

South Cambridgeshire

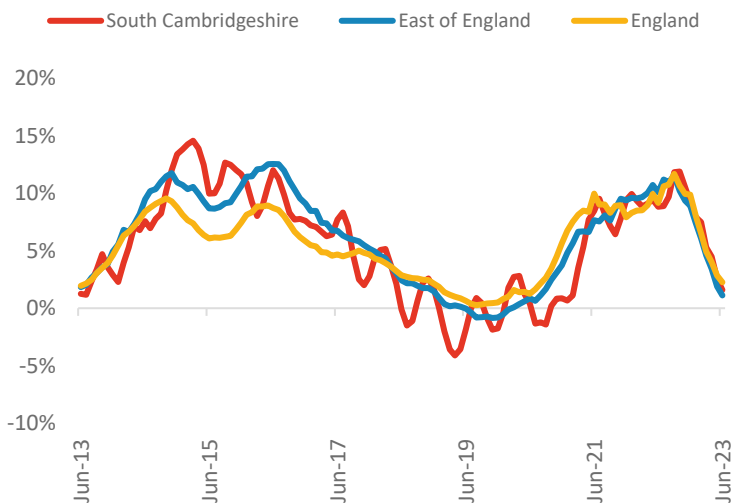


Powered by: **BuiltPlace**

	Current level	3 month	Annual	5 year	10 year
House prices	£437,947	-1.5%	1.6%	18.2%	68.5%
Transactions	1,863	-10.9%	-23.4%	-19.9%	-13.8%

House Prices (June 2023 data)

Annual Change in House Prices

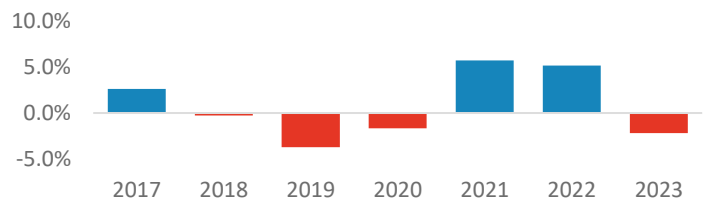


House prices in South Cambridgeshire grew by 1.6% in the 12 months to June 2023 (based on 3-month smoothed data). By comparison national house prices grew by 2.2% and prices in the East of England grew by 1.1% over the same period.

South Cambridgeshire house prices are now 66.2% above their previous peak in 2007, compared to +66.5% for the East of England and +56.6% across England.

Local prices have fallen by 2.2% in 2023 so far, compared to growth of 5.2% over the same period last year.

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

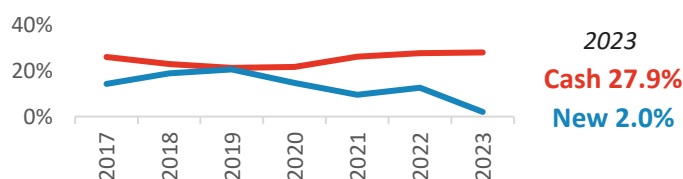


Transactions (April 2023 data)

There were 1,863 transactions in South Cambridgeshire 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 South Cambridgeshire have fallen by 35.9% since 2014, compared to changes of -31.6% for the East of England and -26.4% for England.

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.

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

