

Running Costs

Money

The ongoing costs of a home, beyond the mortgage.

Typical annual costs for an average home.

Cost	Roughly	Note
Maintenance	0.5–1% of value	Averaged over years
Buildings insurance	£150–400	Often lender-required
Council tax / property tax	£1,000–3,000	Varies hugely
Energy	£1,000–2,500	Depends on efficiency
Water	£300–500	Metered or not
Service charge (flats)	£1,000–3,000	Plus ground rent

Leasehold flats can face major works bills of five figures with little notice. Ask about the reserve fund before buying.