



As a leading independent property search consultant, Jamieson Property Search sets the standards for the acquisition for exceptional property in Norfolk. Combining Jamie Jamieson's expert knowledge of the market with his unrivalled personal contact book, Jamieson Property Search is able to offer a discreet and very personal property finding service.

'So, September is upon us already. It's back to school, a time for harvest celebrations and enjoying the last of the summer sunshine. It's also the month of the Norfolk Food & Drink Festival, featured in our Focus On piece below. We are very lucky to have an abundance of local food producers in our county and an equally talented raft of chefs who create world-class dishes from our natural produce. I hope some of you are able to find time to explore our county's impressive food heritage this month. I also hope you enjoy this newsletter and, as always, I can be contacted anytime on 07717 311377.'

Jamie Jamieson



FOCUS ON

Norfolk Food & Drink Festival

The popular Norfolk Food & Drink Festival kicks off this month, with its flagship foodie weekends celebrating our county's food and drink producers - and literally hundreds of special events taking place in between. The largest event of its kind in the UK, the Festival looks like being bigger and better than ever this year. A definite highlight will be the Taste the Best of Norfolk Food & Drink Festival and Family Fun Day at the Norfolk Showground on Sunday 9th September. With the Norfolk leg of the Tour of Britain Cycle Race finishing there in the afternoon, this is your chance to see the Team GB cyclists Bradley Wiggins and Mark Cavendish in action. Other dates to savour include the Battle of the Bangers competition outside the Forum (Saturday 8th September), Lloyd Addison's Moveable Feast for Parkinson's, in association with Cozens-Hardy solicitors (25th September), and the Art of Food and Drink exhibition at the Assembly House from 3rd September to 10th November. For a full list of events, including the showcase weekends, visit www.norfolkfoodfestival.co.uk.



Property Search - Market Update

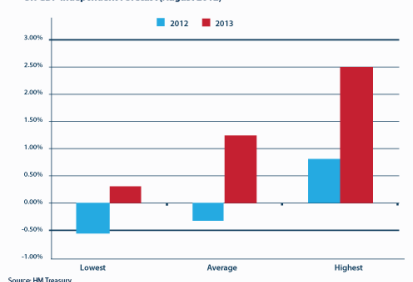
- The latest house price indices outside of London show very little in the way of price movements with growth nationally of just 0.3% in the last twelve months and 0.8% in our region according to the Land Registry.
- Despite the overall number of properties sold in Norfolk falling by 9.3% in the last three months, the family house market between £300,000 and £600,000 continues to see high levels of turnover, with an 8.2% increase in sales between April and June 2012 compared with the first quarter.
- At Jamieson we still have a number of committed buyers on our books however the choice of properties, particularly at the upper end of the price spectrum, remains limited and vendors are still demanding high prices.
- NR21, NR23 and NR25 in North Norfolk have recorded the largest range in sales values so far this year. This can be largely accounted for by the sale of £1 million properties in these areas.
- The majority (63%) of properties sold in NR25 (the postcode in which Holt is located) since January were detached and averaged £404,396. This is 59% higher than the national average for detached properties sold over the same period.
- The Greater Norwich Development Partnership has submitted its draft Community Infrastructure Levy (CIL) charging schedule for examination by a planning inspector. This covers three councils: Norwich City Council, Broadland District Council and South Norfolk District Council. The CIL is used to collect developer contributions to fund infrastructure projects (e.g., transport, green and community) by charging a tariff at locally set rates on many types of development.
- Annual inflation, as measured by the Consumer Price Index (CPI), rose unexpectedly to 2.6% in July. This was largely attributed to an increase in air fares but CPI is expected to follow a downward trend for the rest of the year, easing at 2%.
- The second estimate of UK's Gross Domestic Product (GDP) for Q2 2012 is that it fell by 0.5%. This implies that the recession is not as deep as originally feared when it was first estimated to have fallen by 0.7%.
- The rise in Olympic tourism meant Heathrow airport welcomed 6.6 million travellers in July, with the BBC reporting viewing figures of 27.3 million for the opening ceremony.
- Big Star, the horse that won a Gold medal for Nick Skelton in the Olympics, is stabled in Holt (NR25) by its owners. This raised the question as to whether a local post box should be painted gold to honour the horse's achievement.
- The cost of privately educating a child has risen on average by 68% in a decade from £6,820 per annum in 2002 to £11,457 this year, according to Lloyds TSB Private Banking. This is 1.8 times higher than inflation as measured by the Retail Price Index (RPI).

Sales Volumes - January to June 2012

Top 5 Postcodes	Total Sales Volume	% sales over £400k	Bottom 5 Postcodes	Total Sales Volume	% sales over £400k
NR31	258	1.20%	NR35	35	12.50%
NR33	220	0.50%	IP26	30	0%
PE30	204	0.50%	NR23	16	12.50%
NR7	175	0.60%	NR24	15	0%
NR3	164	0.60%	NR22	3	21.10%

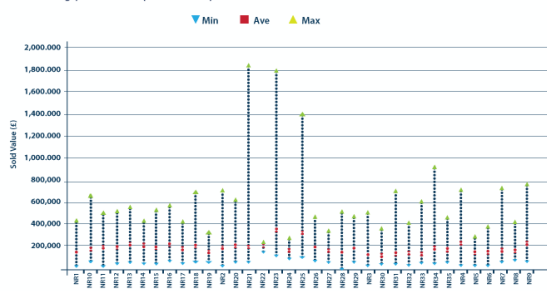
Source: Land Registry.

UK GDP Independent Forecast (August 2012)



Source: HM Treasury

Value Range, NR Postcodes (Jan-June 2012)



Source: Land Registry