

Kensington and Chelsea

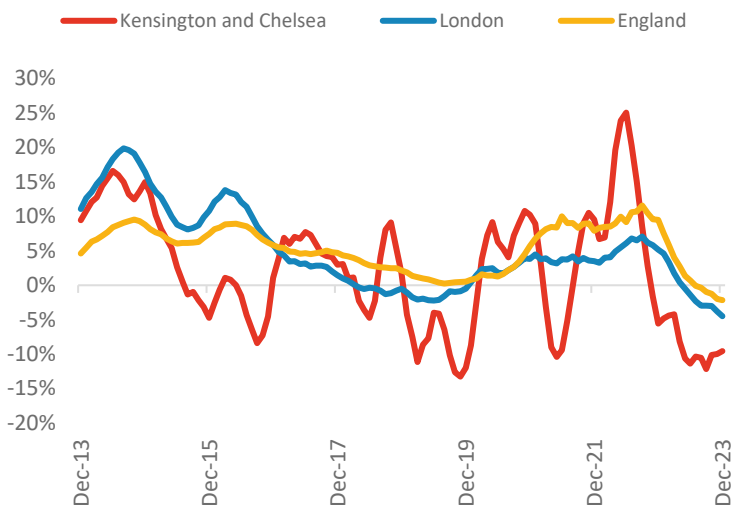


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| | Current level | 3 month | Annual | 5 year | 10 year |
|--------------|---------------|---------|--------|--------|---------|
| House prices | £1,125,353 | -7.7% | -9.6% | -9.2% | 5.3% |
| Transactions | 1,430 | -8.4% | -22.2% | 1.9% | -43.4% |

House Prices (December 2023 data)

Annual Change in House Prices



House prices in Kensington and Chelsea fell by 9.6% 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.

Kensington and Chelsea house prices are now 50.1% above their previous peak in 2007, compared to +71.5% for London and +55.8% across England.

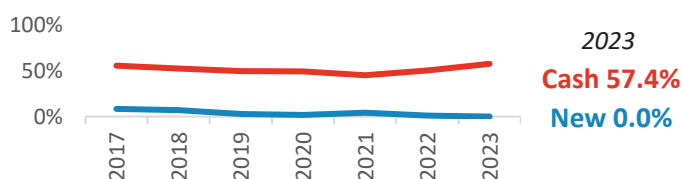
Local prices have fallen by 9.6% in 2023 so far, compared to a fall of 5.6% over the same period in 2022.

Transactions (October 2023 data)

There were 1,430 transactions in Kensington and Chelsea during the 12 months to October 2023. This is 37% of the average from 2001-05 and suggests activity is significantly below pre-downturn levels.

Transactions in Kensington and Chelsea have fallen by 47.1% 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*

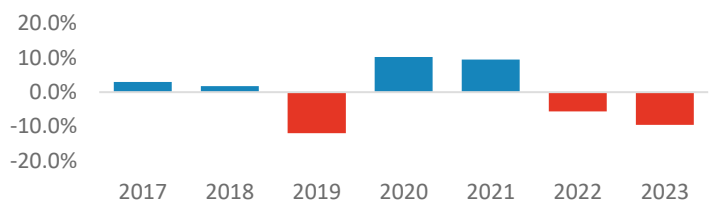


* The latest data here is subject to the 'Land Registry Lag'. For more details:

<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.

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



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

