

House price rises in suburbs



The main road at South Queensferry, a town where house prices have slipped recently. Picture Nigel Duncan Media

Three-bedroom properties in the south-west suburbs of Edinburgh have shown some of the highest increases in average selling prices.

That is according to the latest data from Edinburgh Solicitors Property Centre.

The rises, they say, could be attributed to pressures caused by a shortage of properties on family homes in Edinburgh.

The average selling price of three bedroom houses in the Corstorphine, Clermiston, South Gyle and East Craigs has increased by 20.2 per cent..

Three-bedroom houses in Currie, Balerno and Juniper Green have increased by 18.5 per cent.

As well as demonstrating an increase in average selling prices, properties in these areas are also selling quickly.

The average time to sell in Currie, Balerno and Juniper Green is 18 days, down from 23 days the same time last year.

In Corstorphine, Clermiston, South Gyle and East Craigs the time to sell is 17 days, down 42.6 per cent from the same time last year.

These time to sells are consistent with the Edinburgh average, currently 18 days, down from 22 days last year.

In comparison, three bedroom properties in South Queensferry and Dalmeny have decreased by 4.6 per cent.

Two bedroom flats in the New Town and the West End are continuing to be in high demand.

These properties show an increase of 24.7 per cent year-on-year to £410,122, making these the most expensive type of property in the region.