

# Sales Market

Hay on Wye

Chancellors

As part of our customer service promise, we invest time and energy into helping our clients make informed decisions. Our market reports take an analytical approach in presenting latest insight on the UK property market, with a more detailed focus on the Hay on Wye market. Talk to us to learn more.



CHRIS DORSETT | SALES MANAGER

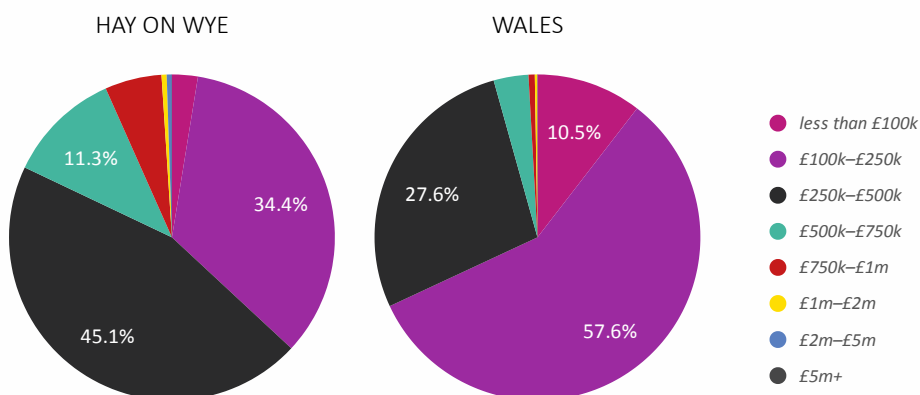
## Hay on Wye | Sales Prices

### SALES BY PROPERTY TYPE

	Detached	Semi-detached	Terraced	Flat/Apartment
<b>Number of sales</b> last 12 months	88	51	48	8
<b>Average price achieved</b> last 12 months	£435,451	£253,953	£219,531	£128,035
<b>Average price change</b> per square foot				
1 year	11.6%	-5%	-5.5%	-1%
5 years	49.8%	25.1%	19.9%	33.7%
10 years	76.3%	50.7%	47.3%	3.3%

Source: Dataloft by PriceHubble, Land Registry, MHCLG

### SALES BY PRICE BAND OVER THE LAST 12 MONTHS



Source: Dataloft by PriceHubble, Land Registry, MHCLG

### Local Summary

Over the last 12 months the average sales price in **Hay on Wye** was **£304,160**. The average price on a per square foot basis was **£278**.

The highest value recorded by the Land Registry over the past 12 months was **£223,500** for a flat and **£1,015,000** for a house.

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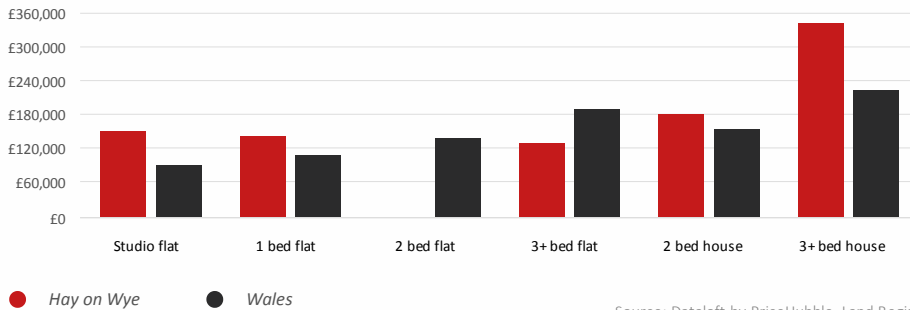
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## Hay on Wye | Sales Prices

## National Market

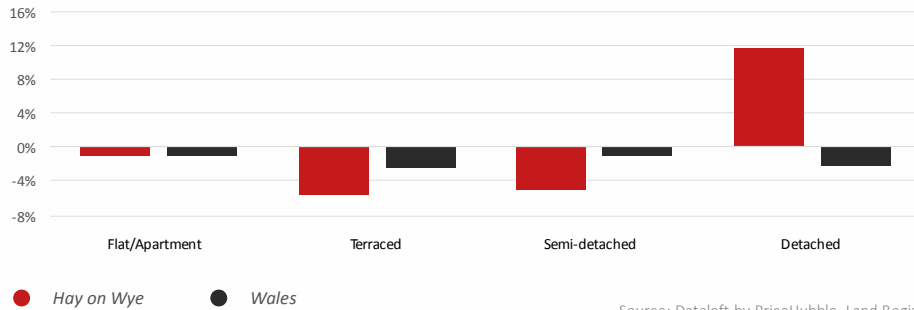
### AVERAGE PRICES BY BEDROOM OVER THE LAST 12 MONTHS



Source: Dataloft by PriceHubble, Land Registry

### ANNUAL CHANGE IN AVERAGE PRICE BY PROPERTY TYPE OVER THE LAST 12 MONTHS

Price per square foot



Source: Dataloft by PriceHubble, Land Registry

### House prices

Over the last 12 months the average sales price in Hay on Wye was **£304,160**, the total value of sales was **£63.9m**.

### Economy

The Bank of England held interest rates at 5% in September, with an expectation that they may be cut in November.

### Transactions

There were 90,630 transactions in July, a 5% rise compared to a year earlier (HMRC).

### Demand

There were 61,985 mortgage approvals in July which is 26% higher than a year ago (Bank of England).

### Investment

The number of homes available for rent remains a quarter (24%) below the pre-pandemic average (Hometrack).

### KEY MARKET METRICS OVER THE LAST 12 MONTHS

	Average Values	Change [%]	Number of Transactions	Change [%]
Hay on Wye	£304,160	1.4%	195	-33.9%
Wales	£193,856	-2.3%	30,136	-32.8%
England & Wales	£269,743	-3.1%	574,707	-34.4%

Source: Dataloft by PriceHubble, Land Registry, MHCLG

### Want to Know More?



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We'd love to hear from you at our branch. Get in touch!

