

The information below has been sourced from The Land Registry and captures changes in the value of residential properties by analysing sales data collected on all residential housing transactions, whether for cash or with a mortgage, in England and Wales since January 1995.

www.landregistry.gov.uk



**SEPT
2009**

Please note - The latest available data is for September 2009, save for sales volume data which is subject to a 2 month delay due to the lag in the registration of sold properties.

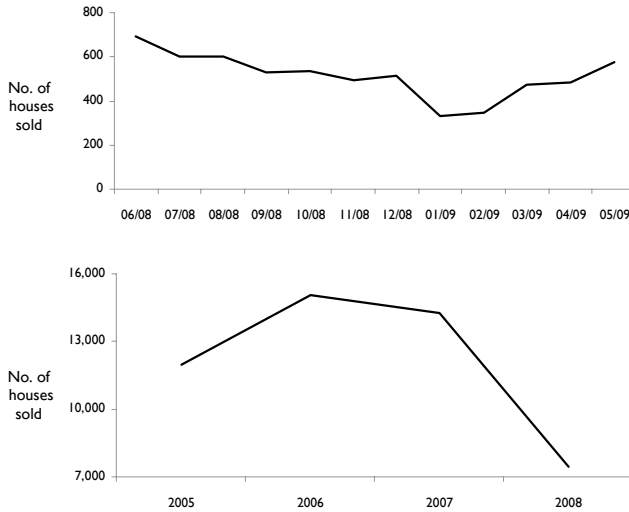
Produced by Daniel Plumb.

Research and Information Team, Leicestershire County Council.
0116 3055509 daniel.plumb@leics.gov.uk

Accessed from <http://www.lsr-online.org/>

Leicestershire

Number of houses sold in Leicestershire



Number of houses sold in Leicestershire during the last 12 months

House sales in Leicestershire have increased 19.3% over the last month, equating to 93 sales

In the last 12 months the average sales rate in Leicestershire, per month, was 515 sales

The monthly sales average for the last 6 months is 455, this average is lower than the preceding 6 months by 121 sales

692 houses were sold in June 2008; the highest monthly sales volume in the last 12 months

332 houses were sold in January 2009; the lowest monthly sales volume in the last 12 months

Number of houses sold in Leicestershire 2005-2008

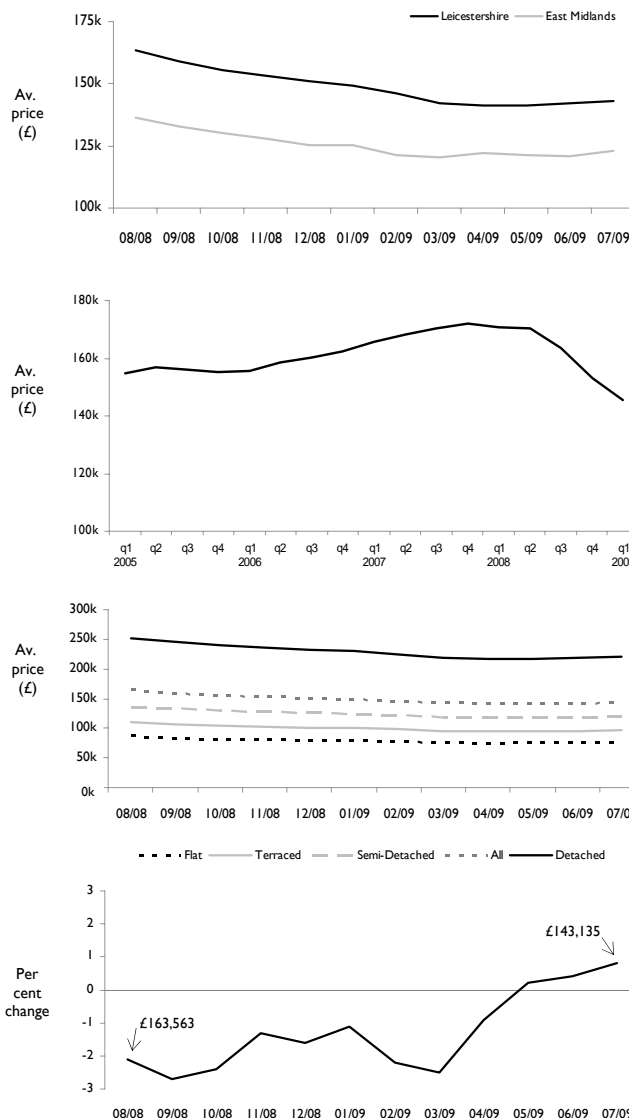
Annual house sales in 2008 decreased 47.7% compared to the sales volume in 2007

In the last 4 years the peak year for sales was in 2006 (15,059 sales)

In the last 4 years the worst year for sales was in 2008 (7,453 sales)

Sales over the last four years have averaged 12,183 per annum

Average House Prices in Leicestershire



Average house prices in Leicestershire and East Midlands over last 12 months

In Leicestershire, average house prices in the past month have increased by £1,134

Average house prices in Leicestershire have fallen £20,000 over the last 12 months (nearest '000)

Average house prices across the East Midlands have fallen £13,000 over the last 12 months

The largest monthly average price drop over the last 12 months was £4,351 which occurred between September 2008 and the preceding month

Over the last 12 months, house prices in Leicestershire have been reducing at an average of £2,330 a month

True quarterly average house prices 2005-2008

During q1 2005 and q4 2008 average house prices in Leicestershire fell by 6.1% (£9,500)

The largest quarterly average price drop over the last 4 complete years was £10,173 which occurred between q4 2008 and the preceding quarter

During q1 2005 and q1 2009, the LOWEST quarterly house price average was £145,427 which occurred in q1 2009

During q1 2005 and q1 2009, the HIGHEST quarterly house price average was £171,977 which occurred in q4 2007

Average house price by household type

In the last month the average price of a Detached house has increased by £1,746 (0.8%)

Semi-Detached houses have increased by £946 (0.8%)

Flats have increased by £599 (0.8%)

Terraced houses have increased by £761 (0.8%)

Per cent change in average house prices over the last 12 months

In the last month, the average house price in Leicestershire increased by 0.8%

Excluding the last six months, current average house prices in Leicestershire are at the same level as they were in May 2004

The largest monthly price decrease in the last 12 months was £4,351, occurring in September 2008

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Leicester City

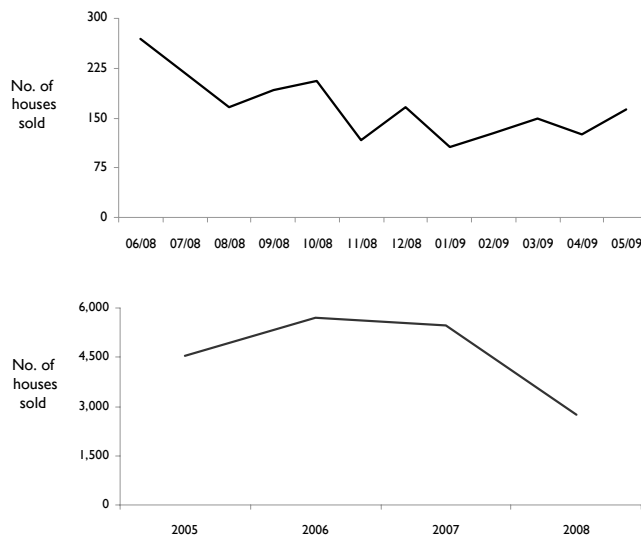
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Number of houses sold in Leicester City



Number of houses sold in Leicester City during the last 12 months

House sales in Leicester City have increased 30.4% over the last month, equating to 38 sales

In the last 12 months the average sales rate in Leicester City, per month, was 167 sales

The monthly sales average for the last 6 months is 139, this average is lower than the preceding 6 months by 55 sales

270 houses were sold in June 2008; the highest monthly sales volume in the last 12 months

106 houses were sold in January 2009; the lowest monthly sales volume in the last 12 months

Number of houses sold in Leicester City 2005-2008

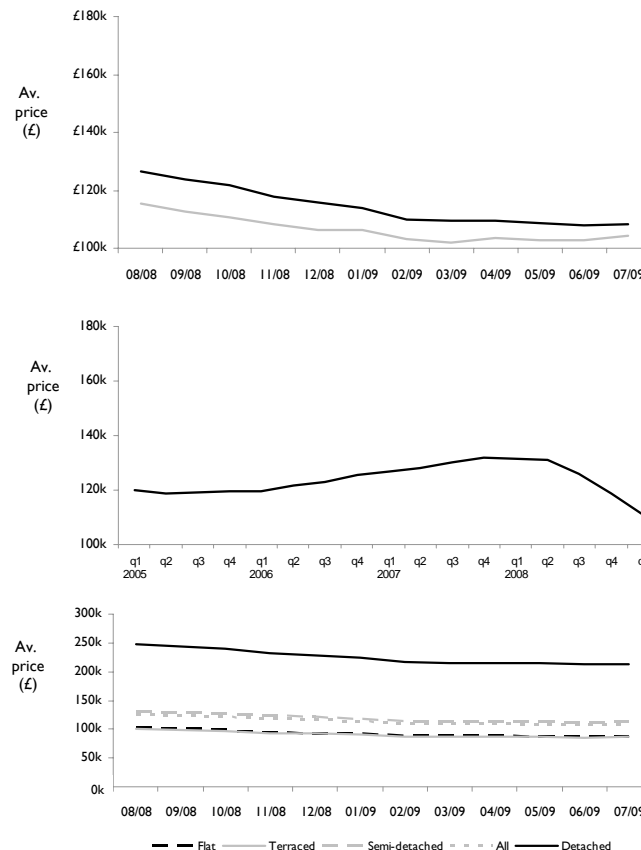
Annual house sales in 2008 decreased 50% compared to the sales volume in 2007

In the last 4 years the peak year for sales was in 2006 (5,711 sales)

In the last 4 years the worst year for sales was in 2008 (2,739 sales)

Sales over the last four years have averaged 4,615 per annum

Average House Prices in Leicester City



Average house prices in Leicester City and East Midlands over last 12 months

In Leicester City, average house prices in the past month increased by £442

Average house prices in Leicester City have fallen £18,000 over the last 12 months (nearest '000)

Average house prices across the East Midlands have fallen £11,000 over the last 12 months

The largest monthly average price drop over the last 12 months was £3,859 which occurred between February 2009 and the preceding month

Over the last 12 months, house prices in Leicester City have been reducing at an average of £1,678 a month

True quarterly average house prices 2005-2008

During q1 2005 and q4 2008 average house prices in Leicester City fell by 7.7% (£9,304)

The largest quarterly average price drop over the last 4 complete years was £7,936 which occurred between q1 2009 and the preceding quarter

During q1 2005 and q4 2008, the LOWEST quarterly house price average was £110,858 which occurred in q1 2009

During q1 2005 and q4 2008, the HIGHEST quarterly house price average was £131,759 which occurred in q4 2007

Average house price by household type

In the last month the average price of a Detached house has increased by £870 (0.4%)

Semi-Detached houses have increased by £462 (0.4%)

Flats have increased by £357 (0.4%)

Terraced houses have increased by £352 (0.4%)

Per cent change in average house prices over the last 12 months

In the last month, the average house price in Leicester City increased by 0.41%

Excluding the last six months, current average house prices in Leicester City are at the same level as they were in May 2004

The largest monthly price decrease in the last 12 months was £3,859, occurring in February 2009

