

# February 2024 Housing Market Report

## Camden

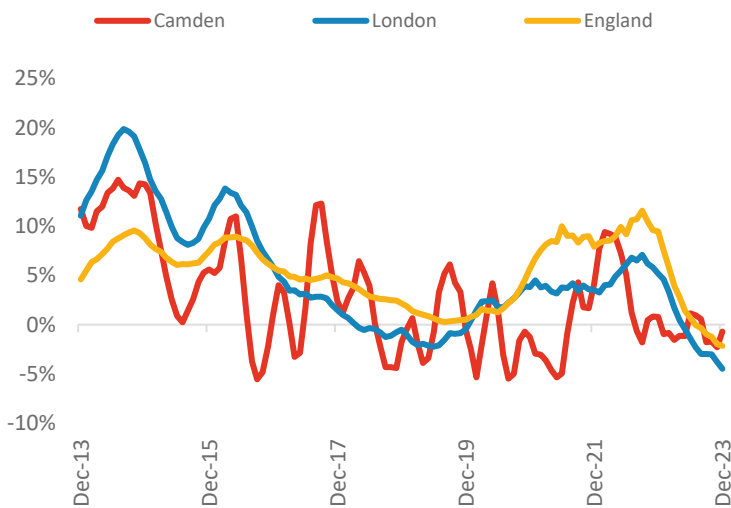
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|              | Current level | 3 month | Annual | 5 year | 10 year |
|--------------|---------------|---------|--------|--------|---------|
| House prices | £872,777      | 0.9%    | -0.7%  | 2.4%   | 25.5%   |
| Transactions | 1,510         | -10.7%  | -19.1% | -18.2% | -45.7%  |

### House Prices (December 2023 data)

#### Annual Change in House Prices

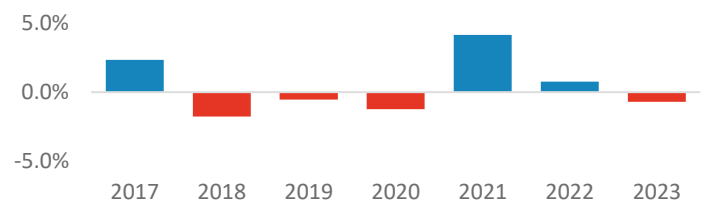


House prices in Camden fell by 0.7% in the 12 months to December 2023 (based on 3-month smoothed data). By comparison national house prices fell by 2.2% and prices in London fell by 4.5% over the same period.

Camden house prices are now 62.6% above their previous peak in 2007, compared to +71.5% for London and +55.8% across England.

Local prices have fallen by 0.7% in 2023 so far, compared to growth of 0.8% over the same period in 2022.

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

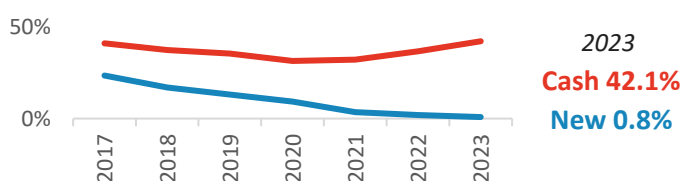


### Transactions (October 2023 data)

There were 1,510 transactions in Camden during the 12 months to October 2023. This is 43% of the average from 2001-05 and suggests activity is significantly below pre-downturn levels.

Transactions in Camden have fallen by 45.7% since 2014, compared to changes of -46.3% for London and -36.8% 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)

