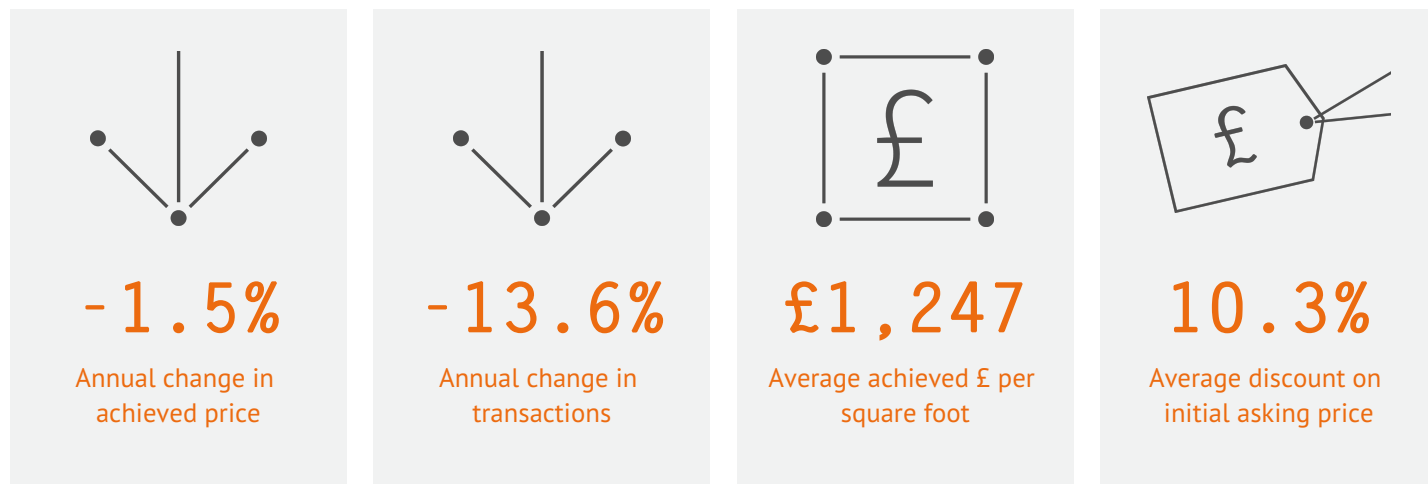


# AREA OVERVIEW

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

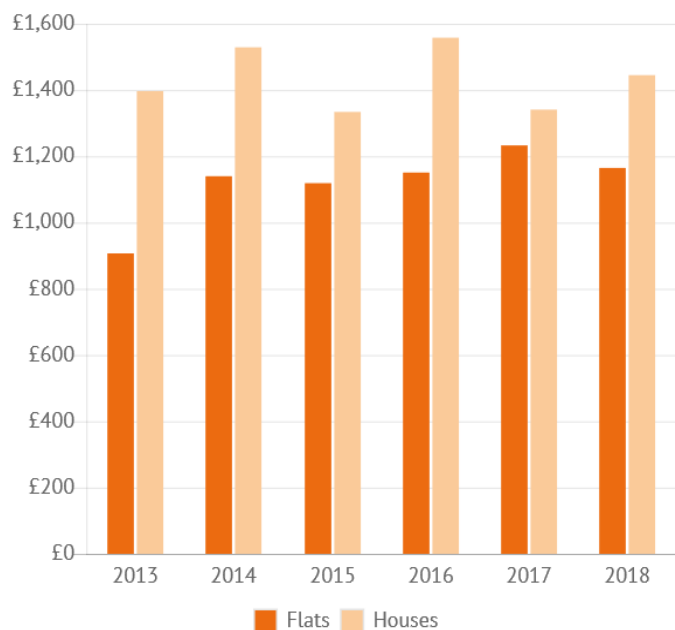
## SOLD: APR-JUN 2018



Source: LonRes - Apr-Jun 2018

### Achieved Prices by Year

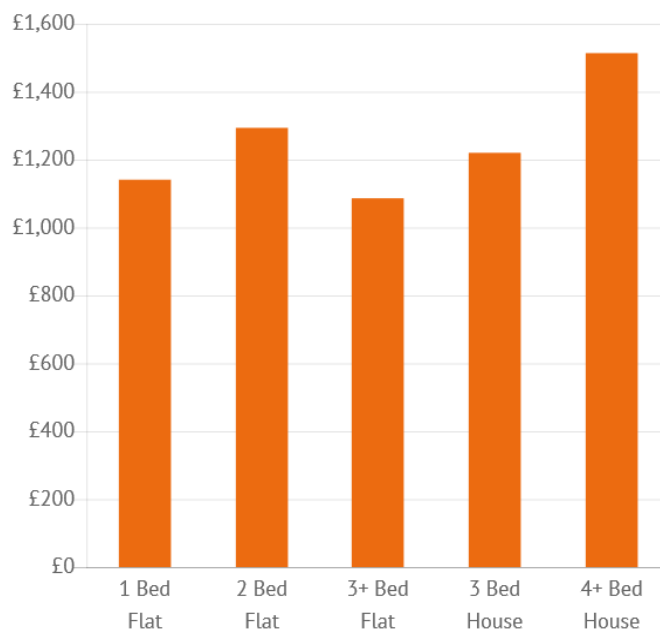
(£ per square foot)



Source: LonRes - Apr-Jun

### Achieved Prices by Property Type

(£ per square foot)



Source: LonRes - Apr-Jun 2018

### Key Findings

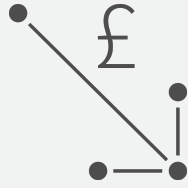
- Average flat prices are now 28.4% higher than they were 5 years ago, with buyers paying £257 more per square foot than they did 5 years ago.
- Achieved prices per square foot have decreased by 5.5% for flats over the last year, and have increased by 7.8% for houses.
- 18.4% of properties sold within 3 months, compared with 18.7% for the whole of Central London.
- Properties sold in the last 3 months achieved an average price of £1,285,204 for flats and £3,950,039 for houses.

# CURRENT AVAILABILITY



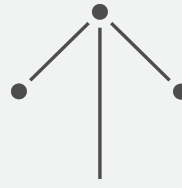
66%

have been on the market for over three months



48.3%

of properties on the market have been reduced in price



5.8%

Annual change in the number of available properties

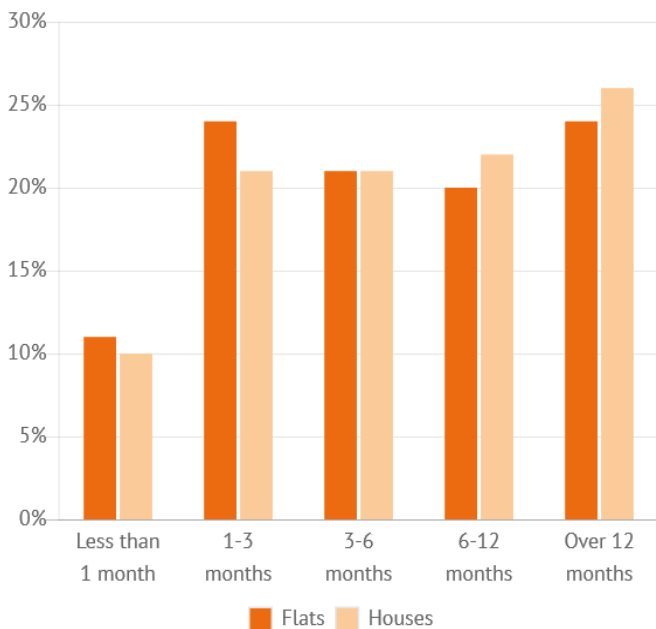


10.7%

Percentage of available properties currently under offer

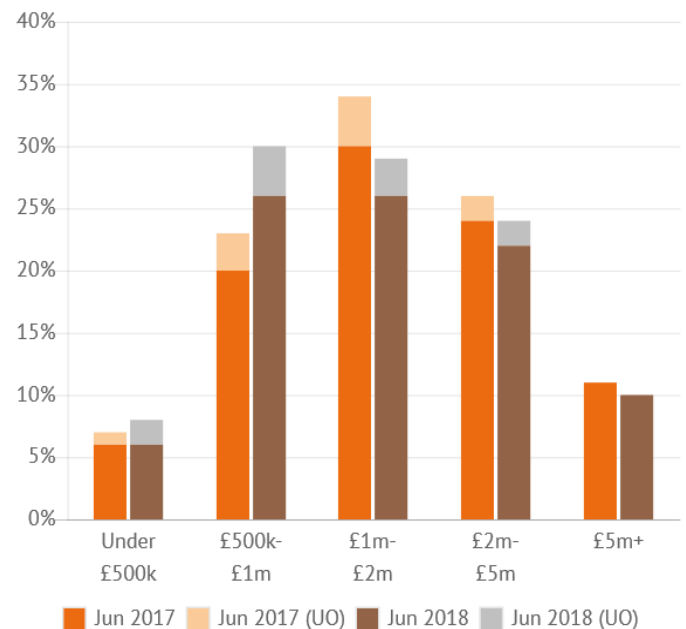
Source: LonRes - As at Jul 5th 2018

## Time on the Market



Source: LonRes - As at Jul 5th 2018

## Properties on the Market by Price Band



Source: LonRes - As at Jul 5th 2018

## Key Findings

- 32.9% of properties on the market are priced at £2 million or higher.
- 45.0% of properties currently available have been on the market for more than six months.
- 11.4% of flats and 8.3% of houses on the market are currently under offer.

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July 5, 2018, the St John's Wood, Regents Park & Camden Q2 2018 Sales Report catchment includes all properties sold within the aforementioned area(s).