

# Monthly Remortgage Snapshot

December 2024



## Key performance metrics\*



**29%**

Instructions decreased by 29% in December



**4%**

4% less remortgages were completed in December



**17%**

The overall cancellation rate decreased by 17%



**7%**

Pipeline cases decreased by 7% month on month

## Fast facts

**£281.90**

average monthly payment increase for those who remortgaged in December.

**43%**

of borrowers increased their loan size in December.

**46%**

of those who remortgaged took out a 2-year fixed rate product, the most popular product last month.

**27%**

said their main aim when remortgaging was to lower monthly payments.

## Remortgage loan sizes

Change in loan size reported by borrowers



**43%**

increased their total loan size



**36%**

saw no change in their total loan size



**21%**

reduced their total loan size



Average loan increase post remortgage:  
**£21,589**



Average loan decrease post remortgage:  
**£12,419**

## Monthly loan repayments

Change in monthly loan repayments reported by borrowers



**59%**

increased their monthly remortgage repayments



**11%**

saw no change in their monthly remortgage repayments



**30%**

reduced their monthly remortgage repayments



Average monthly repayment increase:  
**£281.90**



Average monthly repayment decrease:  
**£290.02**

## Regional trends

The average remortgage loan amount in London was £364,213 while the average for the rest of the UK stood at £176,776 making remortgage loan amounts 106% higher in London than in the rest of the country.

The longest previous mortgage length was found in Wales at 74.76 months (6.23 years), while the shortest was in East Midlands at 63.18 months (5.27 years), making the longest previous mortgage term 18% longer than the shortest.

<b>Average remortgage amount</b>	<b>£210,992</b> (2%)
<b>Average length of previous mortgage (months)</b>	<b>68.16</b> (-10%)



## Will government policy kill market momentum?



Nick Chadbourne,  
CEO, LMS

“All signs have been positive through the back end of 2024; the home-mover market has been buoyant, and remortgages bounced back towards the end of the year. However, has the new government stifled this positive outlook with their fiscal policies? Due to the changes with employer National Insurance (NI) and reversal of stamp duty, are we in store for another year of turmoil for the housing market?”

“This time last year, financial markets factored in six cuts to base rates – we only saw two, and even up to just a few weeks ago, the expectation was three in 2025. At the time of writing, there’s concern over stagflation in the UK, and many experts are now only pricing in one rate cut this year. I remain positive though; whilst economic policy is mostly inflationary, we still have the base rate above inflation, and if history is a guide, this means we are in line for cuts. So, the beginning of 2025 isn’t completely devoid of hope, with the 1.9m coming off fixed rates promising good deals to jump onto.”

Borrower expectations for interest rate increases

49%

Within the next year

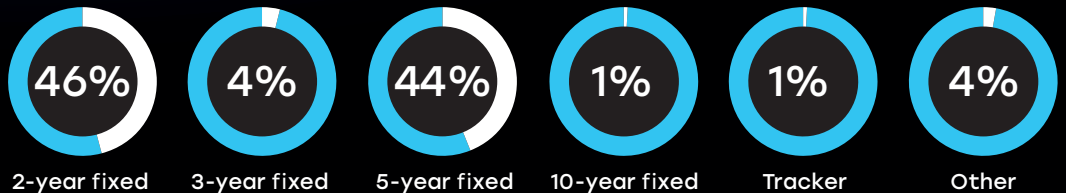
18%

More than a year away

33%

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.