

Cheshire West and Chester

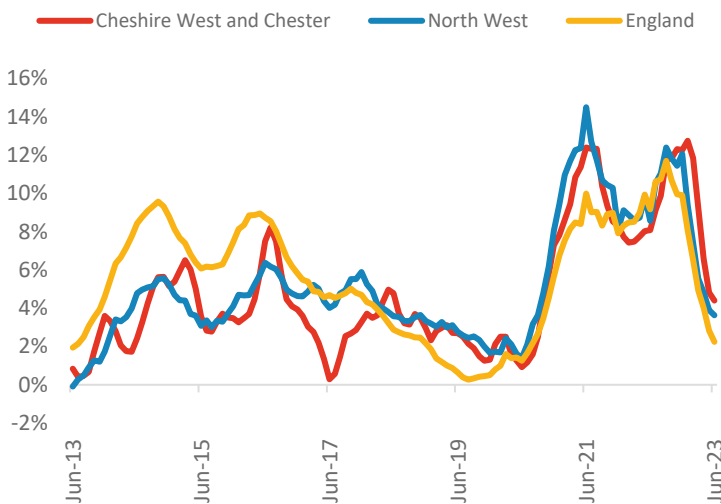


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	Current level	3 month	Annual	5 year	10 year
House prices	£265,842	-1.5%	4.4%	31.5%	57.6%
Transactions	4,620	-9.6%	-23.6%	-29.9%	26.7%

House Prices (June 2023 data)

Annual Change in House Prices

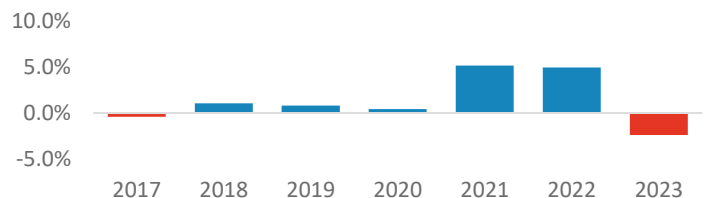


House prices in Cheshire West and Chester grew by 4.4% in the 12 months to June 2023 (based on 3-month smoothed data). By comparison national house prices grew by 2.2% and prices in the North West grew by 3.6% over the same period.

Cheshire West and Chester house prices are now 42.0% above their previous peak in 2007, compared to +40.9% for the North West and +56.6% across England.

Local prices have fallen by 2.4% in 2023 so far, compared to growth of 5.0% over the same period last year.

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

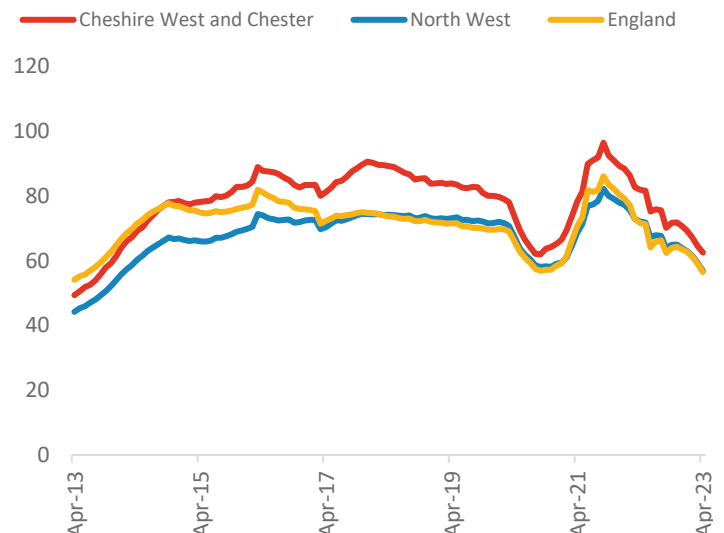


Transactions (April 2023 data)

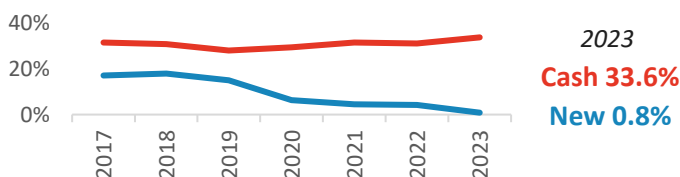
There were 4,620 transactions in Cheshire West and Chester during the 12 months to April 2023. This is 62% of the average from 2001-05 and suggests activity is significantly below pre-downturn levels.

Transactions in Cheshire West and Chester have fallen by 20.3% since 2014, compared to changes of -15.0% for the North West and -26.4% 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.