

Appendix [REDACTED] submission CIL Bradford

**Table 1 Mean sold prices and numbers of sales in financial years 2014-15 and 2007-08
(postcodes of areas overleaf)**

Prices 14/15 Financial Yr	LS29	Area 1 Not LS29	Area 2	Area 3	Area 4	Area 5	Area 6	Area 7	Area 8	Area 9
Detached	£476,407	£298,899	£286,280	£234,510	£212,670	£220,937	£179,011	£162,549	£178,909	£85,999
Semi	£277,100	£168,427	£167,066	£143,388	£132,277	£116,989	£117,384	£110,349	£101,197	£92,268
Terrace	£262,679	£180,461	£135,657	£127,569	£115,723	£84,240	£81,649	£82,090	£74,895	£65,072
Flat	£197,406	£91,724	£116,663	£89,744	£91,029	£48,198	£50,496	£55,472	£52,559	£29,666
Sales 14/15 Financial Yr	LS29	Area 1 Not LS29	Area 2	Area 3	Area 4	Area 5	Area 6	Area 7	Area 8	Area 9
Detached	162	134	162	165	91	148	43	46	11	6
Semi	173	189	274	257	239	423	303	293	97	44
Terrace	192	87	260	339	240	394	196	257	268	249
Flat	140	57	212	134	119	270	262	47	38	3

Prices 07/08 Financial Yr	LS29	Area 1 Not LS29	Area 2	Area 3	Area 4	Area 5	Area 6	Area 7	Area 8	Area 9
Detached	£506,823	£303,956	£308,457	£240,575	£237,610	£213,442	£189,994	£201,070	£175,682	£190,438
Semi	£275,248	£181,682	£170,063	£154,929	£150,411	£97,650	£130,387	£120,172	£121,013	£61,290
Terrace	£255,013	£168,222	£147,915	£139,345	£122,043	£114,755	£117,929	£101,990	£92,750	£87,098
Flat	£186,748	£128,382	£157,662	£130,027	£144,987	£114,300	£135,501	£101,000	£71,311	£69,816
Sales 07/08 Financial Yr	LS29	Area 1 Not LS29	Area 2	Area 3	Area 4	Area 5	Area 6	Area 7	Area 8	Area 9
Detached	165	196	172	221	145	257	116	69	19	8
Semi	156	189	375	361	381	836	467	498	217	135
Terrace	145	140	416	457	489	870	432	525	764	708
Flat	195	57	247	187	205	267	229	89	23	27

Post codes of value areas used in Table 1 (taken from the Bradford Affordable Housing Economic Viability Assessment)

LS29	Area 1	Area 2	Area 3	Area 4	Area 5	Area 6	Area 7	Area 8	Area 9
LS29 0	BD16 3	BD13 5	BD10 0	BD13 3	BD1 1	BD1 5	BD12 0	BD21 1	BD21 3
LS29 6	BD17 5	BD15 0	BD10 8	BD14 6	BD1 2	BD2 1	BD12 8	BD21 2	BD3 8
LS29 7	BD17 6	BD16 1	BD13 4	BD16 2	BD1 3	BD2 2	BD15 7	BD3 0	BD3 9
LS29 8	BD22 0	BD16 4	BD15 8	BD18 1	BD1 4	BD2 4	BD18 2	BD4 7	BD4 9
LS29 9		BD17 7	BD15 9	BD20 8	BD10 9	BD22 6	BD21 5	BD5 8	BD5 0
		BD18 4	BD18 3	BD22 7	BD12 7	BD4 0	BD3 7	BD7 2	BD5 7
		BD20 5	BD20 0	BD22 8	BD12 9	BD7 1	BD4 8	BD8 8	BD5 9
		BD22 9	BD20 6	BD9 5	BD13 1	BD7 4	BD6 1	BD8 9	BD7 3
			BD20 9		BD13 2	BD8 7	BD6 2		
					BD20 7				
					BD21 4				
					BD2 3				
					BD4 6				
					BD6 3				
					BD8 0				
					BD9 4				
					BD9 6				

Table 2: Average house prices in Bradford (as presented in the DTZ report of June 2015)

Property Type	Average House Price	Number of Transactions September 2013 – September 2014
Detached	£233,245	1,369
Semi Detached	£139,167	3,090
Terrace	£109,034	3,594
Apartment	£84,914	710

Table 3: Maximum and minimum mean monthly prices of properties across Bradford from September 2013 to September 2014 inclusive (taken from Land Registry website) NB Prices fell back in September 2014

Property Type	Minimum mean & month achieved		Maximum mean & month achieved	
All types	£92,618	March 2014	£97,151	August 2014
Detached	£204,007	February 2014	£214,431	August 2014
Semi-detached	£98,513	March 2014	£103,335	August 2014
Terraced	£66,457	February 2014	£69,853	August 2014
Apartment/flat	£85,136	February 2014	£89,486	August 2014
Total volume of sales September 2013 – September 2014 inclusive (13 months): 7,243 (NB the Land Registry estimates only use properties that have been sold before)				