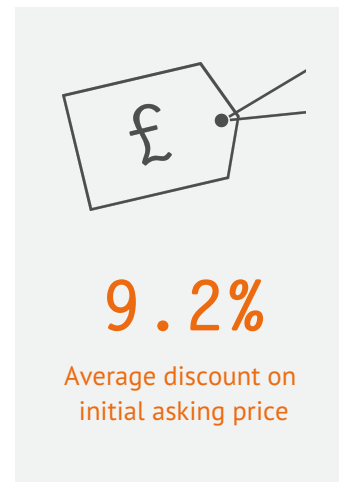
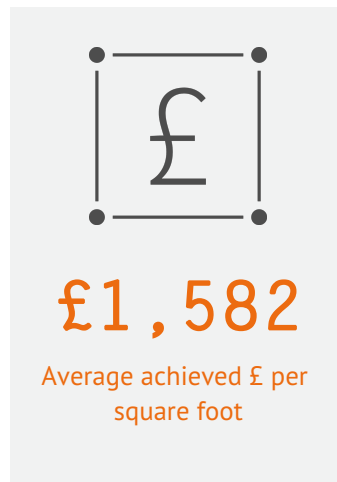
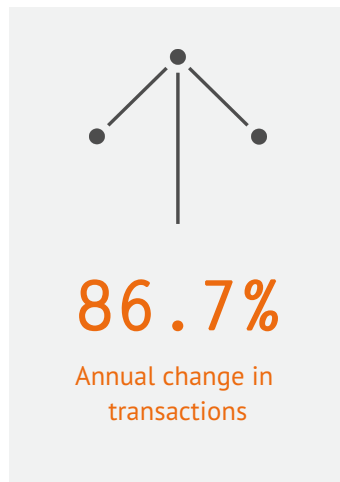
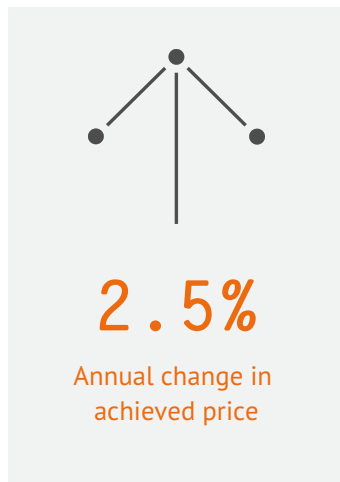


AREA OVERVIEW

FITZROVIA, BLOOMSBURY & SOHO Q3 2017...

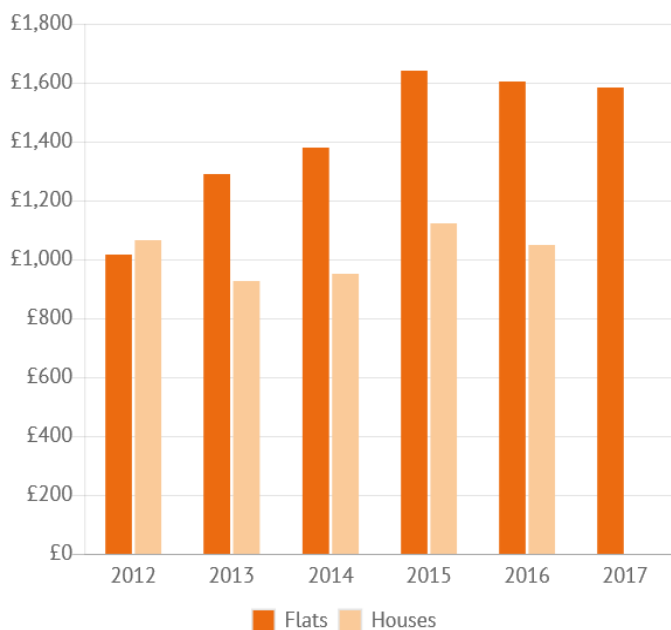
SOLD: JUL-SEP 2017



Source: LonRes - Jul-Sep 2017

Achieved Prices by Year

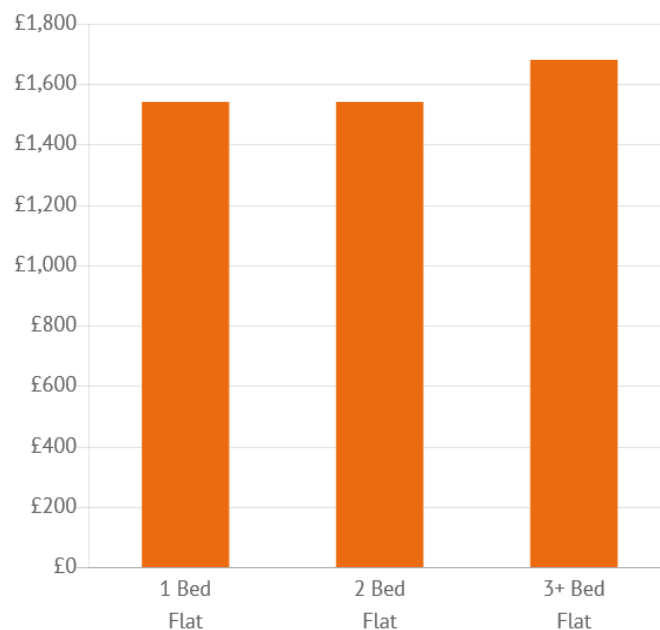
(£ per square foot)



Source: LonRes - Jul-Sep

Achieved Prices by Property Type

(£ per square foot)



Source: LonRes - Jul-Sep 2017

Key Findings

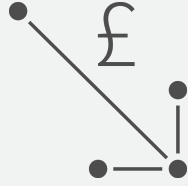
- Average flat prices are now 55.8% higher than they were 5 years ago, with buyers paying £567 more per square foot than they did 5 years ago.
- Achieved prices per square foot have decreased by 1.4% for flats over the last year, but have remained the same for houses.
- 16.1% of properties sold within 3 months, compared with 20.2% for the whole of Central London.
- Properties sold in the last 3 months achieved an average price of £1,647,091 for flats and £0 for houses.

CURRENT AVAILABILITY



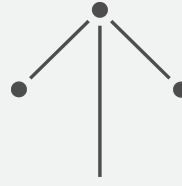
74%

have been on the market for over three months



40.8%

of properties on the market have been reduced in price



12.4%

Annual change in the number of available properties

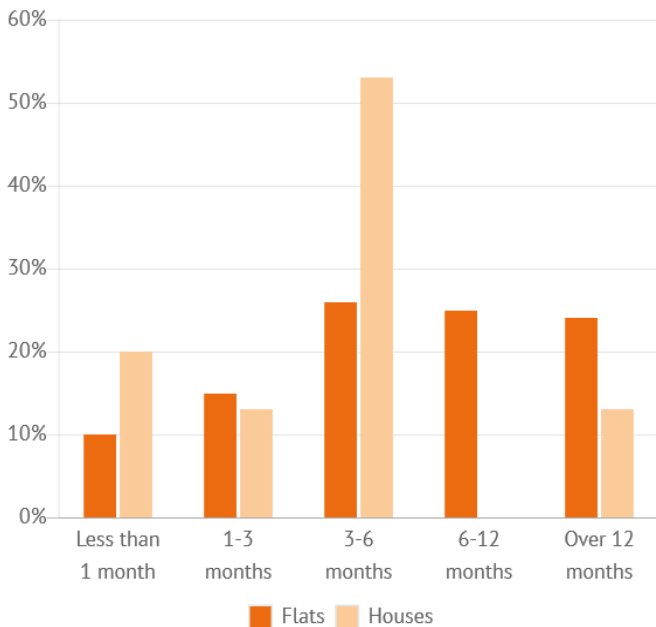


9.6%

Percentage of available properties currently under offer

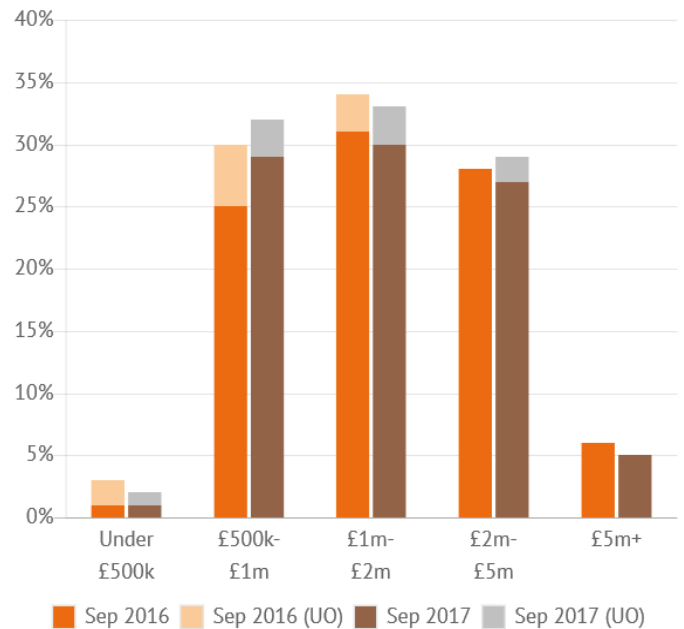
Source: LonRes - As at Oct 5th 2017

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

- 32.7% of properties on the market are priced at £2 million or higher.
- 47.7% of properties currently available have been on the market for more than six months.
- 9.7% of flats and 13.3% of houses on the market are currently under offer.

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