

Telford and Wrekin

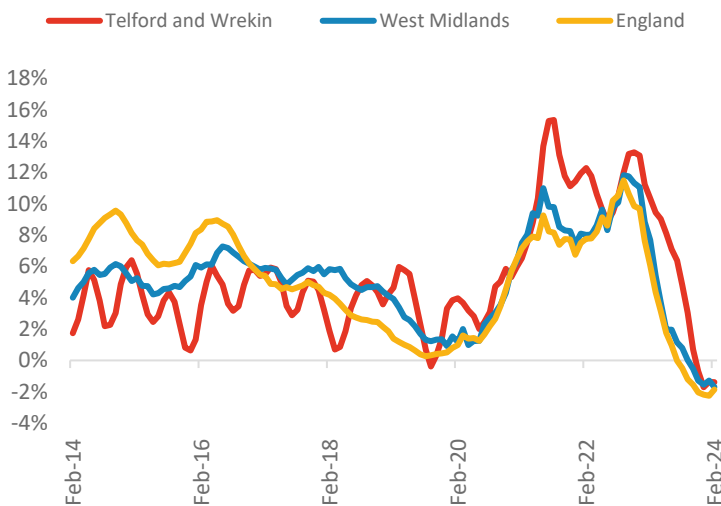


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	Current level	3 month	Annual	5 year	10 year
House prices	£224,501	-0.1%	-1.4%	35.3%	66.2%
Transactions	1,709	-14.9%	-38.2%	-40.2%	-22.1%

House Prices (February 2024 data)

Annual Change in House Prices

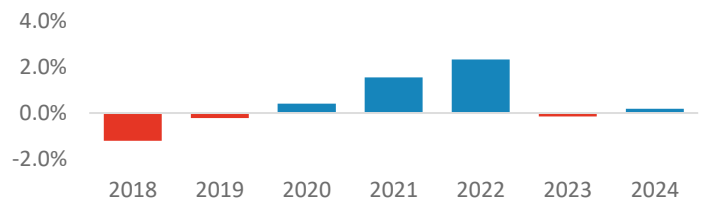


House prices in Telford and Wrekin fell by 1.4% in the 12 months to February 2024 (based on 3-month smoothed data). By comparison national house prices fell by 1.9% and prices in the West Midlands fell by 1.7% over the same period.

Telford and Wrekin house prices are now 44.7% above their previous peak in 2007, compared to +48.3% for the West Midlands and +52.9% across England.

Local prices have grown by 0.2% in 2024 so far, compared to a fall of 0.1% over the same period in 2023.

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

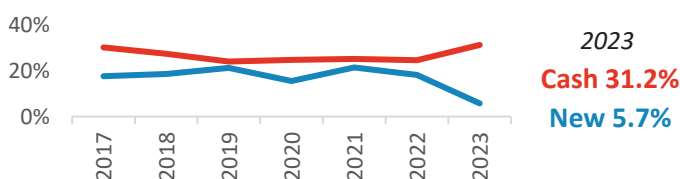


Transactions (December 2023 data)

There were 1,709 transactions in Telford and Wrekin during the 12 months to December 2023. This is 45% of the average from 2001-05 and suggests activity is significantly below pre-downturn levels.

Transactions in Telford and Wrekin have fallen by 38.7% since 2014, compared to changes of -37.5% for the West Midlands 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.

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

