



House Price Report December 2022

ESPC average house price summary: October 22 to December 22

The table below shows the average selling price of a selection of the most popular areas and property type within east central Scotland, based on sales volumes. For more details about your area contact an ESPC solicitor estate agent who can provide expert information on the local market.

	Property Type	Oct 22 - Dec 22	Oct 21 - Dec 21	YOY %
Edinburgh, Lothians, Fife and Borders	All Properties	£291,023	£272,454	6.8%
Edinburgh				
City of Edinburgh	All Properties	£306,013	£289,695	5.6%
Edinburgh City Centre	All Properties	£343,392	£333,603	2.9%
Abbeyhill / Meadowbank	1 bedroom flat	£185,763	£167,874	10.7%
Dalry / Gorgie / Slateford / Chesser	1 bedroom flat	£167,651	£152,759	9.7%
Leith Walk / Easter Road / Pilrig / Bonnington	1 bedroom flat	£173,875	£180,369	-3.6%
Polwarth / Shandon / Tollcross	1 bedroom flat	£194,559	£207,658	-6.3%
Bellevue / Hillside / Broughton	2 bedroom flat	£290,495	£303,718	-4.4%
Leith / The Shore / Granton	2 bedroom flat	£237,767	£220,095	8.0%
Marchmont / Bruntsfield	2 bedroom flat	£413,071	£400,103	3.2%
Morningside / Merchiston	2 bedroom flat	£340,165	£341,891	-0.5%
New Town / West End	2 bedroom flat	£430,101	£402,151	7.0%
Newington / Grange / Blackford	2 bedroom flat	£322,411	£286,904	12.4%
Portobello / Joppa	2 bedroom flat	£302,970	£265,620	14.1%
Stockbridge / Comely Bank / Fettes / Canonmills	2 bedroom flat	£327,126	£304,280	7.5%
Trinity / Newhaven / Inverleith	2 bedroom flat	£287,864	£264,237	8.9%
Cramond / Barnton / Cammo	3 bedroom house	£436,400	£424,886	2.7%
Blackhall / Davidsons Mains / Silverknowes	3 bedroom house	£492,781	£440,127	12.0%
Corstorphine / Clermiston / South Gyle / East Craigs	3 bedroom house	£382,029	£384,766	-0.7%
Currie / Balerno / Juniper Green	3 bedroom house	£341,737	£389,343	-12.2%
Liberton / Gilmerton	3 bedroom house	£298,876	£292,526	2.2%
South Queensferry / Dalmeny	3 bedroom house	£324,128	£266,917	21.4%
Lothians				
East Lothian	All Properties	£319,668	£294,412	8.6%
Midlothian	All Properties	£255,747	£234,571	9.0%
West Lothian	All Properties	£214,274	£239,724	-10.6%
Fife				
East Fife	All Properties	£301,326	£264,107	14.1%
West Fife & Kinross	All Properties	£218,917	£196,908	11.2%
Dunfermline	All Properties	£228,514	£199,094	14.8%
Scottish Borders				
Borders	All Properties	£227,094	£217,565	4.4%

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