

Newcastle upon Tyne

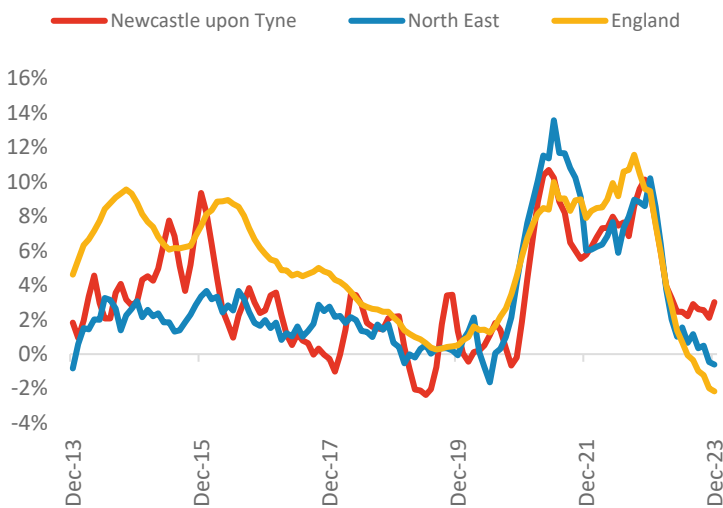


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	Current level	3 month	Annual	5 year	10 year
House prices	£199,817	2.1%	3.0%	23.0%	44.8%
Transactions	2,956	-10.0%	-21.9%	-22.7%	3.4%

House Prices (December 2023 data)

Annual Change in House Prices

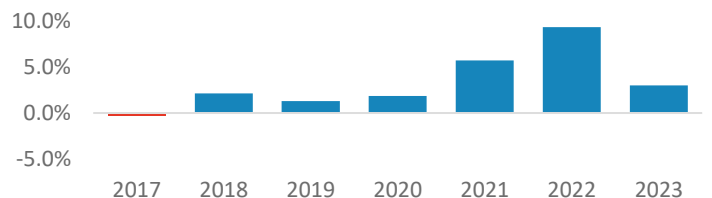


House prices in Newcastle upon Tyne grew by 3.0% in the 12 months to December 2023 (based on 3-month smoothed data). By comparison national house prices fell by 2.2% and prices in the North East fell by 0.6% over the same period.

Newcastle upon Tyne house prices are now 21.0% above their previous peak in 2007, compared to +14.7% for the North East and +55.8% across England.

Local prices have grown by 3.0% in 2023 so far, compared to growth of 9.4% over the same period in 2022.

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

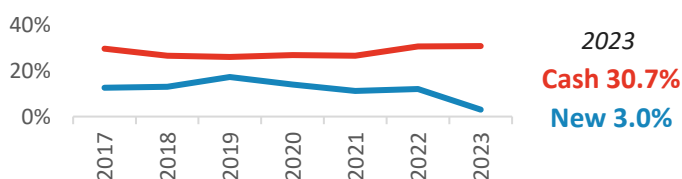


Transactions (October 2023 data)

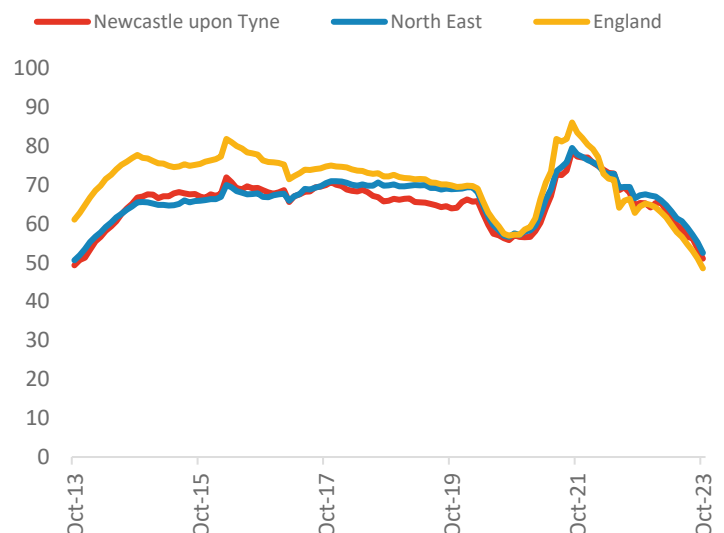
There were 2,956 transactions in Newcastle upon Tyne during the 12 months to October 2023. This is 51% of the average from 2001-05 and suggests activity is significantly below pre-downturn levels.

Transactions in Newcastle upon Tyne have fallen by 24.6% since 2014, compared to changes of -19.9% for the North East and -36.8% for England.

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



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



* 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.