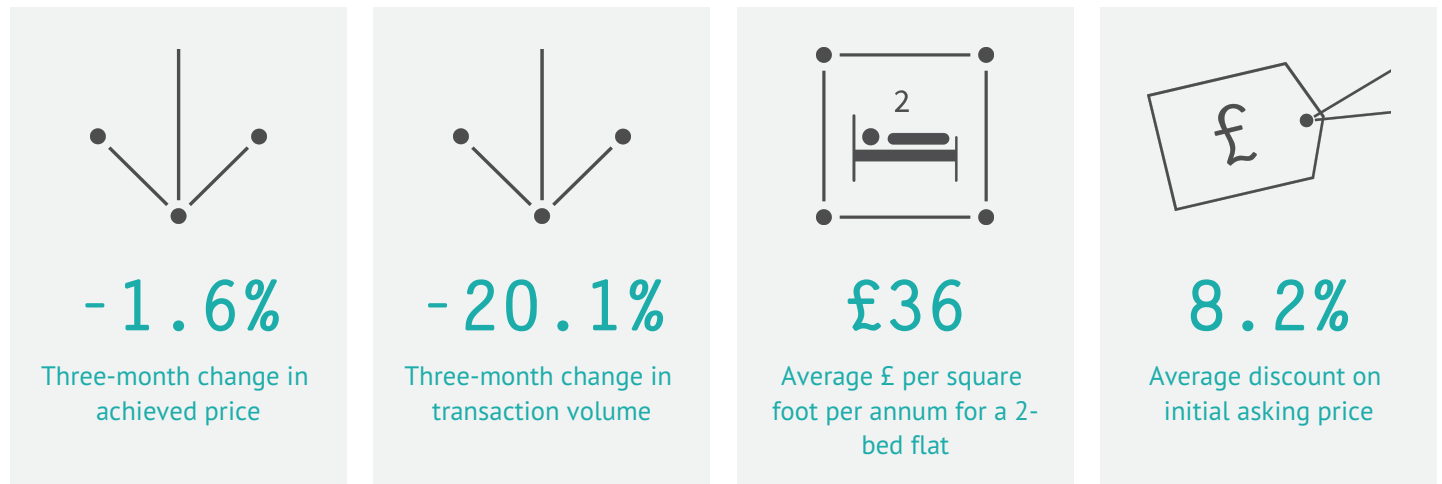


AREA OVERVIEW

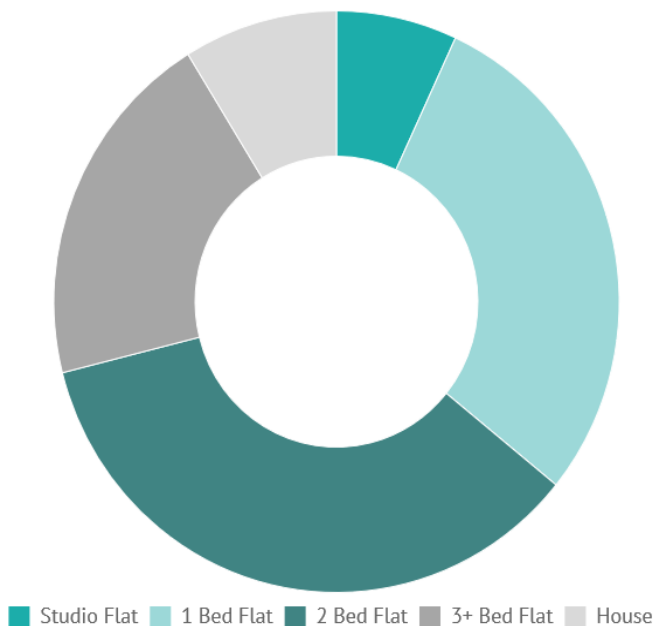
ST JOHN'S WOOD, REGENTS PARK & CAMDEN...

LET: JAN-MAR 2018



Source: LonRes - Jan-Mar 2018

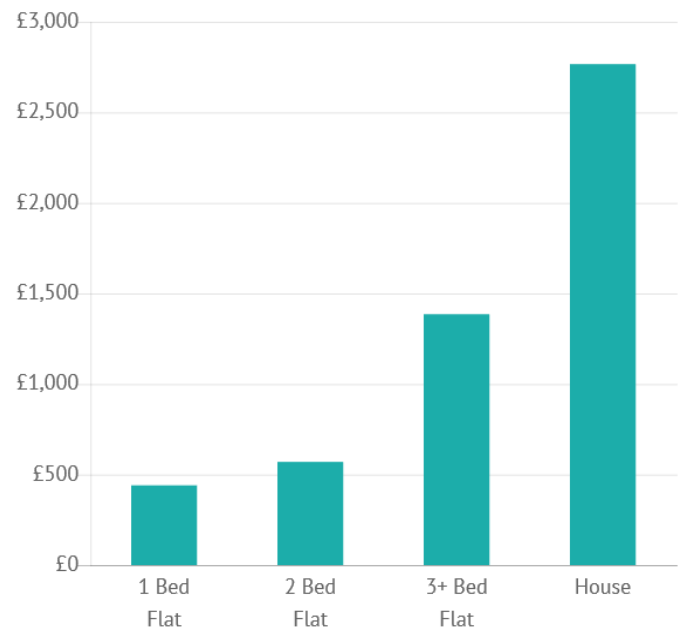
Let Properties by Type



Source: LonRes - Jan-Mar 2018

Achieved Rental Price per Week by Property Type

(Price per week)



Source: LonRes - Jan-Mar 2018

Key Findings

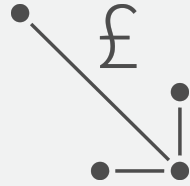
- Rental values averaged £652 per week for flats and £2,866 per week for houses over the last 3 months.
- Properties let over the last 3 months achieved an average of £40.39 per square foot per annum in rent, down from £42.35 at the same time last year, and down from £41.03 6 months ago.
- The number of properties let over the last 3 months was down 21.5% versus the same period last year, but down 20.1% from 3 months ago.
- Achieved rental values fell by 4.6% compared to the same period last year, and fell by 1.6% versus 3 months ago.
- The CPI was 2.7%, and the RPI was 3.6% last month (ONS).

CURRENT AVAILABILITY



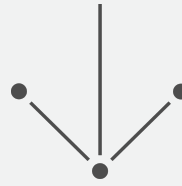
86

Average number of days current inventory has been available



37.4%

of properties available have been reduced in price



-37.4%

Annual change in the number of available properties

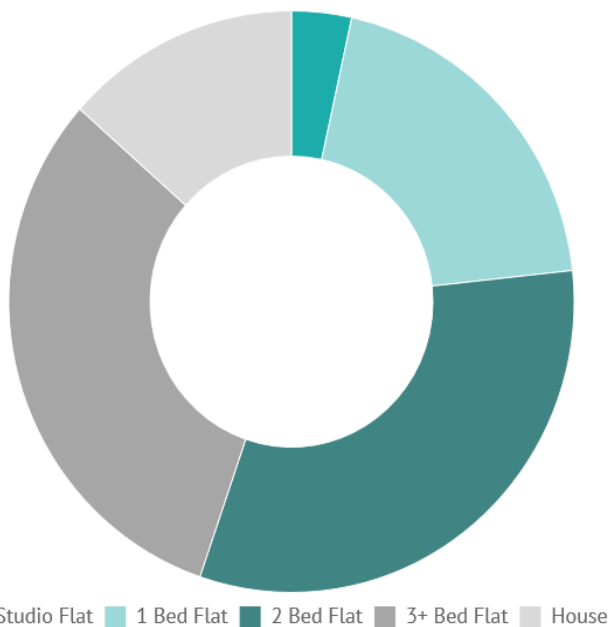


10.3%

Percentage of available properties currently under offer

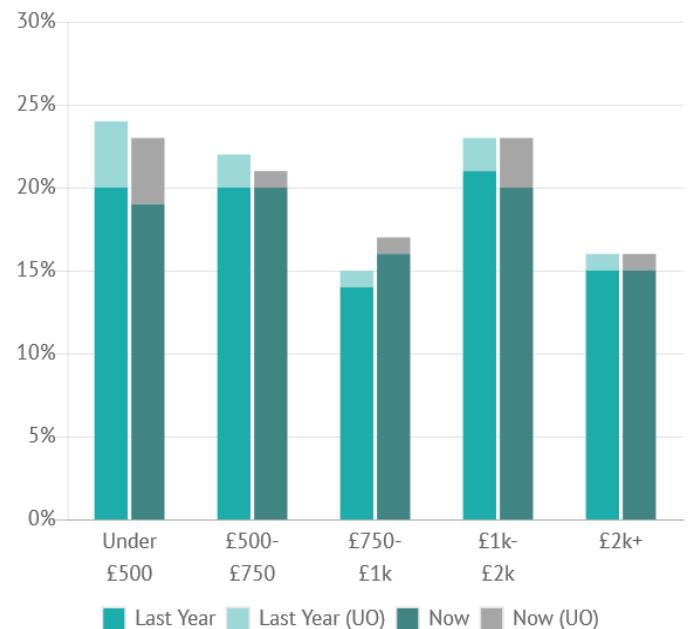
Source: LonRes - As at Apr 5th 2018

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

- 61.7% of properties have asking prices less than £1,000 per week, up from 60.5% from the previous 3 months and down from 68.6% from the same time last year.
- 15.0% of properties have asking prices of £2,000 or more per week.
- 36.1% of flats and 45.8% 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 St John's Wood, Regents Park & Camden Q1 2018 Lettings Report catchment includes all properties let within the aforementioned area(s).