

## Surrey Heath

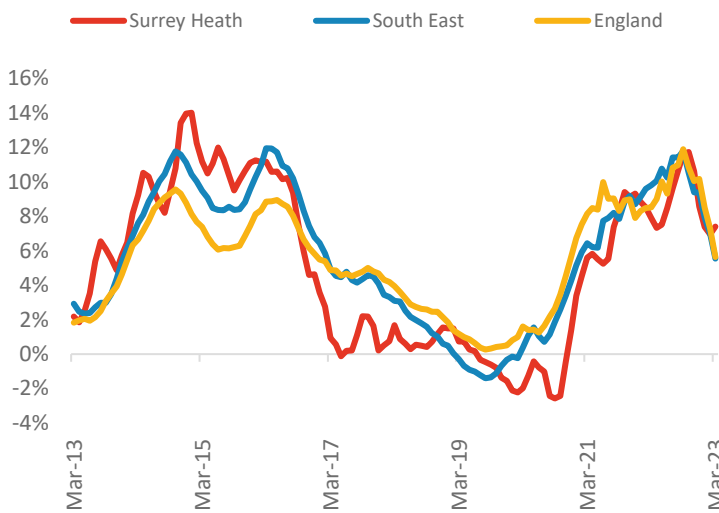
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|              | Current level | 3 month | Annual | 5 year | 10 year |
|--------------|---------------|---------|--------|--------|---------|
| House prices | £470,399      | -0.7%   | 7.4%   | 20.8%  | 67.4%   |
| Transactions | 1,296         | -6.6%   | -23.2% | -6.8%  | 3.7%    |

### House Prices (March 2023 data)

#### Annual Change in House Prices

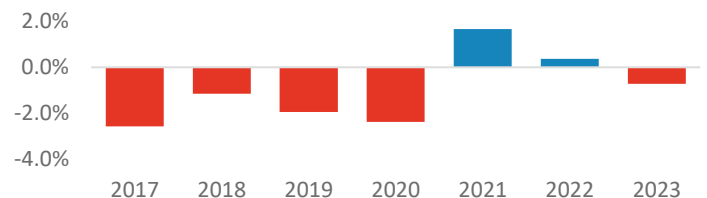


House prices in Surrey Heath grew by 7.4% in the 12 months to March 2023 (based on 3-month smoothed data). By comparison national house prices grew by 5.6% and prices in the South East grew by 5.5% over the same period.

Surrey Heath house prices are now 57.2% above their previous peak in 2007, compared to +66.0% for the South East and +57.9% across England.

Local prices have fallen by 0.7% in 2023 so far, compared to growth of 0.4% over the same period last year.

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

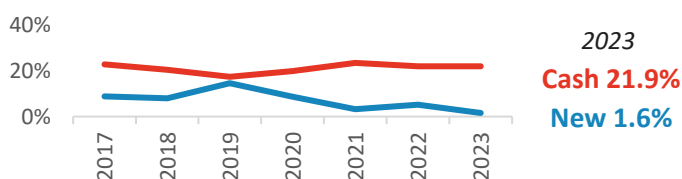


### Transactions (January 2023 data)

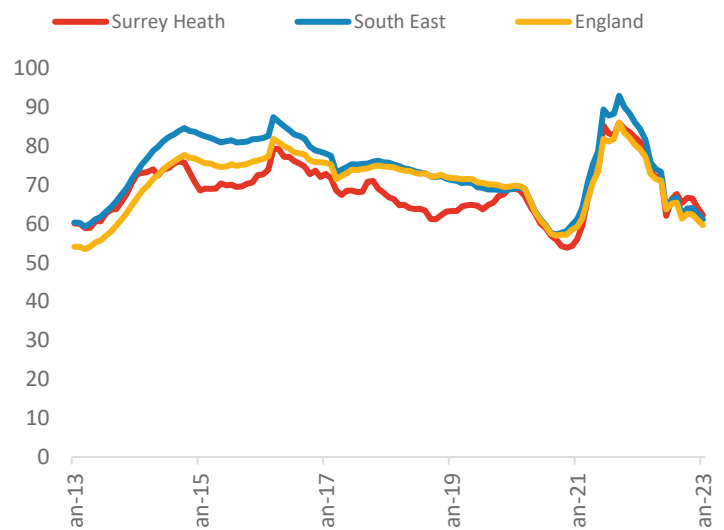
There were 1,296 transactions in Surrey Heath during the 12 months to January 2023. This is 62% of the average from 2001-05 and suggests activity is significantly below pre-downturn levels.

Transactions in Surrey Heath have fallen by 11.8% since 2014, compared to changes of -26.9% for the South East and -22.4% for England.

#### Cash and New Build Sales as % of Total, by Year\*



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



\* 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.