

## Scotland's million-pound streets revealed

- **Regent Terrace in Edinburgh is Scotland's newest most expensive street**
- **Capital city home to the majority of big budget addresses**
- **Glasgow and Leven both celebrate new entries in the Top 25 priciest postcodes**

Regent Terrace in Edinburgh has topped this year's property Christmas tree, according to the latest Bank of Scotland research, revealing Scotland's most expensive streets in 2020.

A home in this luxe address and UNESCO World Heritage Site, with city views which are protected by a skyline policy<sup>1</sup>, has an average price of £1.75million, knocking Golf Place in St Andrews off its three-year reign in the top spot.

Scotland's golfing capital is the country's second most expensive street in 2020. Within putting distance from the world-famous Old Course, Golf Place's prime location near the university and historic castle will set homebuyers back an average of £1,732,000.

For St Andrews house hunters looking for luxury on a slightly lower budget, around the corner from Golf Place is The Scores, which just misses out on the Top 20 this year. With equally picturesque coastal views but a less equal price, average homes in this top location hover around an average £1,104,000.

The remaining top 10 expensive streets in Scotland are all in the capital city where a home nestled in Edinburgh's elite streets will set buyers back an average £1,366,500<sup>2</sup>. Sitting just outside the Old Town is the luxury address of Drummond Place, a new high entry this year and once home to former little drummer boy resident, Davie Bowie<sup>3</sup>. A home on this historical stomping ground is priced at an average £1,362.00.

If the one thing Glaswegian homebuyers really need from Santa this year is the deed to a more local prestigious property, then they should add Earls Gate in the affluent Lanarkshire suburb of Bothwell to their Christmas list, where they would need an average of £1,171,000 to share an address with several footballers.

The second most expensive street in Glasgow is to the north-west of the city in leafy Bearsden, where the average price of a home in Manse Road will cost a cool £1,162,000 and this is followed by Peel Road, an exclusive rural enclave to the South of the city (£1,124,000) in Thorntonhall.

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<sup>1</sup> <https://whc.unesco.org/en/list/728/>

<sup>2</sup> Combined average of Napier Road, Northumberland Street, Ann Street, Drummond Place, Wester Coates Gardens, Corrennie Gardens, Danube Street and Pavilion Crescent.

<sup>3</sup> <https://www.independent.co.uk/travel/uk/edinburgh-national-museum-music-scotland-pop-scottish-a8486766.html>

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Outside of the main cities, the most prominent new entry in this year's top 10 is the seaside town of Leven in Fife, where your average house in the Liberty area will cost a pretty penny at £1,084,000. Meanwhile Rubislaw Den South in the 'Granite City,' retains its status as Aberdeen's most valuable postcode for a second year running, at a solid £1,133,000 for your average property.

**Ricky Diggins, Director at Bank of Scotland, said,** *“Edinburgh is a stunning city and it comes as no surprise that it continues to lead the way in Scotland’s prime property market with its historic architecture and large array of luxury addresses in various streets throughout the city. As a Glasgow resident myself, it’s also great to see some new entries in my own city this year. As a cosmopolitan hotspot, Glasgow goes toe to toe with Edinburgh in terms of its vibrancy and this has been recognised in this year’s list.*

*“Despite the extraordinary circumstances this year resulting in the industry not operating in its usual manner, demand has remained relatively healthy in Scotland with house prices increasing slightly. It is likely however that we will not see the full effects of the pandemic for some time.”*

## Ends

### Notes to Editors:

The house price data in this report are compiled by the Registers of Scotland based on all postcodes in Scotland.

House prices shown in the tables are arithmetic annual average prices of house transactions between January 2015 and September 2020. The transactions data is sourced from the Registers of Scotland.

Only streets where there have been at least five transactions over the period are included in this survey.

**Table 1: 20 Most Expensive Streets in Scotland 2020**

Street Name	Area	Postcode	Average House Price £ 2015-2020*
Regent Terrace	Edinburgh	EH7 5BS	1,756,000
Golf Place	St. Andrews	KY16 9JA	1,732,000
Napier Road	Edinburgh	EH10 5AY	1,541,000
Northumberland Street	Edinburgh	EH3 6JE	1,480,000
Ann Street	Edinburgh	EH4 1PJ	1,474,000
Drummond Place	Edinburgh	EH3 6PL	1,362,000
Wester Coates Gardens	Edinburgh	EH12 5LT	1,315,000
Corrennie Gardens	Edinburgh	EH10 6DG	1,280,000
Danube Street	Edinburgh	EH4 1NT	1,277,000
Pavilion Crescent	Edinburgh	EH16 5FE	1,203,000
Earls Gate	Glasgow	G71 8BP	1,171,000
Warriston Crescent	Edinburgh	EH3 5LB	1,164,000
Manse Road	Glasgow	G61 3PN	1,162,000
Saxe Coburg Place	Edinburgh	EH3 5BR	1,152,000

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# Press Release



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Kinnear Road	Edinburgh	EH3 5PG	1,133,000
Rubislaw Den South	Aberdeen	AB15 4BD	1,133,000
Garscube Terrace	Edinburgh	EH12 6BN	1,130,000
Albany Street	Edinburgh	EH1 3QR	1,124,000
Peel Road	Glasgow	G74 5AG	1,124,000
Littlejohn Wynd	Edinburgh	EH10 5SE	1,122,000
Brigghouse Park Rigg	Edinburgh	EH4 6QU	1,113,000
The Scores	St. Andrews	KY16 9AS	1,104,000
Heriot Row	Edinburgh	EH3 6ES	1,088,000
Lynedoch Place	Edinburgh	EH3 7PY	1,085,000
Liberty	Leven	KY9 1AU	1,084,000

Source: Registers of Scotland. \*For period January 2015 and September 2020

House prices shown in the tables are arithmetic average prices of house transactions between January 2015 and September 2020. Data revisions after September 2020 are not captured in this survey. The transactions data is sourced from the Registry of Scotland, and individual post codes (and not street name, as there can be several occurrences with same name). Only post codes/streets where there have been at least five transactions over the period are included.

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