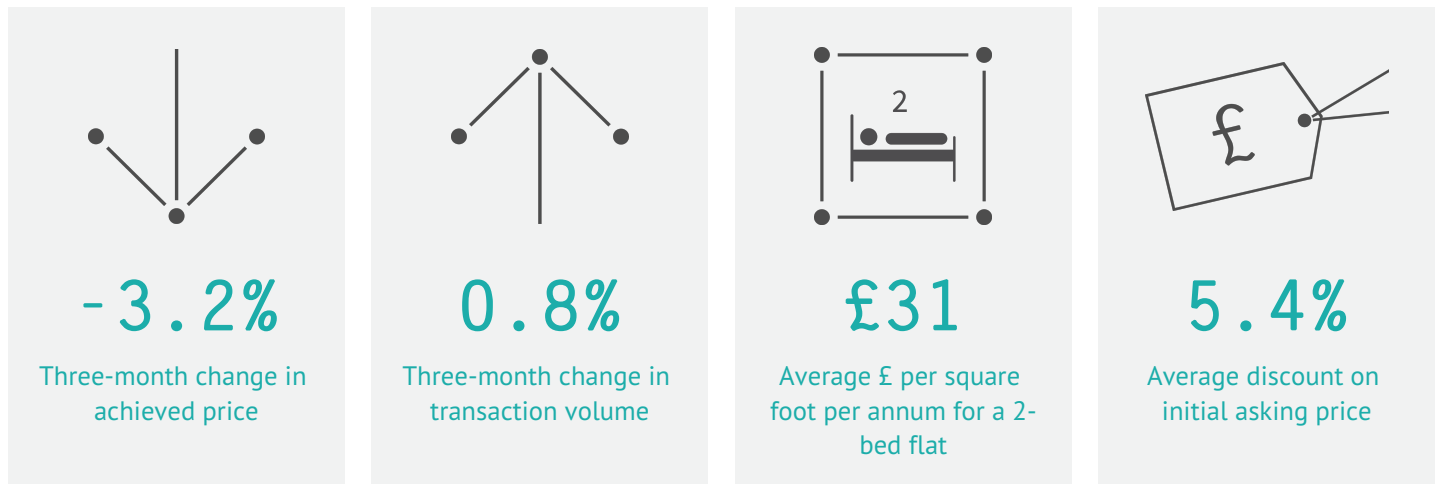


# AREA OVERVIEW

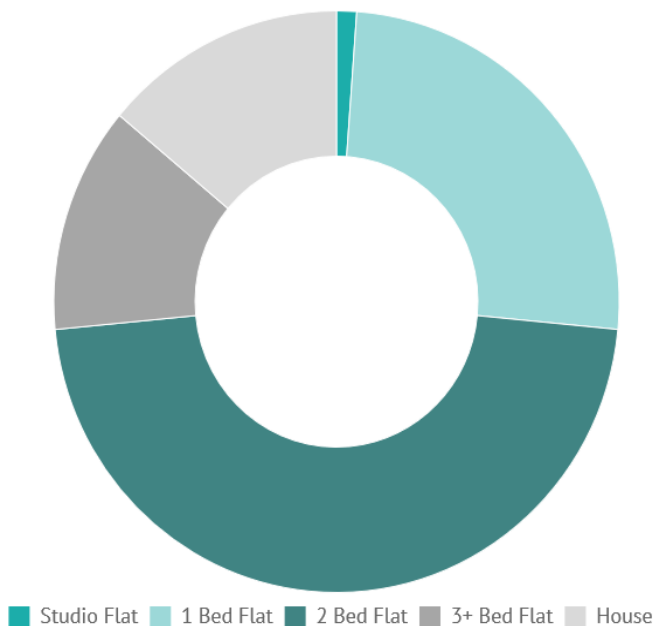
BATTERSEA, CLAPHAM & WANDSWORTH Q1 201...

## LET: JAN-MAR 2018



Source: LonRes - Jan-Mar 2018

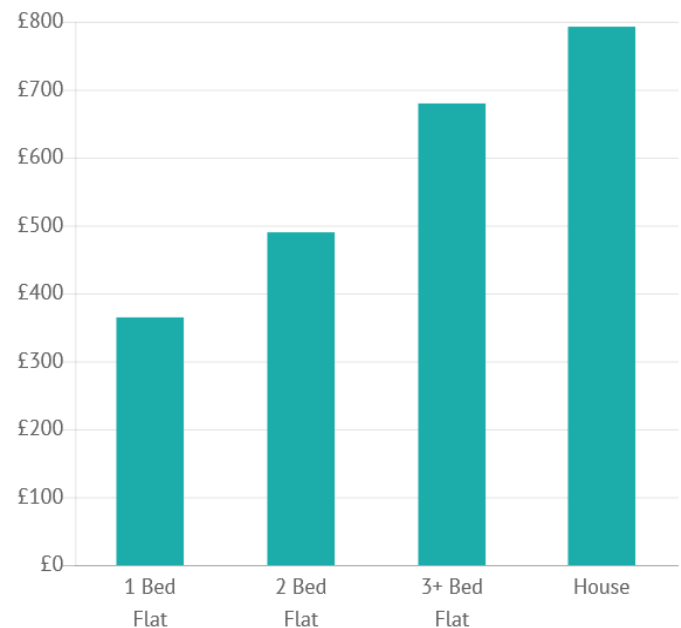
### Let Properties by Type



Source: LonRes - Jan-Mar 2018

### Achieved Rental Price per Week by Property Type

(Price per week)

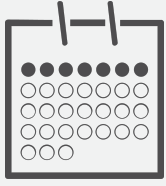


Source: LonRes - Jan-Mar 2018

### Key Findings

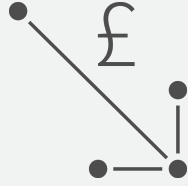
- Rental values averaged £473 per week for flats and £793 per week for houses over the last 3 months.
- Properties let over the last 3 months achieved an average of £31.34 per square foot per annum in rent, down from £31.57 at the same time last year, and down from £32.40 6 months ago.
- The number of properties let over the last 3 months was up 21.1% versus the same period last year, but up 0.8% from 3 months ago.
- Achieved rental values fell by 0.7% compared to the same period last year, and fell by 3.2% versus 3 months ago.
- The CPI was 2.7%, and the RPI was 3.6% last month (ONS).

# CURRENT AVAILABILITY



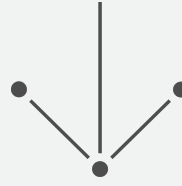
71

Average number of days current inventory has been available



32.1%

of properties available have been reduced in price



-36.8%

Annual change in the number of available properties

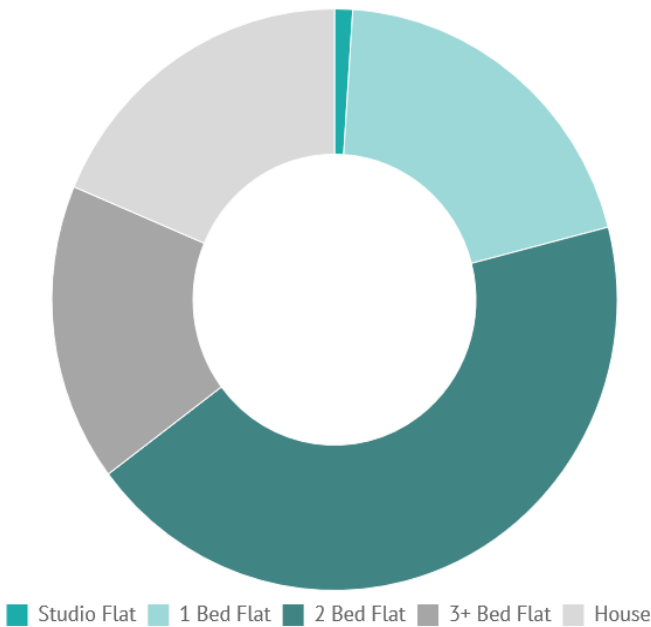


18.7%

Percentage of available properties currently under offer

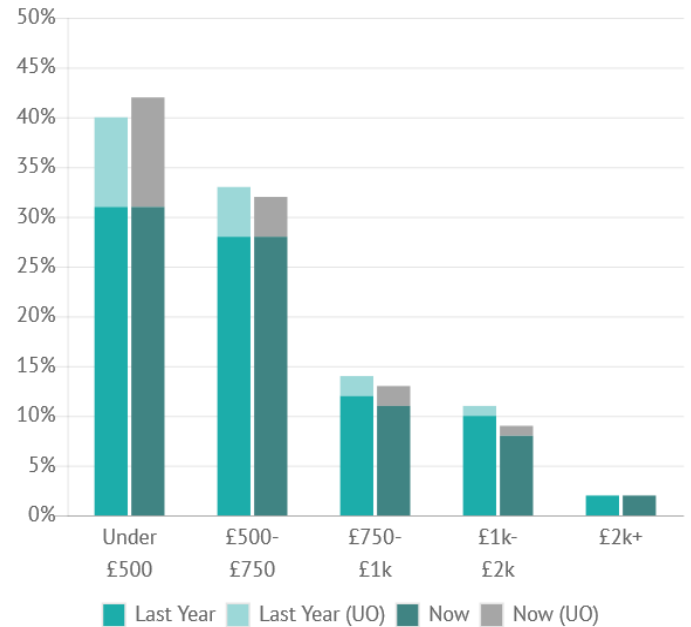
Source: LonRes - As at Apr 5th 2018

## Properties On Market by Type



Source: LonRes - As at Apr 5th 2018

## Properties on the Market by Price Band



Source: LonRes - As at Apr 5th 2018

## Key Findings

- 45.2% of properties have asking prices less than £500 per week, down from 46.8% from the previous 3 months and down from 49.6% from the same time last year.
- 11.1% of properties have asking prices of £1,000 or more per week.
- 32.2% of flats and 31.9% of houses currently available have seen a reduction in asking rents since they were first put on the market.

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April 5, 2018, the Battersea, Clapham & Wandsworth Q1 2018 Lettings Report catchment includes all properties let within the aforementioned area(s).