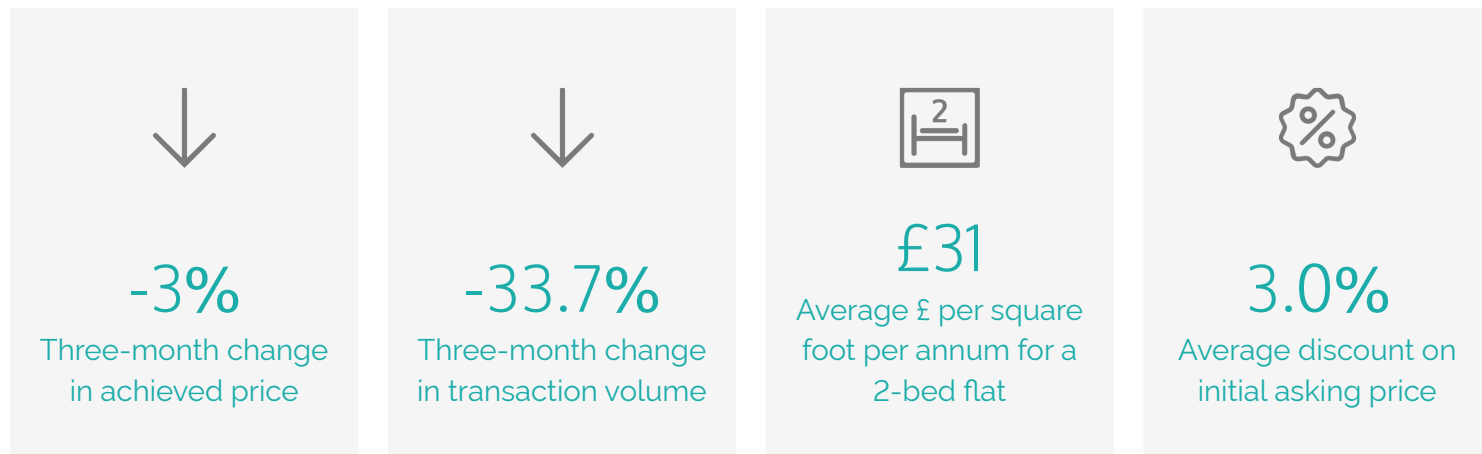


# Area Overview

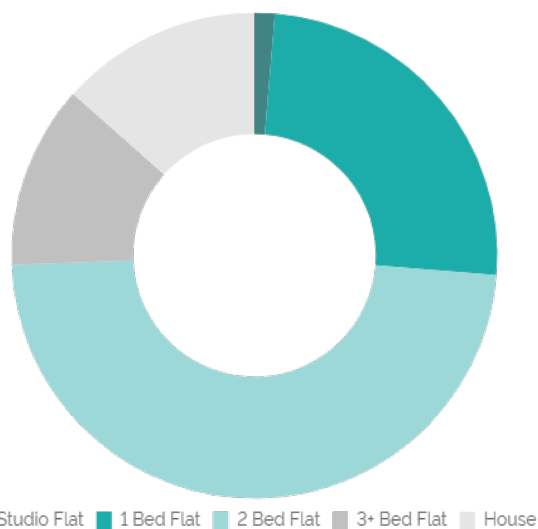
## Battersea, Clapham & Wandsworth Q4 2020 Lettings Report



### Let: Oct-Dec 2020

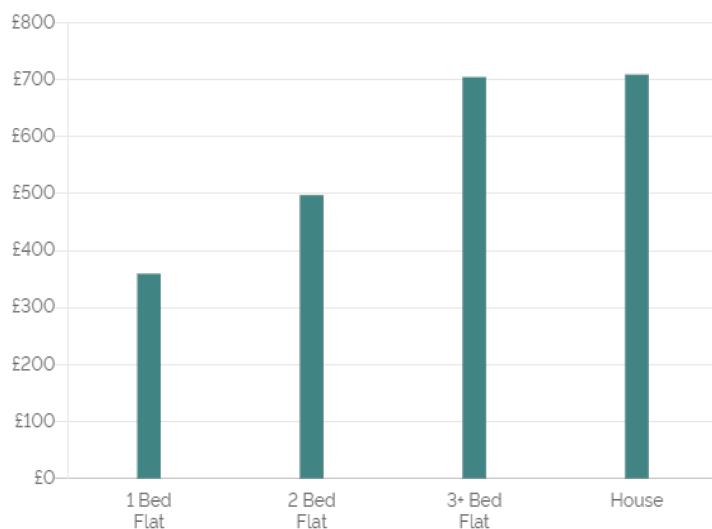


### Let Properties by Type



Source: LonRes - Oct-Dec 2021

### Achieved Rental Price per Week by Property Type



Source: LonRes - Oct-Dec 2021

### Key Findings

- Rental values averaged £479 per week for flats and £709 per week for houses over the last 3 months.
- Properties let over the last 3 months achieved an average of £31.68 per square foot per annum in rent, down from £35.70 at the same time last year, and down from £32.67 6 months ago.
- The number of properties let over the last 3 months was down 8.0% versus the same period last year, but down 33.7% from 3 months ago.
- Achieved rental values fell by 11.3% compared to the same period last year, and fell by 3.0% versus 3 months ago.

# Current Availability



115

Average number of days current inventory has been available



31.8%

of properties on the market have been reduced in price



57.4%

Annual change in the number of available properties

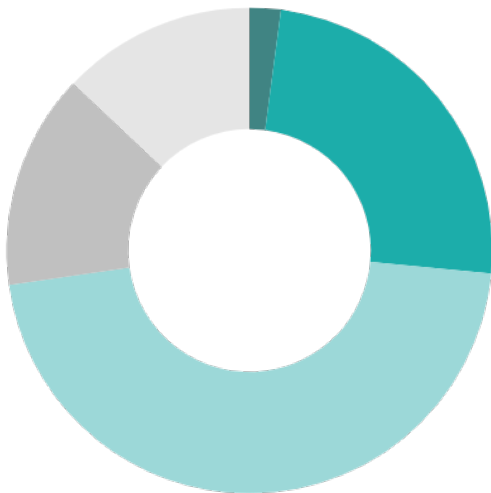


12.6%

Percentage of available properties currently under offer

Source: LonRes - As at Jan 6th 2021

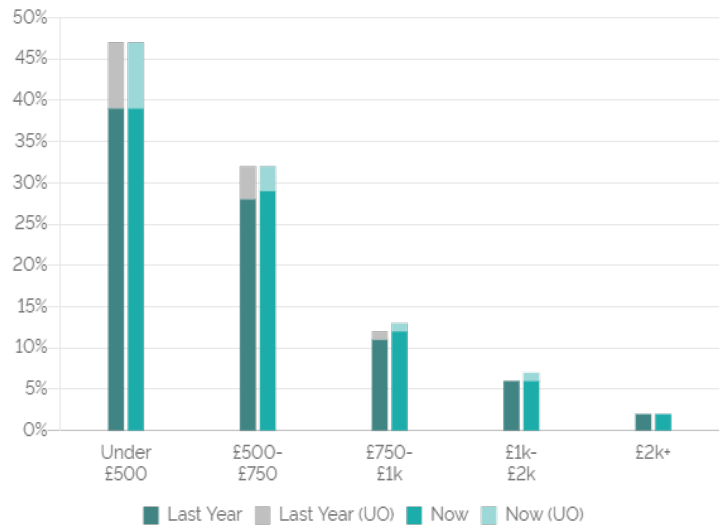
## Properties On Market by Type



■ Studio Flat ■ 1 Bed Flat ■ 2 Bed Flat ■ 3+ Bed Flat ■ House

Source: LonRes - As at Jan 6th 2021

## Properties on the Market by Price Band



Source: LonRes - As at Jan 6th 2021

## Key Findings

- 46.7% of properties have asking prices less than £500 per week, up from 43.1% from the previous 3 months and up from 41.4% from the same time last year.
- 8.7% of properties have asking prices of £1,000 or more per week.
- 32.4% of flats and 27.5% of houses currently available have seen a reduction in asking rents since they were first put on the market.

**⚠** Proceed with caution! – Partial closure of the housing market in Q2 2020 and the ongoing impact of COVID restrictions and stamp duty incentives continue to impact the data this quarter.

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January 6, 2021, the Battersea, Clapham & Wandsworth Q4 2020 Lettings Report catchment includes all properties let within the aforementioned area(s).