

PROPERTY REPORTS

from Severn Trent Searches

Q3 2022

- ❑ House prices - annual change percent (by region) – Aug 2022 data
- ❑ House prices - annual % change 2 year comparison (Severn Trent region) – Aug 2022 data
- ❑ Sales trend – sales comparison (by county) – Q2 2022 data
- ❑ Mortgage lenders – market share – 2021 data



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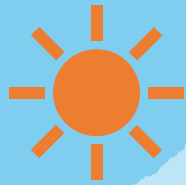


House Prices

annual change % - August 2022



House price increases follow a central South West to North West trend



UK hotspots

Annual increase

Devon, South West ↑ **25.5%**

Bournemouth, Christchurch & Poole, South West ↑ **24%**

Cheshire East, North West ↑ **23.4%**



Turbulent areas

Annual decrease

City of London, Greater London ↓ **27.2%**

City of Westminster, Greater London ↓ **18%**

Tower Hamlets, Greater London ↓ **17.9%**

South West

↑ **18.6%**

West Midlands

↑ **18.1%**

North West

↑ **16.5%**

East Midlands

↑ **16.5%**

East of England

↑ **15.7%**

Yorkshire and the Humber

↑ **15.5%**

North East

↑ **12.5%**

Wales

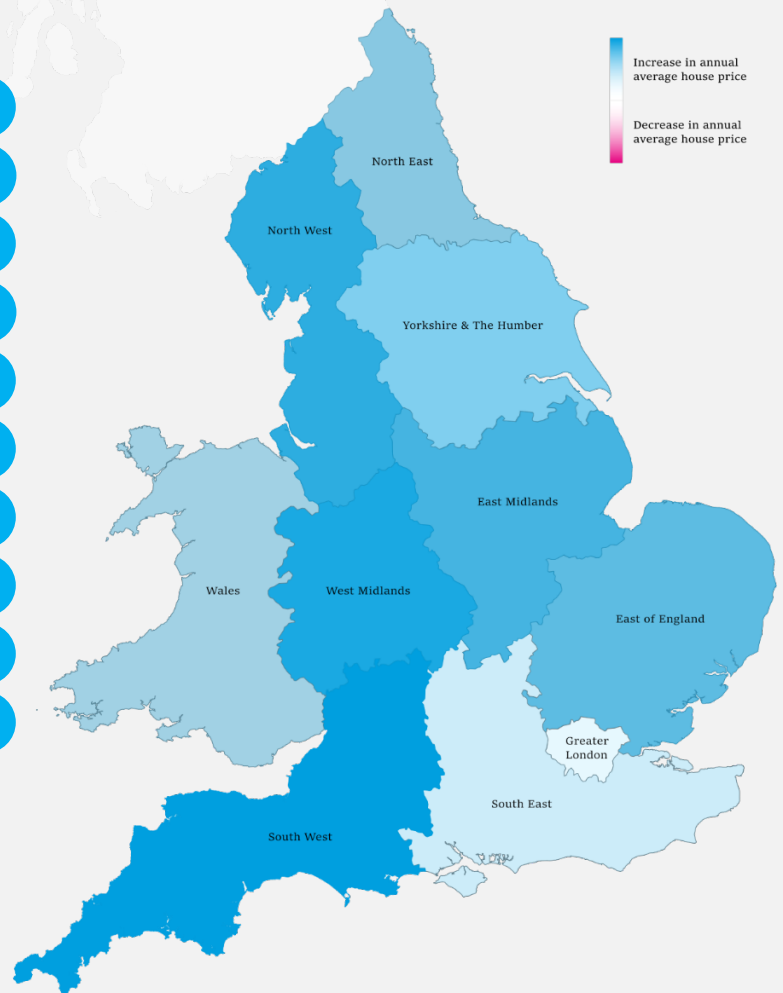
↑ **12.1%**

South East

↑ **10.4%**

Greater London

↑ **3.2%**



Data source: www.acadata.co.uk

Figures based upon comparing seasonal annual figures i.e. August 2022 against August 2021 data

House Prices

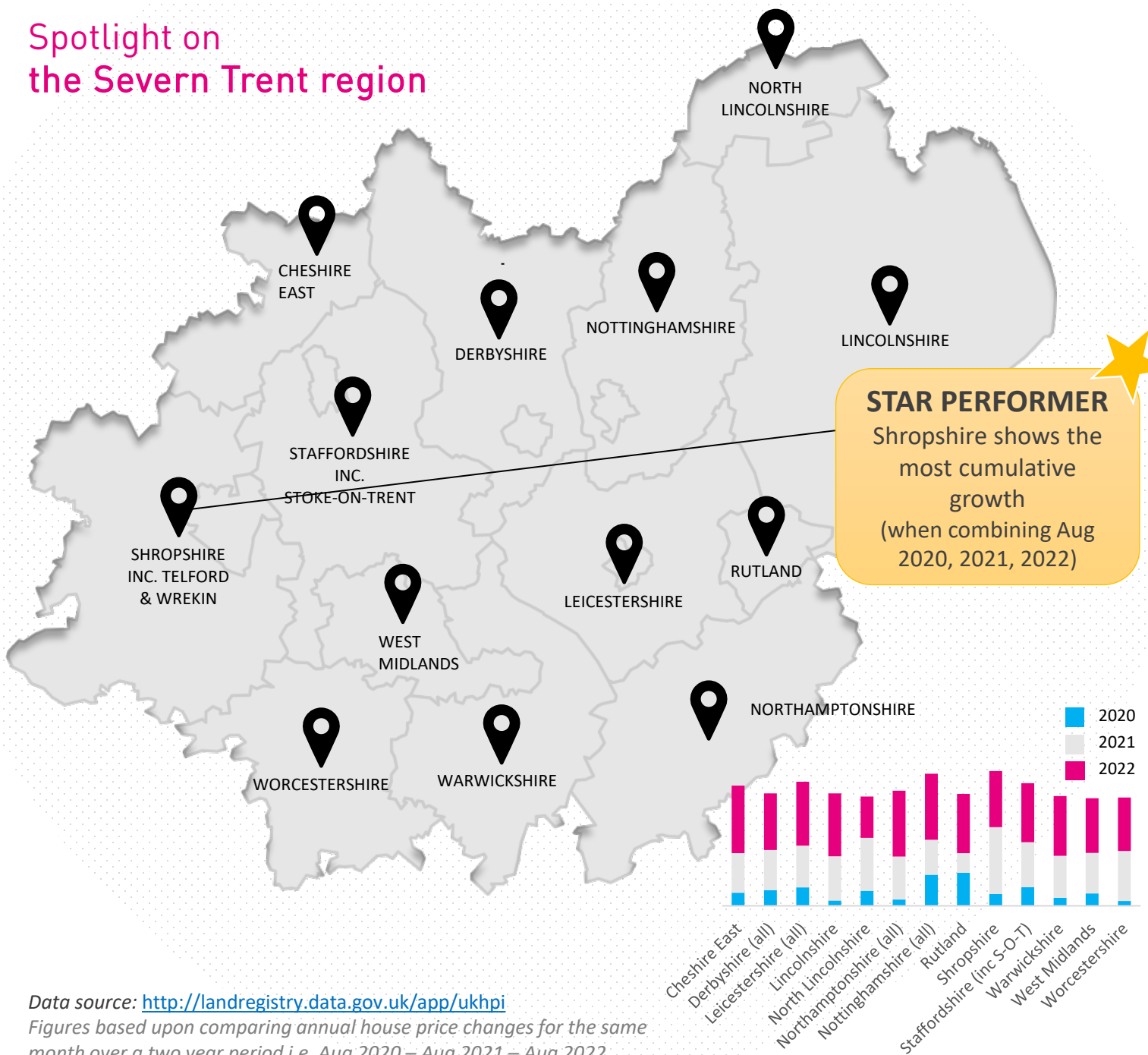
Annual change % – Two-year comparison

Aug 2020 Aug 2021 Aug 2022

House prices in the Severn Trent region (STR) continue to grow strongly in 2022

2020 **3.39%**
 2021 **9.74%**
 2022 **13.32%**

Spotlight on the Severn Trent region

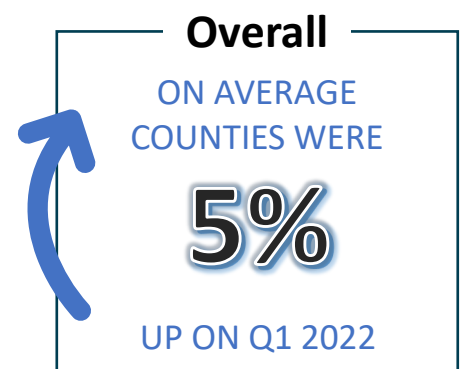


Data source: <http://landregistry.data.gov.uk/app/ukhpi>
 Figures based upon comparing annual house price changes for the same month over a two year period i.e. Aug 2020 – Aug 2021 – Aug 2022

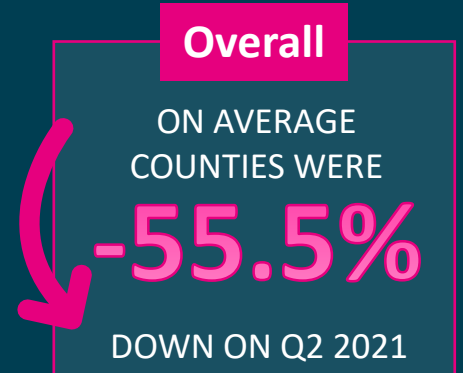
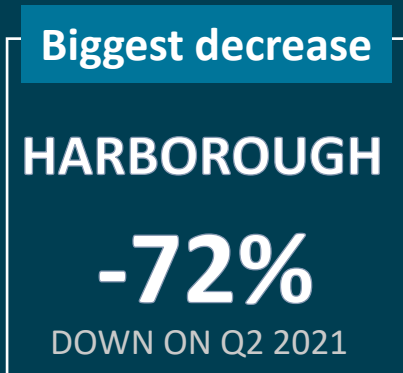
Sales Trend

Q2 2022 sales comparison by County

Q2 2022 comparison
to last quarter (Q1 2022)













Q2 2022 comparison
to last year (Q2 2021)



Mortgage Lenders

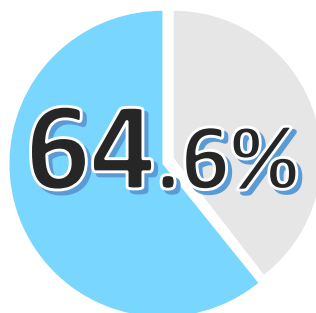
Market Share - 2021

THE TOP FIVE

		Market Share 2021	Difference to 2020 market share
1		18.1%	 0.8%
2		11.7%	 1.2%
3		11.5%	 0.3%
4		10.8%	 0.0%
5		10.7%	 1.7%

£55.9bn

the amount loaned out by the Lloyds Banking Group in 2021



A MAJORITY SHARE

of all mortgage lending in the UK goes through the TOP FIVE providers

Data source: www.ukfinance.org.uk

Figures based upon comparing annual lending figures for mortgage providers between 2020 & 2021

A little bit about Severn Trent Searches

We're one of the biggest and long-established search providers in the region. Established in 2000, we're the official providers of the CON29DW within the Severn Trent region.

As well as drainage and water searches, we also provide:



Local Authority
searches



Mining & Subsidence
searches



Environmental
searches



Chancel and title
searches



Flood searches



Utility searches



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