

## Elmbridge

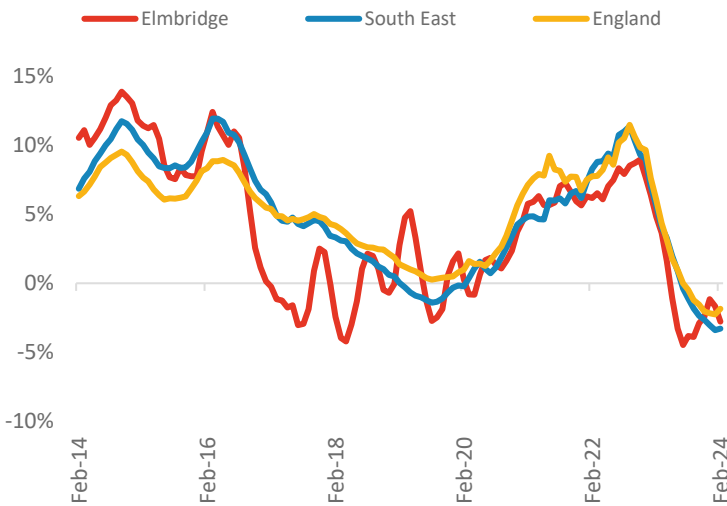


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	Current level	3 month	Annual	5 year	10 year
House prices	£653,855	-1.8%	-2.8%	14.8%	42.0%
Transactions	1,461	-17.3%	-41.2%	-31.0%	-50.5%

### House Prices (February 2024 data)

#### Annual Change in House Prices



House prices in Elmbridge fell by 2.8% in the 12 months to February 2024 (based on 3-month smoothed data). By comparison national house prices fell by 1.9% and prices in the South East fell by 3.3% over the same period.

Elmbridge house prices are now 63.1% above their previous peak in 2007, compared to +55.8% for the South East and +52.9% across England.

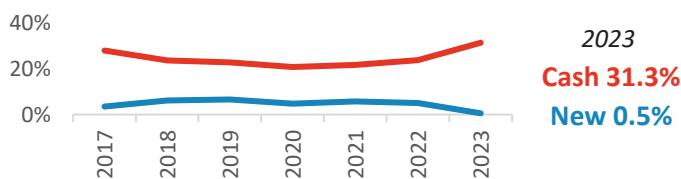
Local prices have fallen by 2.8% in 2024 so far, compared to a fall of 1.1% over the same period in 2023.

### Transactions (December 2023 data)

There were 1,461 transactions in Elmbridge during the 12 months to December 2023. This is 43% of the average from 2001-05 and suggests activity is significantly below pre-downturn levels.

Transactions in Elmbridge have fallen by 49.1% since 2014, compared to changes of -46.1% for the South East and -41.2% for England.

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

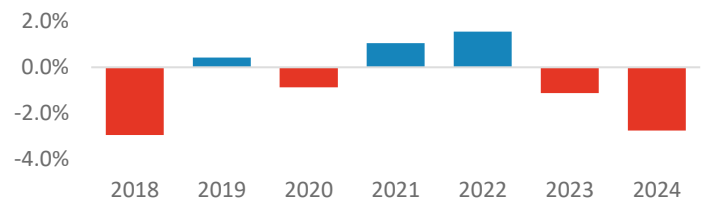


\* The latest data here is subject to the 'Land Registry Lag'. For more details:

<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 February



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

