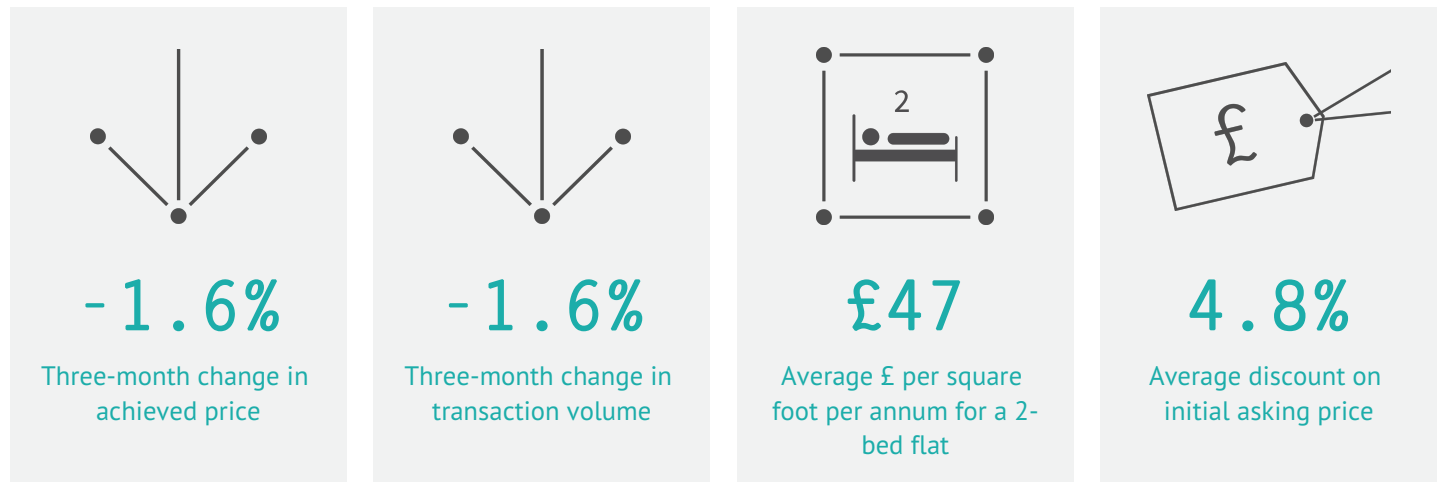


AREA OVERVIEW

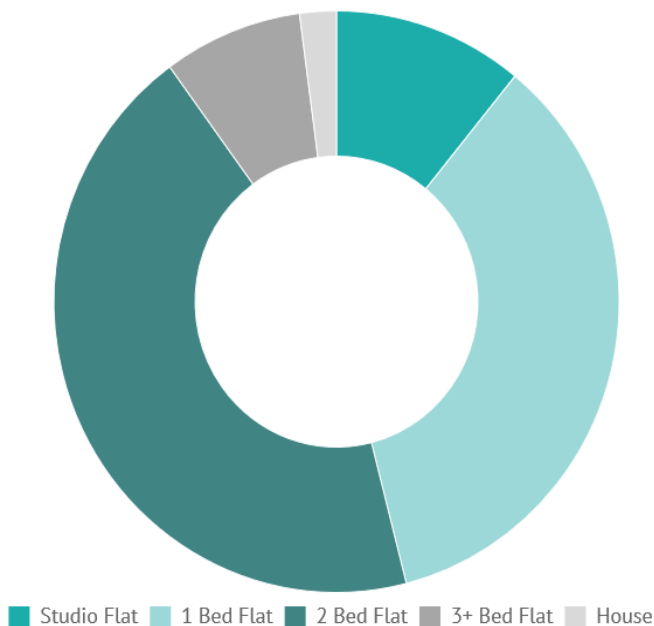
FITZROVIA, BLOOMSBURY & SOHO Q2 2018...

LET: APR-JUN 2018



Source: LonRes - Apr-Jun 2018

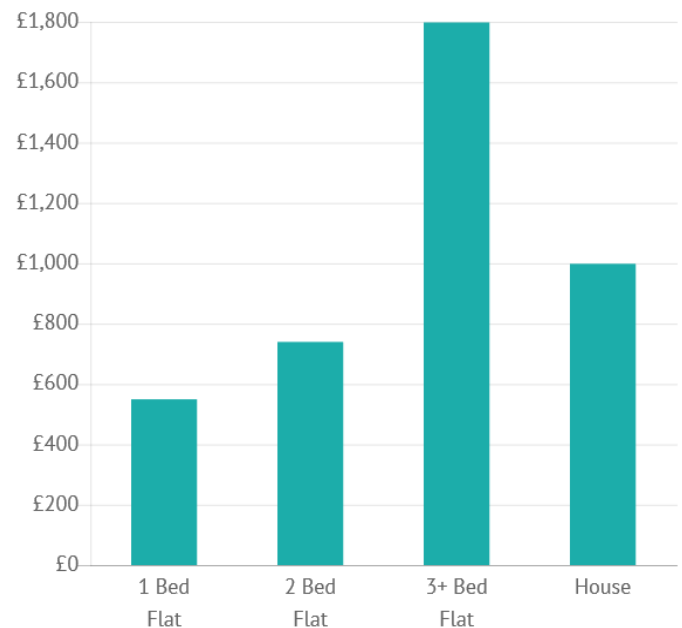
Let Properties by Type



Source: LonRes - Apr-Jun 2018

Achieved Rental Price per Week by Property Type

(Price per week)

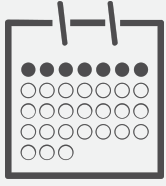


Source: LonRes - Apr-Jun 2018

Key Findings

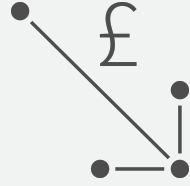
- Rental values averaged £709 per week for flats and £998 per week for houses over the last 3 months.
- Properties let over the last 3 months achieved an average of £50.76 per square foot per annum in rent, down from £51.66 at the same time last year, and down from £51.56 6 months ago.
- The number of properties let over the last 3 months was down 17.9% versus the same period last year, but down 1.6% from 3 months ago.
- Achieved rental values fell by 1.8% compared to the same period last year, and fell by 1.6% versus 3 months ago.
- The CPI was 2.4%, and the RPI was 3.3% last month (ONS).

CURRENT AVAILABILITY



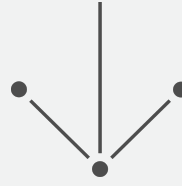
55

Average number of days current inventory has been available



23.9%

of properties available have been reduced in price



-7.3%

Annual change in the number of available properties

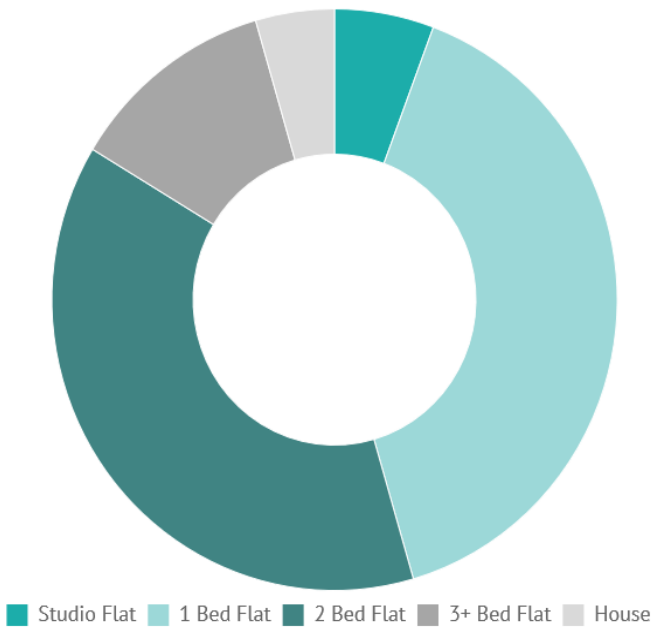


21.6%

Percentage of available properties currently under offer

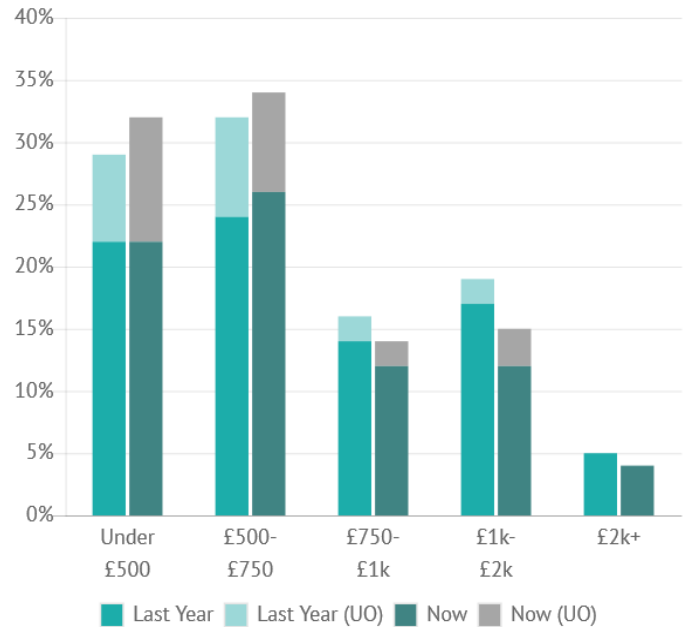
Source: LonRes - As at Jul 5th 2018

Properties On Market by Type



Source: LonRes - As at Jul 5th 2018

Properties on the Market by Price Band



Source: LonRes - As at Jul 5th 2018

Key Findings

- 80.8% of properties have asking prices less than £1,000 per week, up from 65.7% from the previous 3 months and down from 82.4% from the same time last year.
- 4.0% of properties have asking prices of £2,000 or more per week.
- 23.3% of flats and 36.8% of houses currently available have seen a reduction in asking rents since they were first put on the market.

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July 5, 2018, the Fitzrovia, Bloomsbury & Soho Q2 2018 Lettings Report catchment includes all properties let within the aforementioned area(s).