

Newcastle-under-Lyme

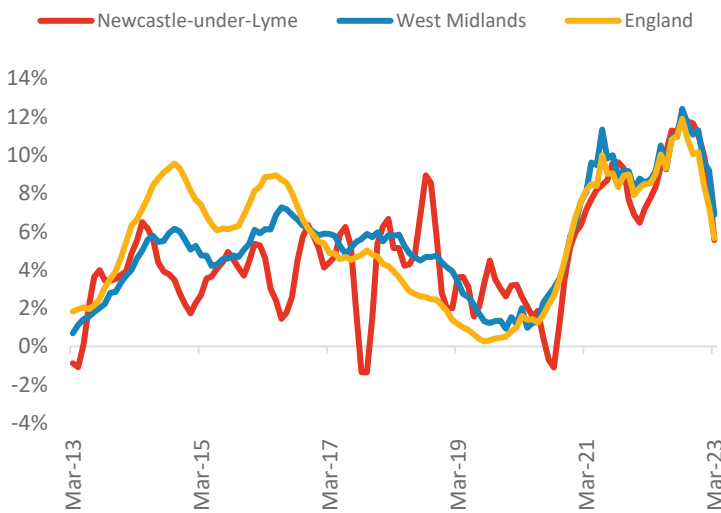


Powered by: **BuiltPlace**

	Current level	3 month	Annual	5 year	10 year
House prices	£188,505	-2.3%	5.6%	29.5%	61.2%
Transactions	1,571	-5.9%	-23.3%	-20.3%	11.2%

House Prices (March 2023 data)

Annual Change in House Prices

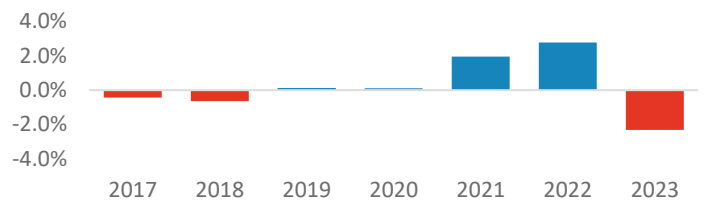


House prices in Newcastle-under-Lyme grew by 5.6% in the 12 months to March 2023 (based on 3-month smoothed data). By comparison national house prices grew by 5.6% and prices in the West Midlands grew by 6.9% over the same period.

Newcastle-under-Lyme house prices are now 37.6% above their previous peak in 2007, compared to +51.8% for the West Midlands and +57.9% across England.

Local prices have fallen by 2.3% in 2023 so far, compared to growth of 2.8% over the same period last year.

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

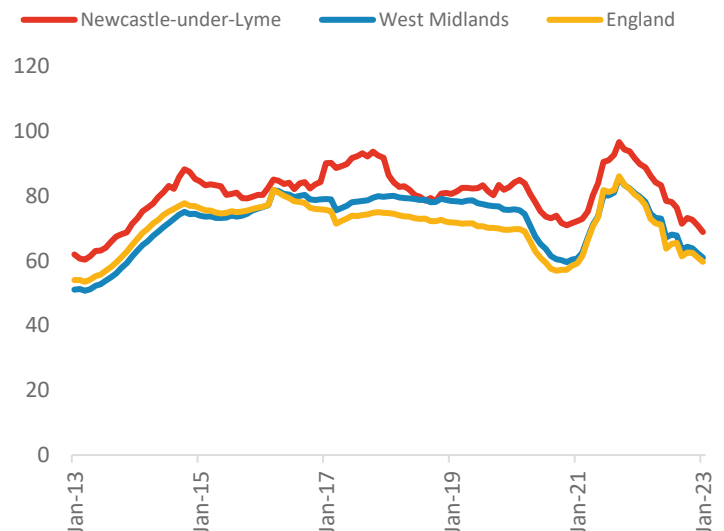


Transactions (January 2023 data)

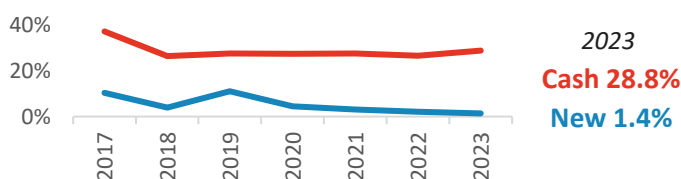
There were 1,571 transactions in Newcastle-under-Lyme during the 12 months to January 2023. This is 69% of the average from 2001-05 and suggests activity is significantly below pre-downturn levels.

Transactions in Newcastle-under-Lyme have fallen by 19.3% since 2014, compared to changes of -18.1% for the West Midlands and -22.4% 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.