

# Monthly Remortgage Snapshot

August 2024



## Key performance metrics\*



2%

Instructions decreased by 2% in August



14%

14% less remortgages were completed in August



3%

The overall cancellation rate increased by 3%



1%

Pipeline cases increased by 1% month on month

## Fast facts

£329.81

average monthly payment increase for those who remortgaged in August.

50%

of borrowers increased their loan size in August.

45%

of those who remortgaged took out a 5-year fixed rate product, the most popular product last month.

27%

said their main aim when remortgaging was to release equity in their property.

## Remortgage loan sizes

Change in loan size reported by borrowers

50% increased their total loan size

29% saw no change in their total loan size

21% reduced their total loan size



Average loan increase post remortgage: £19,913



Average loan decrease post remortgage: £13,594

## Monthly loan repayments

Change in monthly loan repayments reported by borrowers

67% increased their monthly remortgage repayments

8% saw no change in their monthly remortgage repayments

25% reduced their monthly remortgage repayments



Average monthly repayment increase: £329.81



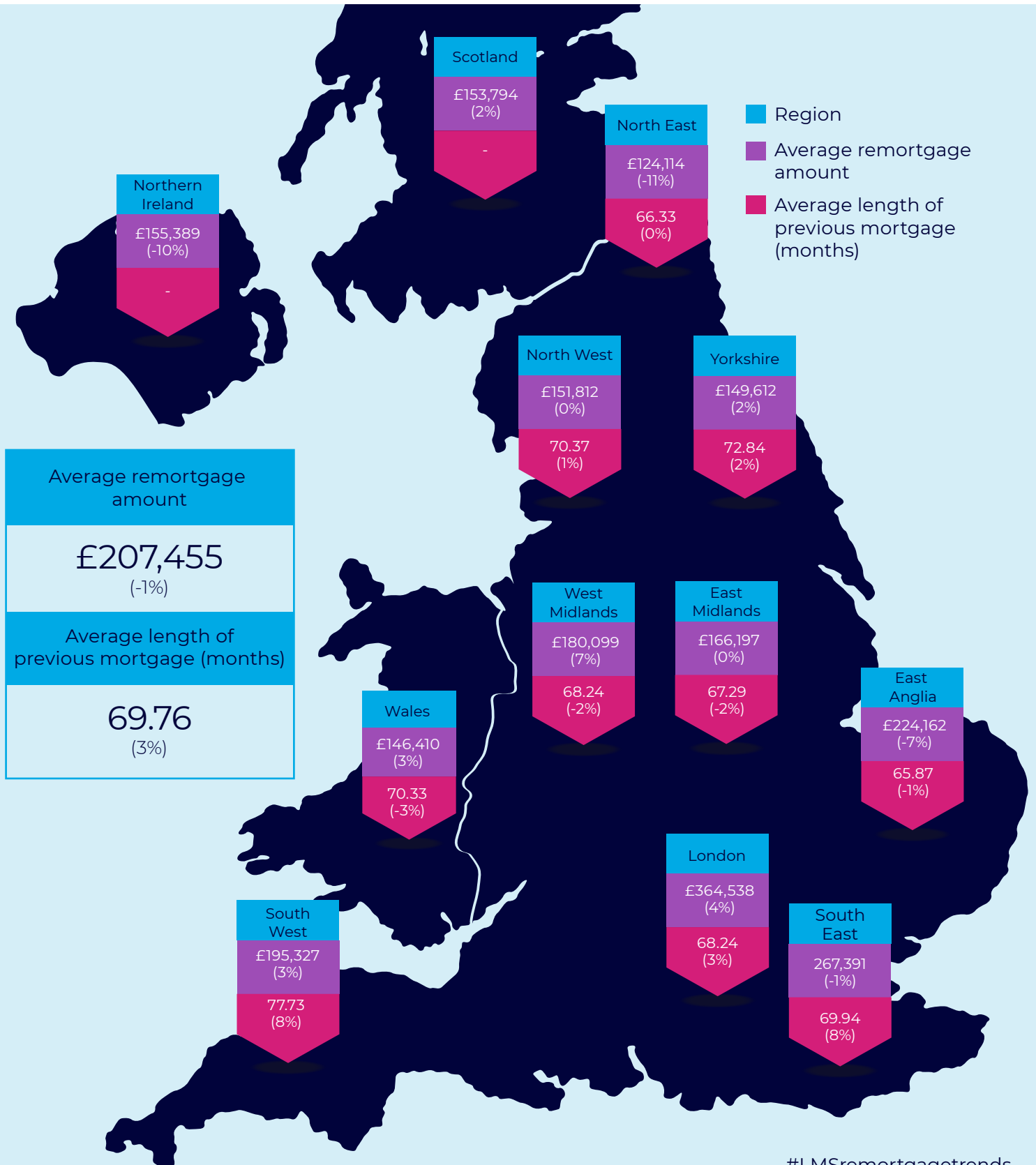
Average monthly repayment decrease: £384.79

\*Figures based on comparison with previous months data.

## Regional trends

The average remortgage loan amount in London was £384,538 while the average for the rest of the UK stood at £184,251 making remortgage loan amounts 109% higher in London than in the rest of the country.

The longest previous mortgage length was found in the South West at 77.73 months (6.48 years), while the shortest was in East Anglia at 65.87 months (5.49 years), making the longest previous mortgage term 18% longer than the shortest.



## Security over monthly repayments remains a high desire for customers.



Nick Chadbourne,  
CEO, LMS

"August trends follow months with higher monthly outgoings and a spread between mortgage terms. What remains a constant is the desire for customers to have security over their monthly outgoings. As we're nearing Autumn, I was triggered to look at the same point in 2022, just before Liz Truss introduced the mini-budget.

At that time, almost 70% of homeowners were taking 5-year products, and loan sizes were increasing by around half of what we see today. Given that millions of borrowers remain at the low rates from pre-2022, many are still to be hit by the rate shock of remortgaging.

### Borrower expectations for interest rate increases

**35%**

Within the next year

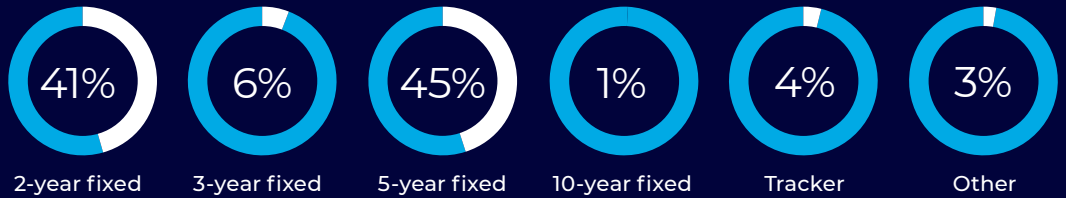
**20%**

More than a year away

**45%**

No expectation for a rate increase

### Product purchasing



### Primary goal when remortgaging



### Fixed-rate remortgage motivations



#### Methodology -

LMS' UK remortgage lending estimates are forecasts based on our up-to-date internal conveyancing data covering thousands of remortgage completion transactions.

Established for over 30 years, LMS is one of the UK's leading providers of conveyancing services. We offer a range of solutions for the entire conveyancing market, enabling a slick, secure, and seamless journey for all parties.