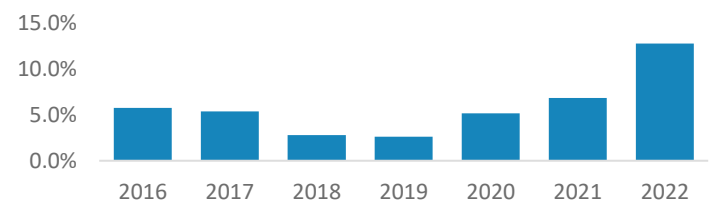


House prices in Newcastle-under-Lyme grew by 12.8% in the 12 months to December 2022 (based on 3-month smoothed data). By comparison national house prices grew by 11.3% and prices in the West Midlands grew by 12.3% over the same period.

Newcastle-under-Lyme house prices are now 43.1% above their previous peak in 2007, compared to +54.9% for the West Midlands and +61.9% across England.

Local prices have grown by 12.8% in 2022 so far, compared to growth of 6.9% over the same period last year.

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

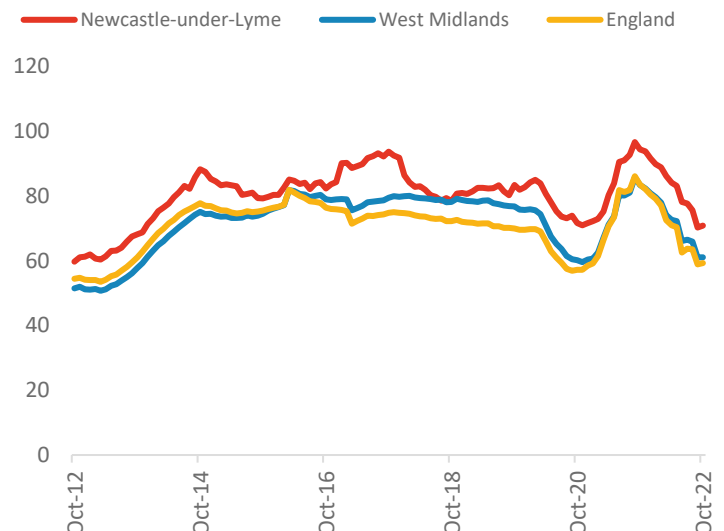


### Transactions (October 2022 data)

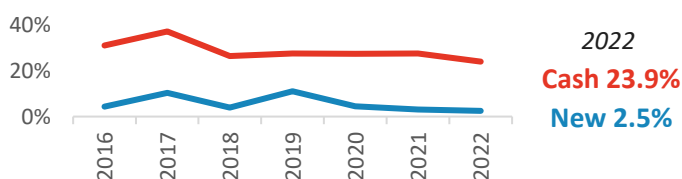
There were 1,616 transactions in Newcastle-under-Lyme during the 12 months to October 2022. This is 71% of the average from 2001-05 and suggests activity is below pre-downturn levels.

Transactions in Newcastle-under-Lyme have fallen by 17.0% since 2014, compared to changes of -17.9% for the West Midlands 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.