

South Tyneside

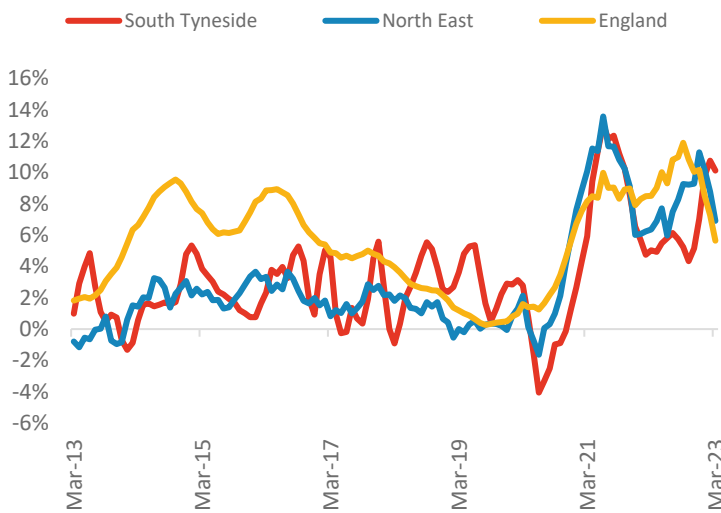
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	Current level	3 month	Annual	5 year	10 year
House prices	£160,940	2.8%	10.1%	30.5%	44.6%
Transactions	1,739	-3.3%	-17.1%	-8.7%	34.0%

House Prices (March 2023 data)

Annual Change in House Prices

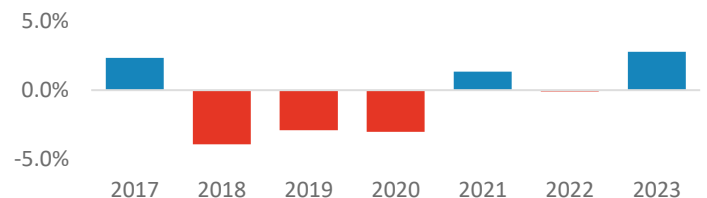


House prices in South Tyneside grew by 10.1% in the 12 months to March 2023 (based on 3-month smoothed data). By comparison national house prices grew by 5.6% and prices in the North East grew by 6.9% over the same period.

South Tyneside house prices are now 16.7% above their previous peak in 2007, compared to +15.1% for the North East and +57.9% across England.

Local prices have grown by 2.8% in 2023 so far, compared to a fall of 0.1% over the same period last year.

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

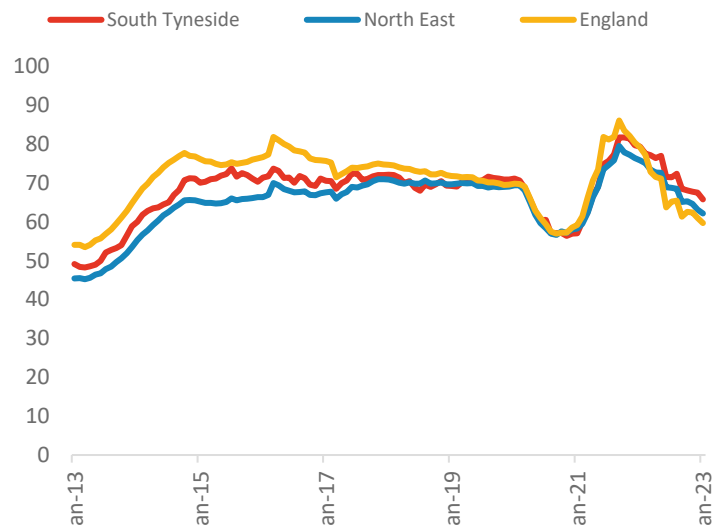


Transactions (January 2023 data)

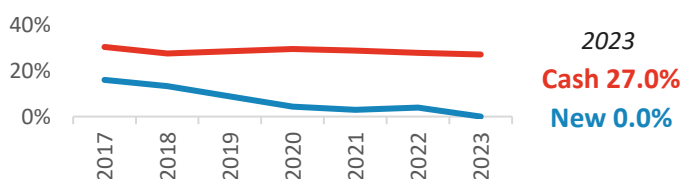
There were 1,739 transactions in South Tyneside during the 12 months to January 2023. This is 66% of the average from 2001-05 and suggests activity is significantly below pre-downturn levels.

Transactions in South Tyneside have fallen by 7.5% since 2014, compared to changes of -5.3% for the North East 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.