

Prices by district: A to I

Edinburgh average prices: two bedroom flats					
District	2011	2010	2009	2011 v 2010	2010 v 2009
CITY OF EDINBURGH	£174,246	£182,580	£171,570	-4.6%	6.4%
Abbeyhill	£144,219	£149,519	£153,800	-3.5%	-2.8%
Balerno	£149,179	£150,210	£144,056	-0.7%	4.3%
Balgreen	£131,063	£149,374	£149,000	-12.3%	0.3%
Barnton	£177,286	£191,667	£179,159	-7.5%	7.0%
Bellevue	£185,865	£199,400	£189,978	-6.8%	5.0%
Blackford	£190,284	£219,438	£185,667	-13.3%	18.2%
Bonnington	£147,266	£164,200	£147,457	-10.3%	11.4%
Broughton	£158,333	£192,193	£177,285	-17.6%	8.4%
Brunswick	£150,833	£165,583	£168,625	-8.9%	-1.8%
Bruntsfield	£241,341	£262,931	£224,563	-8.2%	17.1%
Canonmills	£164,833	£172,808	£179,214	-4.6%	-3.6%
Carrick Knowe	£120,788	£125,071	£127,850	-3.4%	-2.2%
Chesser	£135,900	£140,667	£134,499	-3.4%	4.6%
Clermiston	£99,374	£111,657	£112,050	-11.0%	-0.4%
Colinton	£177,763	£197,363	£196,250	-9.9%	0.6%
Colinton Mains	£122,499	£127,454	£126,423	-3.9%	0.8%
Comely Bank	£234,227	£237,893	£226,982	-1.5%	4.8%
Corstorphine	£149,748	£146,097	£143,322	2.5%	1.9%
Craigtintny	£105,769	£123,635	£113,806	-14.5%	8.6%
Craiglockhart	£192,523	£194,700	£219,024	-1.1%	-11.1%
Crewe	£100,512	£104,800	£107,786	-4.1%	-2.8%
Dalry	£151,695	£142,449	£150,033	6.5%	-5.1%
Duddingston	£118,446	£101,188	£116,548	17.1%	-13.2%
Easter Road	£137,429	£137,042	£140,654	0.3%	-2.6%
Fettes	£165,151	£174,701	£190,368	-5.5%	-8.2%
Gilmerton	£103,144	£107,001	£115,444	-3.6%	-7.3%
Gorgie	£139,777	£142,500	£127,250	-1.9%	12.0%
Grange	£290,440	£280,221	£224,992	3.6%	24.5%
Granton	£111,643	£119,444	£116,063	-6.5%	2.9%
Greenbank	£257,200	£254,221	£257,000	1.2%	-1.1%
Haymarket	£190,079	£205,143	£165,224	-7.3%	24.2%
Hillside	£214,880	£210,387	£193,875	2.1%	8.5%
Inverleith	£255,813	£214,382	£229,842	19.3%	-6.7%

All figures are based on sales of two-bedroom flats recorded by ESPC between January & September of the stated year. Figures are only quoted for districts where five or more sales were recorded in each year.

Prices by district: J to Z

Edinburgh average prices: two bedroom flats					
District	2011	2010	2009	2011 v 2010	2010 v 2009
CITY OF EDINBURGH	£174,246	£182,580	£171,570	-4.6%	6.4%
Joppa	£185,833	£198,629	£164,429	-6.4%	20.8%
Leith	£140,751	£151,196	£144,587	-6.9%	4.6%
Leith Links	£148,786	£173,107	£150,828	-14.0%	14.8%
Liberton	£128,972	£149,374	£133,809	-13.7%	11.6%
Marchmont	£254,349	£281,125	£261,968	-9.5%	7.3%
Meadowbank	£155,889	£154,722	£151,427	0.8%	2.2%
Merchiston	£274,297	£270,222	£263,760	1.5%	2.4%
Morningside	£223,545	£222,062	£204,772	0.7%	8.4%
Murrayfield	£232,802	£255,958	£222,650	-9.0%	15.0%
New Town	£269,793	£276,991	£250,598	-2.6%	10.5%
Newhaven	£159,681	£135,624	£145,833	17.7%	-7.0%
Newington	£174,588	£192,627	£199,875	-9.4%	-3.6%
Northfield	£114,376	£116,075	£115,204	-1.5%	0.8%
Old Town	£194,567	£218,758	£175,103	-11.1%	24.9%
Parkhead	£99,813	£115,172	£116,500	-13.3%	-1.1%
Pilrig	£138,556	£138,333	£145,200	0.2%	-4.7%
Polwarth	£157,204	£191,268	£183,478	-17.8%	4.2%
Portobello	£143,889	£161,312	£151,286	-10.8%	6.6%
Prestonfield	£117,786	£116,339	£123,786	1.2%	-6.0%
Restalrig	£92,800	£128,587	£120,444	-27.8%	6.8%
Roseburn	£168,083	£184,605	£189,625	-8.9%	-2.6%
Shandon	£186,707	£202,021	£189,528	-7.6%	6.6%
Silverknowes	£110,938	£113,429	£116,333	-2.2%	-2.5%
Slateford	£140,329	£150,615	£150,950	-6.8%	-0.2%
Stenhouse	£107,181	£115,103	£114,959	-6.9%	0.1%
Stockbridge	£229,440	£247,113	£214,481	-7.2%	15.2%
The Inch	£102,563	£110,435	£104,500	-7.1%	5.7%
The Shore	£159,228	£166,878	£170,237	-4.6%	-2.0%
Tollcross	£195,717	£184,340	£181,174	6.2%	1.7%
Trinity	£190,809	£197,305	£180,762	-3.3%	9.2%
West End	£294,409	£309,827	£284,746	-5.0%	8.8%
Willowbrae	£147,114	£156,855	£146,523	-6.2%	7.1%

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