

Bank Base Rates			
Date	Rate	Date	Rate
10.7.03	3.50%	6.11.08	3.00%
6.11.03	3.75%	4.12.08	2.00%
5.2.04	4.00%	8.1.09	1.50%
6.5.04	4.25%	5.2.09	1.00%
10.6.04	4.50%	5.3.09	0.50%
5.8.04	4.75%	4.8.16	0.25%
4.8.05	4.50%	2.11.17	0.50%
3.8.06	4.75%	2.8.18	0.75%
9.11.06	5.00%	11.3.20	0.25%
11.1.07	5.25%	19.3.20	0.10%
10.5.07	5.50%	16.12.21	0.25%
5.7.07	5.75%	3.2.22	0.50%
6.12.07	5.50%	17.3.22	0.75%
7.2.08	5.25%	5.5.22	1.00%
10.4.08	5.00%	16.6.22	1.25%
8.10.08	4.50%	4.8.22	1.75%

Source: Barclays

Mortgage Rates			
Date	Rate	Date	Rate
1.3.04	6.00%	1.1.09	4.75%
1.6.04	6.25%	1.2.09	4.50%
1.7.04	6.50%	1.3.09	4.00%
1.9.04	6.75%	1.4.09	3.50%
1.9.05	6.50%	4.1.11	3.99%
1.9.06	6.75%	1.10.16	3.74%
1.12.06	7.00%	1.12.17	3.99%
1.2.07	7.25%	6.8.18	4.24%
1.6.07	7.50%	16.3.20	3.74%
1.8.07	7.75%	6.4.20	3.59%
1.1.08	7.50%	20.12.21	3.74%
1.3.08	7.25%	7.2.22	3.99%
1.5.08	7.00%	21.3.22	4.24%
1.11.08	6.50%	9.5.22	4.49%
1.12.08	5.00%	8.8.22	5.24%

Existing Borrowers - Source: Halifax



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FTSE 100 (on last day of month) Dec 1983 = 1000			
Jul 2021	7032.3	Feb 2022	7458.3
Aug 2021	7119.7	Mar 2022	7515.7
Sep 2021	7086.4	Apr 2022	7544.6
Oct 2021	7287.9	May 2022	7607.7
Nov 2021	7059.4	Jun 2022	7169.3
Dec 2021	7384.5	Jul 2022	7423.4
Jan 2022	7464.4	Aug 2022	7284.2

Government Actuarial Tables		
Real Yield, Inflation 5%, Over 5 years (FT 15.9.22)		
14 September 2022		-0.22%
13 September 2022		-0.18%
Year ago		-2.51%

Compulsory Acquisition of Land			
Effective Date	Rate	Effective Date	Rate
31.3.08	4.75%	30.9.18	0.25%
30.6.08	4.50%	1.4.20	0.00%
31.12.08	1.50%	1.4.22	0.25%
31.3.09	0.00%	1.7.22	0.75%

Rate of interest after entry S.32 Land Compensation Act 1961

Retail Price Index (Source ONS) 13 January 1987						
	2017	2018	2019	2020	2021	2022
January	265.5	276.0	283.0	290.6	294.6	317.7
February	268.4	278.1	285.0	292.0	296.0	320.2
March	269.3	278.3	285.1	292.6	296.9	323.5
April	270.6	279.7	288.2	292.6	301.1	334.6
May	271.7	280.7	289.2	292.2	301.9	337.1
June	272.3	281.5	289.6	292.7	304.0	340.0
July	272.9	281.7	289.5	294.2	305.5	345.2
August	274.7	284.2	291.7	293.3	307.4	345.2
September	275.1	284.1	291.0	294.3	308.6	
October	275.3	284.5	290.4	294.3	312.0	
November	275.8	284.6	291.0	293.5	314.3	
December	278.1	285.6	291.9	295.4	317.7	

% Annual Inflation (Source ONS)						
	2017	2018	2019	2020	2021	2022
January	2.6%	4.0%	2.5%	2.7%	1.4%	7.8%
February	3.2%	3.6%	2.5%	2.5%	1.4%	8.2%
March	3.1%	3.3%	2.4%	2.6%	1.5%	9.0%
April	3.5%	3.4%	3.0%	1.5%	2.9%	11.1%
May	3.7%	3.3%	3.0%	1.0%	3.3%	11.7%
June	3.5%	3.4%	2.9%	1.1%	3.9%	11.8%
July	3.6%	3.2%	2.8%	1.6%	3.8%	12.3%
August	3.9%	3.5%	2.6%	0.5%	4.8%	12.3%
September	3.9%	3.3%	2.4%	1.1%	4.9%	
October	4.0%	3.3%	2.1%	1.3%	6.0%	
November	3.9%	3.2%	2.2%	0.9%	7.1%	
December	4.1%	2.7%	2.2%	1.2%	7.5%	

HM Revenue & Customs Rates			
<b>"OFFICIAL RATE"*</b>			
Effective Date	Rate	INTEREST ON LATE PAID INCOME TAX, CGT, STAMP DUTY AND STAMP DUTY RESERVE	
6.4.14	3.25%	Effective Date	Rate
6.4.15	3.00%	21.2.22	3.00%
6.4.17	2.50%	5.4.22	3.25%
6.4.20	2.25%	24.5.22	3.50%
6.4.21	2.00%	5.7.22	3.75%
*Benefits in Kind: Loans to employees earning £8,500+ - official rate of interest.			
Official rate for loans in foreign currencies: Yen: 3.90% w.e.f. 6.6.94; Swiss F: 5.50% w.e.f. 6.7.94 (previously 5.70% w.e.f. 6.6.94).			
<b>INTEREST ON UNPAID / OVERPAID INHERITANCE TAX</b>			
Effective Date	Rate	INTEREST ON OVERPAID INCOME TAX, CGT, STAMP DUTY AND STAMP DUTY RESERVE	
24.5.22	3.50%/0.50%	6.12.08	1.50%
5.7.22	3.75%/0.50%	6.1.09	0.75%
23.8.22	4.25%/0.75%	27.1.09	0.00%
		29.9.09	0.50%
		23.8.22	0.75%

Law Society Interest Rate			
Date	Rate	Date	Rate
5.3.09	4.50%	16.12.21	4.25%
4.8.16	4.25%	3.2.22	4.50%
2.11.17	4.50%	17.3.22	4.75%
2.8.18	4.75%	5.5.22	5.00%
11.3.20	4.25%	16.6.22	5.25%
19.3.20	4.10%	4.8.22	5.75%

The Law Society rate is 4.00% above Barclays Bank Base Rate - see column 1

Late Payment of Commercial Debts					
From	To	Rate	From	To	Rate
1.1.21	30.6.21	8.10%	1.1.22	30.6.22	8.25%
1.7.21	31.12.21	8.10%	1.7.22	31.12.22	9.25%

The Late Payment of Commercial Debts (Interest) Act 1998  
For contracts from 1.11.98 to 6.8.02 the rate applying is the Bank of England Base Rate that was in place on the day the debt came overdue plus 8%.

Income Support Mortgage				Support For Mortgage Interest Loan Rate			
Rate		Rate		Rate		Rate	
Effective Date	Rate	Effective Date	Rate	Effective Date	Rate	Effective Date	Rate
6.7.15	3.12%	27.7.21	0.60%	18.6.17	2.61%	18.1.22	0.80%
20.04.21	2.09%	26.7.22	1.40%				

**Support for Mortgage Interest (SMI)** is provided to qualifying borrowers to help meet mortgage interest costs on advances up to £200K. SMI is paid as a loan. W.e.f. 5.4.18 the loan attracts interest at the rate shown and is repaid on sale or transfer of ownership. There is a 9 month/39 weeks in a row, waiting period before a claim can be made. W.e.f. 1.10.10 the amount of SMI available is the **Income Support Mortgage Rate** set at a level equal to the BoE's published monthly average mortgage interest rate. Subsequent changes will only be made if the standard rate and the BoE's average rate differ by 0.50% or more.

ENGLISH COURTS		SCOTTISH COURTS	
<b>Judgment Debts:</b> High Court (& w.e.f. 1.7.91 County Courts) 8% w.e.f. 1.4.93 (previously 15% w.e.f. 16.4.85).		<b>Decrees:</b> Court of Session & Sheriff Courts 8% w.e.f. 1.4.93 (previously 15% w.e.f. 16.8.85).	
<b>Funds in Court:</b> Special Rate (persons under disability) 0.1% w.e.f. 1.6.20 (previously 0.5% w.e.f. 1.7.09). Basic Rate (payment into court) 0.05% w.e.f. 1.6.20 (previously 0.1% w.e.f. 6.6.16).		<b>NORTHERN IRISH COURTS</b> <b>Judgment Debts:</b> High Court: 8% w.e.f. 19.4.93 (previously 15% w.e.f. 2.9.85). County Court 8% w.e.f. 19.4.93 (previously 15% w.e.f. 19.5.85). Interest on amounts awarded in Magistrate Courts 7% w.e.f. 3.9.84.	
<b>Interest in Personal Injury cases:</b> Future Earnings - none. Pain & Suffering - 2%. Special Damages: same as "Special Rate" - see Funds in Court above (1/2 Special Rate payable from date of accident to date of judgment).		<b>ADMINISTRATION OF ESTATES</b> <b>England &amp; Wales:</b> Interest on General Legacies: 0.05% w.e.f. 1.6.20 (previously 0.1% 1.6.20). Interest on Statutory Legacies (for deaths before 1 October 2014): 6% w.e.f. 1.10.83 (previously 7% w.e.f. 15.9.77). Interest on Fixed Net Sums (for deaths from 1 October 2014): Bank of England rate at date of death (currently 1.25%) w.e.f. 17.3.22.	
<b>Interest Rate on Confiscation Orders in Crown &amp; Magistrates Courts:</b> same rate as applies to High Court Judgment Debts.		Overnight SONIA - closing rate on first day of month	

Average Weekly Earnings - Total Pay					
	2018	2019	2020	2021	2022
January	£510	£531	£549	£573	£603
February	£524	£541	£554	£577	£607
March	£572	£588	£593	£619	£684
April	£515	£534	£529	£576	£604
May	£511	£532	£525	£573	£597
June	£517	£537	£528	£575	£612
July	£515	£535	£534	£572	£605*
August	£512	£527	£538	£569	
September	£511	£531	£545	£570	
October	£517	£530	£551	£574	
November	£512	£530	£557	£576	
December	£530	£544	£574	£609	

Whole GB economy unadjusted  
\*Provisional  
Figures are £ (sterling) and include bonuses and arrears  
Source: ONS

% Change in Average Weekly Earnings					
	2018	2019	2020	2021	2022
January	2.8%	4.0%	3.4%	4.4%	5.3%
February	2.3%	3.2%	2.4%	4.2%	5.1%
March	2.6%	2.7%	0.9%	4.4%	10.5%
April	2.6%	3.6%	-1.0%	8.9%	4.9%
May	2.5%	4.0%	-1.2%	9.1%	4.2%
June	2.0%	3.8%	-1.6%	8.8%	6.5%
July	3.3%	3.9%	-0.2%	7.2%	5.7%*
August	3.5%	3.0%	2.0%	5.7%	
September	2.8%	4.0%	2.6%	4.5%	
October	4.3%	2.4%	3.9%	4.2%	
November	3.4%	3.3%	5.2%	3.4%	
December	3.3%	2.7%	5.6%	6.1%	

Whole GB economy unadjusted  
\*Provisional  
Figures include bonuses and arrears  
Source: ONS

House Price Index			
Date	Index	Date	Index
November 2020	435.0	October 2021	465.9
December 2020	433.8	November 2021	470.8
January 2021	434.9	December 2021	475.9
February 2021	432.7	January 2022	477.0
March 2021	439.1	February 2022	480.9
April 2021	445.4	March 2022	488.0
May 2021	451.3	April 2022	493.6
June 2021	450.0	May 2022	499.5
July 2021	452.1	June 2022	506.3
August 2021	455.2	July 2022	505.5
September 2021	461.3	August 2022	507.4

All Houses (recalculated September 2019)  
Source: Halifax

% Unemployment					
	2018	2019	2020	2021	2022
January	2.3%	2.7%	3.1%	6.5%	4.6%
February	2.3%	2.7%	3.1%	6.7%	4.4%
March	2.3%	2.8%	3.1%	6.7%	4.2%
April	2.4%	2.9%	5.2%	6.6%	4.1%
May	2.4%	2.9%	6.6%	6.2%	4.0%
June	2.4%	3.0%	6.4%	5.7%	3.9%
July	2.4%	3.0%	6.6%	5.6%	3.9%
August	2.5%	3.1%	6.7%	5.4%	3.9%*
September	2.5%	3.1%	6.6%	5.2%	
October	2.6%	3.2%	6.5%	5.0%	
November	2.6%	3.3%	6.6%	4.9%	
December	2.7%	3.3%	6.5%	4.7%	

Seasonally adjusted claimant count - UK  
\*Provisional  
Source: ONS

Overnight SONIA				
	2019	2020	2021	2022
January	0.70%	0.71%	0.05%	0.19%
February	0.70%	0.71%	0.05%	0.20%
March	0.71%	0.71%	0.05%	0.45%
April	0.71%	0.07%	0.05%	0.69%
May	0.71%	0.07%	0.05%	0.69%
June	0.71%	0.07%	0.05%	0.94%
July	0.71%	0.06%	0.05%	1.19%
August	0.71%	0.06%	0.05%	1.19%
September	0.71%	0.06%	0.05%	1.69%
October	0.71%	0.05%	0.05%	
November	0.71%	0.05%	0.05%	
December	0.71%	0.05%	0.05%	

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