

## Derbyshire Dales

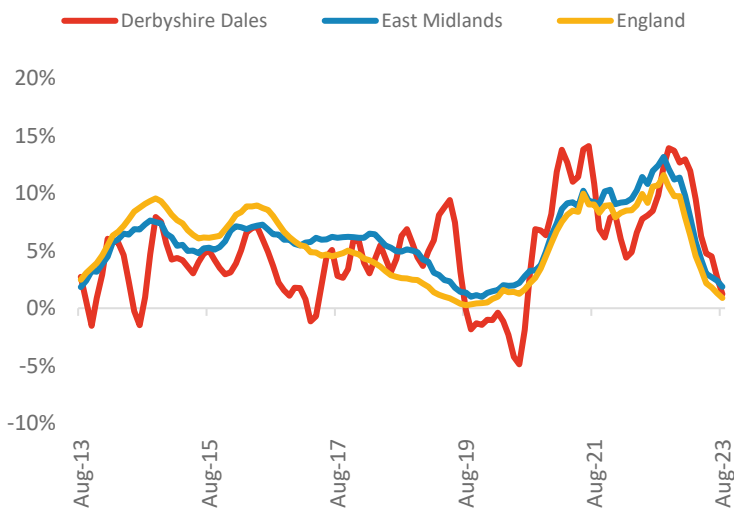


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	Current level	3 month	Annual	5 year	10 year
House prices	£330,542	-0.7%	1.2%	26.7%	52.3%
Transactions	854	-6.5%	-14.9%	-28.1%	-6.7%

### House Prices (August 2023 data)

#### Annual Change in House Prices

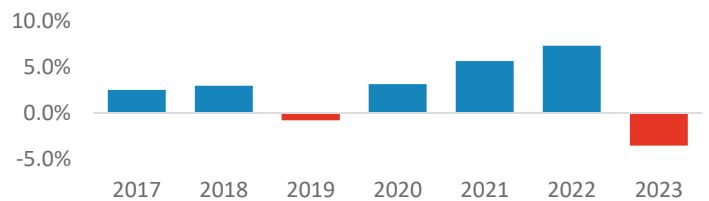


House prices in Derbyshire Dales grew by 1.2% in the 12 months to August 2023 (based on 3-month smoothed data). By comparison national house prices grew by 0.9% and prices in the East Midlands grew by 1.9% over the same period.

Derbyshire Dales house prices are now 45.0% above their previous peak in 2007, compared to +57.6% for the East Midlands and +58.4% across England.

Local prices have fallen by 3.6% in 2023 so far, compared to growth of 7.4% over the same period last year.

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

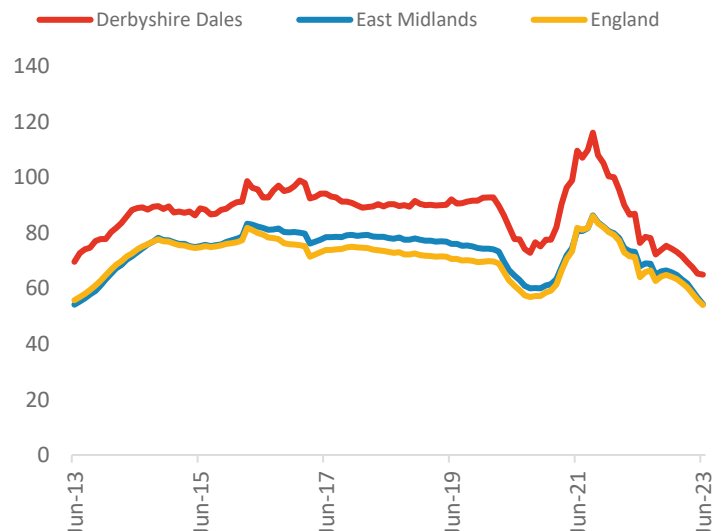


### Transactions (June 2023 data)

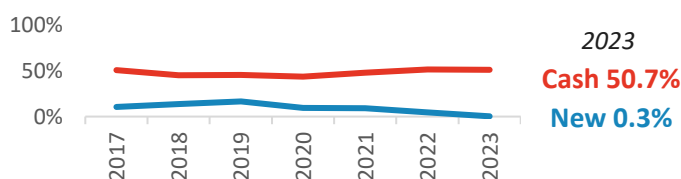
There were 854 transactions in Derbyshire Dales during the 12 months to June 2023. This is 65% of the average from 2001-05 and suggests activity is significantly below pre-downturn levels.

Transactions in Derbyshire Dales have fallen by 27.4% since 2014, compared to changes of -29.6% for the East Midlands and -29.7% 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.