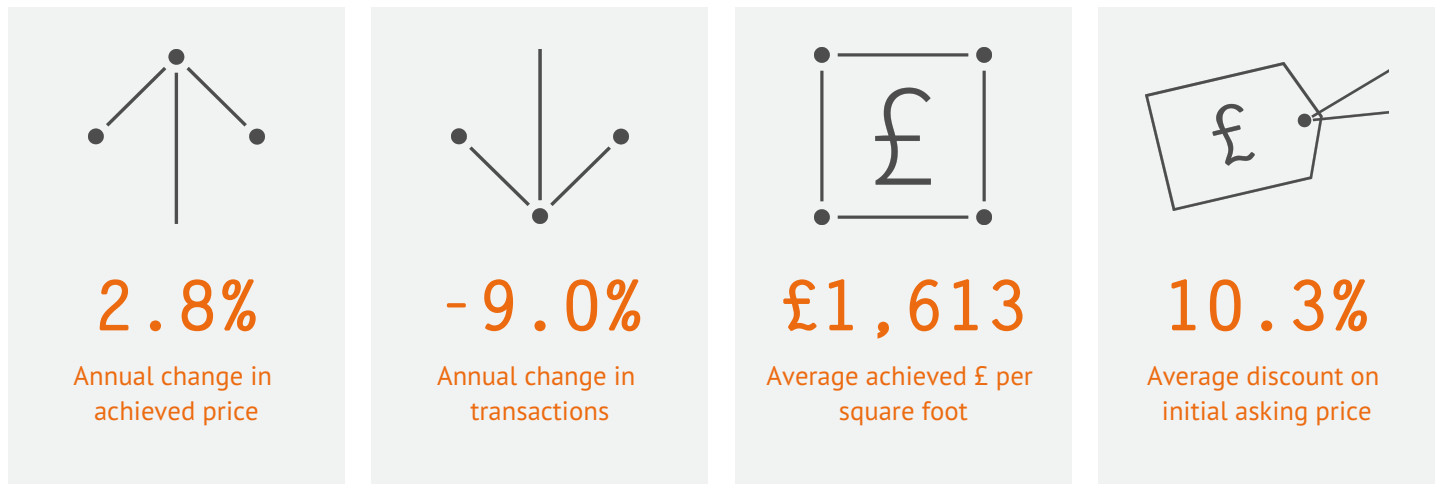


# AREA OVERVIEW

## CHELSEA Q3 2017 SALES REPORT

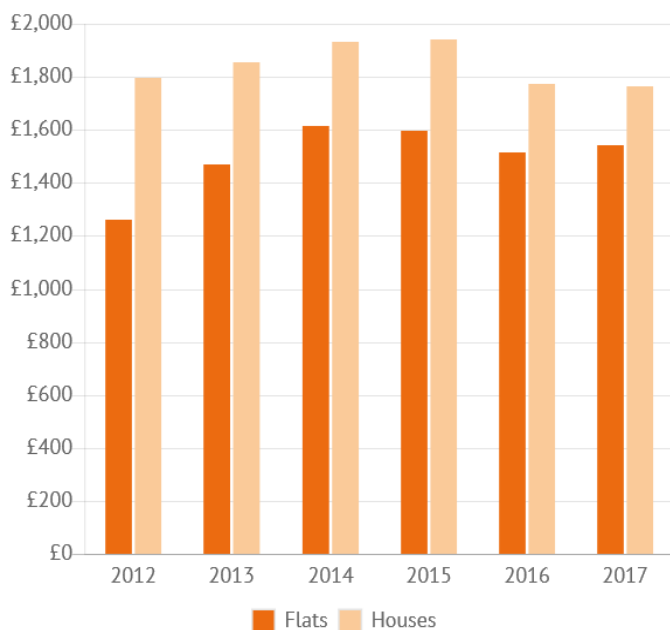
### SOLD: JUL-SEP 2017



Source: LonRes - Jul-Sep 2017

#### Achieved Prices by Year

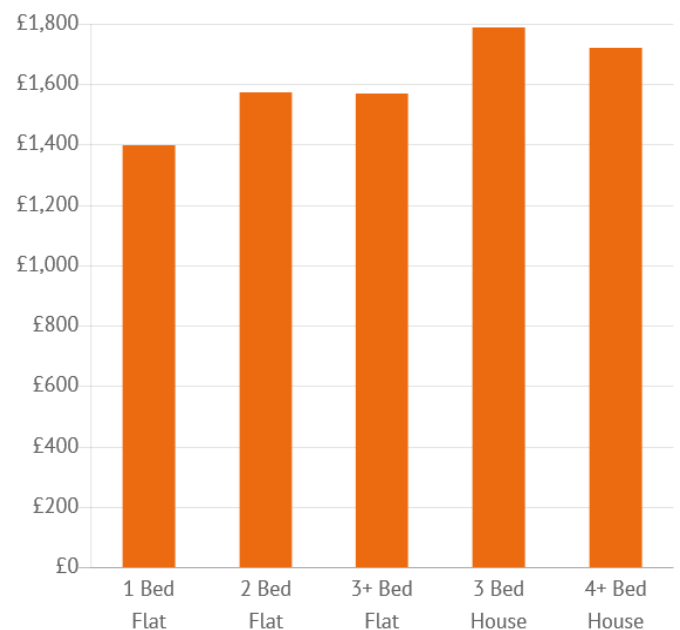
(£ per square foot)



Source: LonRes - Jul-Sep

#### Achieved Prices by Property Type

(£ per square foot)



Source: LonRes - Jul-Sep 2017

#### Key Findings

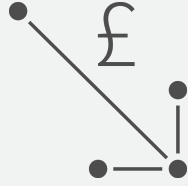
- Average flat prices are now 22.3% higher than they were 5 years ago, with buyers paying £281 more per square foot than they did 5 years ago.
- Achieved prices per square foot have increased by 1.7% for flats over the last year, and have decreased by 0.6% for houses.
- 14.8% of properties sold within 3 months, compared with 20.2% for the whole of Central London.
- Properties sold in the last 3 months achieved an average price of £1,377,580 for flats and £3,677,614 for houses.

# CURRENT AVAILABILITY



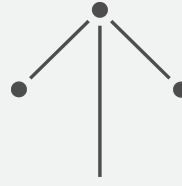
65%

have been on the market for over three months



46.0%

of properties on the market have been reduced in price



9.7%

Annual change in the number of available properties

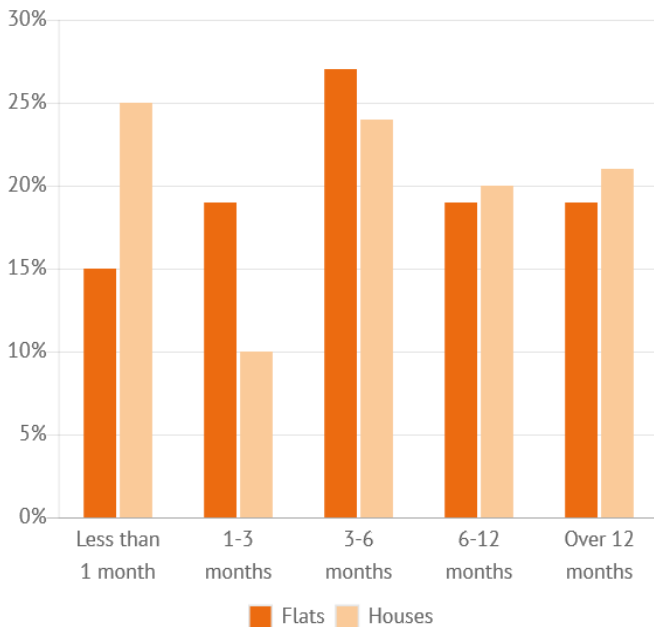


8.8%

Percentage of available properties currently under offer

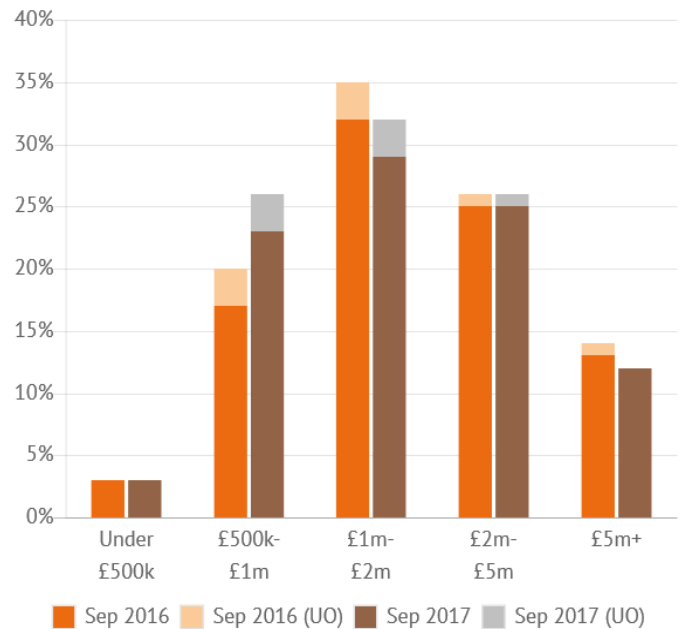
Source: LonRes - As at Oct 5th 2017

## Time on the Market



Source: LonRes - As at Oct 5th 2017

## Properties on the Market by Price Band



Source: LonRes - As at Oct 5th 2017

## Key Findings

- 38.2% of properties on the market are priced at £2 million or higher.
- 39.2% of properties currently available have been on the market for more than six months.
- 10.0% of flats and 4.6% of houses on the market are currently under offer.

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October 5, 2017, the Chelsea Q3 2017 Sales Report catchment includes all properties sold within the aforementioned area(s).