

# October 2023 Housing Market Report

## City of London

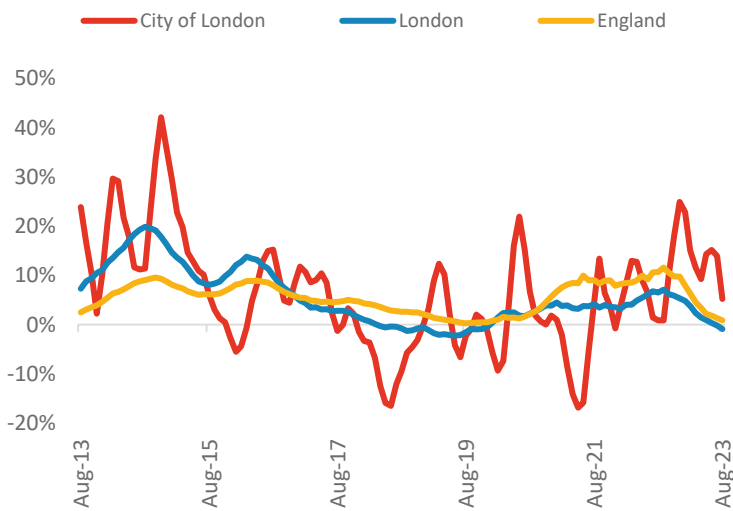
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	Current level	3 month	Annual	5 year	10 year
House prices	£889,432	-0.6%	5.2%	15.9%	40.9%
Transactions	138	-6.8%	16.0%	-57.0%	-38.4%

### House Prices (August 2023 data)

#### Annual Change in House Prices



House prices in City of London grew by 5.2% in the 12 months to August 2023 (based on 3-month smoothed data). By comparison national house prices grew by 0.9% and prices in London fell by 0.9% over the same period.

City of London house prices are now 96.6% above their previous peak in 2007, compared to +78.7% for London and +58.4% across England.

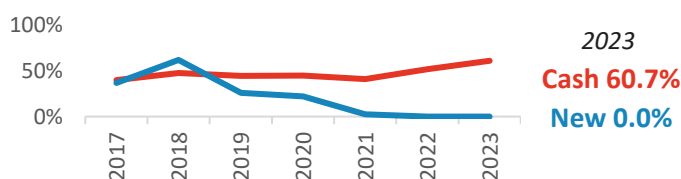
Local prices have fallen by 6.9% in 2023 so far, compared to growth of 10.5% over the same period last year.

### Transactions (June 2023 data)

There were 138 transactions in City of London during the 12 months to June 2023. This is 36% of the average from 2001-05 and suggests activity is significantly below pre-downturn levels.

Transactions in City of London have fallen by 57.3% since 2014, compared to changes of -39.6% for London and -29.7% for England.

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

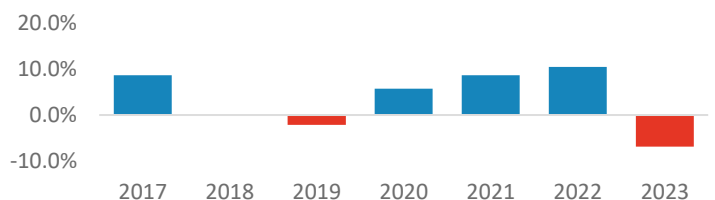


\* The latest data here is subject to the 'Land Registry Lag'. For more details:

<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.

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



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

