October 2026 Housing Market Report

Mole Valley

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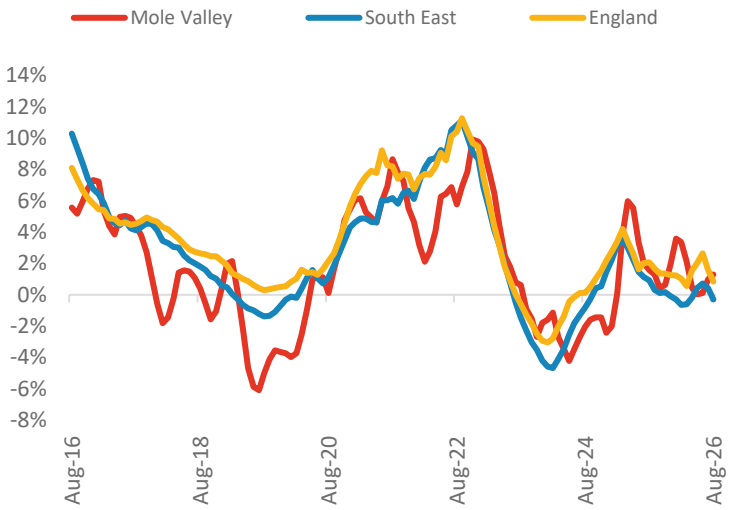
	Current level	3 month	Annual	5 year	10 year
House prices	£552,344	**0.1%**	**1.3%**	**7.3%**	**16.2%**
Transactions	1,075	**-0.3%**	**-17.1%**	**-45.6%**	**-26.2%**

House Prices (August 2026 data)

Annual Change in House Prices

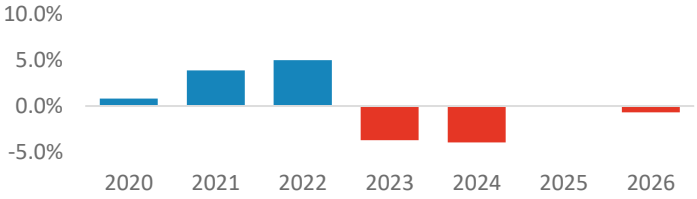


House prices in Mole Valley grew by 1.3% in the 12 months to August 2026 (based on 3-month smoothed data). By comparison national house prices grew by 0.9% and prices in the South East fell by 0.3% over the same period.

Mole Valley house prices are now 56.3% above their previous peak in 2007, compared to +58.0% for the South East and +59.3% across England.

Local prices have fallen by 0.7% in 2026 so far, compared to no change over the same period in 2025.

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

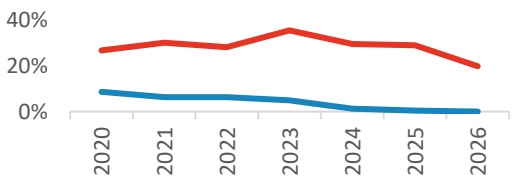


Transactions (June 2026 data)

There were 1,075 transactions in Mole Valley during the 12 months to June 2026. This is 63% of the average from 2001-05 and suggests activity is significantly below pre-downturn levels.

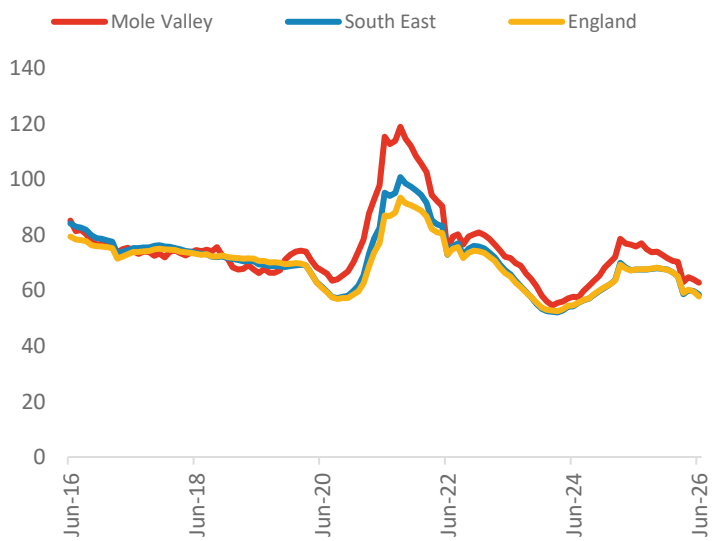
Transactions in Mole Valley have fallen by 28.7% since 2014, compared to changes of -30.1% for the South East and -24.7% for England.

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



2026
Cash 19.7%
New 0.0%

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.

Source: UK House Price Index, Contains HM Land Registry data © Crown copyright