

## Wolverhampton

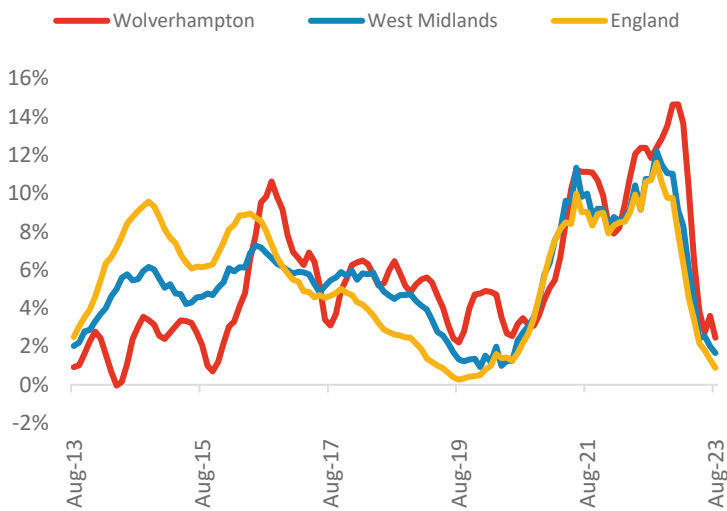


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|              | Current level | 3 month | Annual | 5 year | 10 year |
|--------------|---------------|---------|--------|--------|---------|
| House prices | £198,436      | 1.2%    | 2.5%   | 34.7%  | 70.7%   |
| Transactions | 2,094         | -10.0%  | -21.0% | -33.4% | -2.3%   |

### House Prices (August 2023 data)

#### Annual Change in House Prices

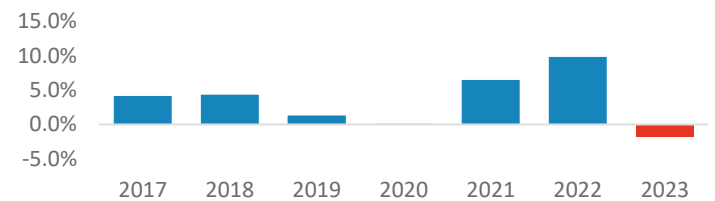


House prices in Wolverhampton grew by 2.5% in the 12 months to August 2023 (based on 3-month smoothed data). By comparison national house prices grew by 0.9% and prices in the West Midlands grew by 1.7% over the same period.

Wolverhampton house prices are now 44.4% above their previous peak in 2007, compared to +52.4% for the West Midlands and +58.4% across England.

Local prices have fallen by 1.8% in 2023 so far, compared to growth of 9.9% over the same period last year.

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

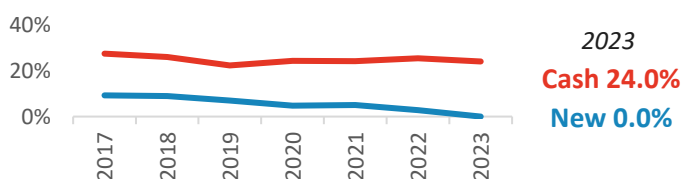


### Transactions (June 2023 data)

There were 2,094 transactions in Wolverhampton during the 12 months to June 2023. This is 56% of the average from 2001-05 and suggests activity is significantly below pre-downturn levels.

Transactions in Wolverhampton have fallen by 22.5% since 2014, compared to changes of -25.4% for the West Midlands 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.

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

