

# Sales Market

High Wycombe

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 High Wycombe market. Talk to us to learn more.



MILES WILSON | SENIOR BRANCH MANAGER

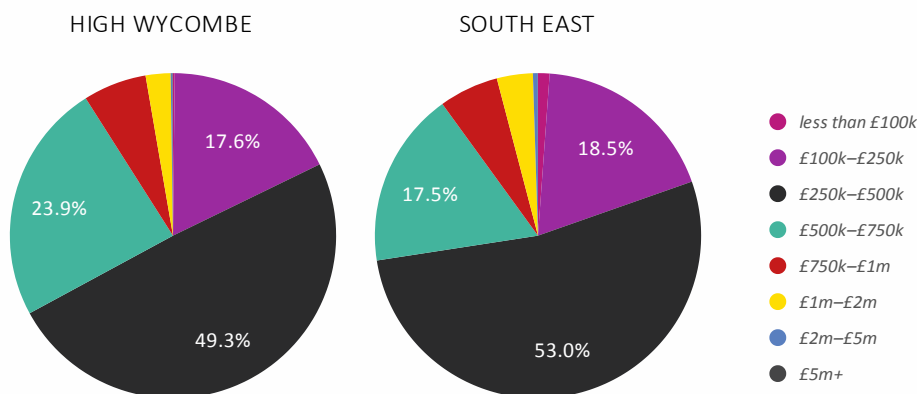
## High Wycombe | Sales Prices

### SALES BY PROPERTY TYPE

	Detached	Semi-detached	Terraced	Flat/Apartment
<b>Number of sales</b> <i>last 12 months</i>	426	528	339	411
<b>Average price achieved</b> <i>last 12 months</i>	£672,338	£445,686	£388,463	£222,344
<b>Average price change</b> <i>per square foot</i>				
1 year	-4.4%	0.2%	1.1%	-5.2%
5 years	8.4%	13.3%	15.1%	-0.9%
10 years	26.7%	31.4%	31%	11.3%

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 **High Wycombe** was **£408,186**. The average price on a per square foot basis was **£435**.

The highest value recorded by the Land Registry over the past 12 months was **£635,000** for a flat and **£3,800,000** for a house.

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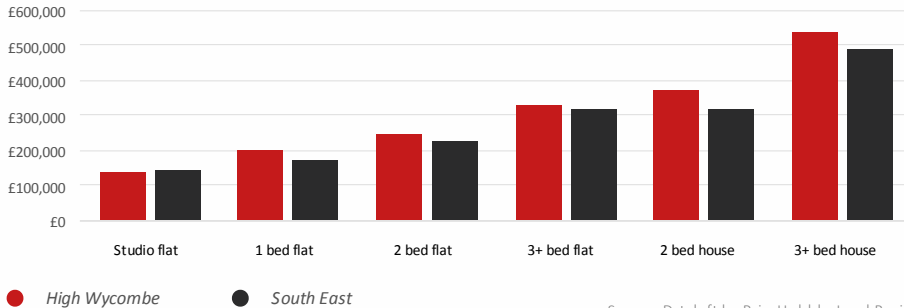
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National Market

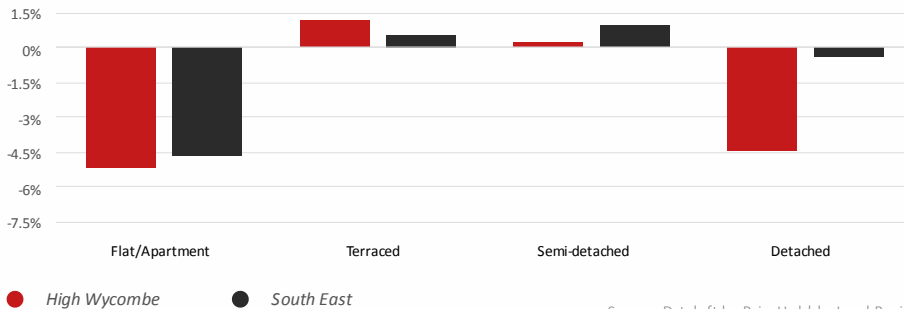
## AVERAGE PRICES BY BEDROOM OVER THE LAST 12 MONTHS



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

## KEY MARKET METRICS OVER THE LAST 12 MONTHS

	Average Values	Change [%]	Number of Transactions	Change [%]
High Wycombe	£408,186	-1.9%	1,704	-11.2%
South East	£373,033	-0.8%	120,120	-14.2%
England & Wales	£275,946	-2.3%	757,409	-15.9%

Source: Dataloft by PriceHubble, Land Registry, MHCLG

### House prices

Over the last 12 months the average sales price in High Wycombe was **£408,186**. the total value of sales was **£634m**.

### Economy

The Bank of England held interest rates at 3.75% in April, as uncertainty over the Iran war continues.

### Transactions

There were 104,070 transactions in March, down by 41% year-on-year (HMRC).

### Demand

There were 63,531 mortgage approvals in March which is just 0.8% lower than a year ago (Bank of England).

### Investment

The average void period increased from 22 to 24 days in April (Goodlord).

Want to Know More?



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

