

Area Overview

Putney, Barnes & Wimbledon Q1 2020 Lettings Report



Let: Jan-Mar 2020



-1.2%

Three-month change in achieved price



-19.9%

Three-month change in transaction volume



£30

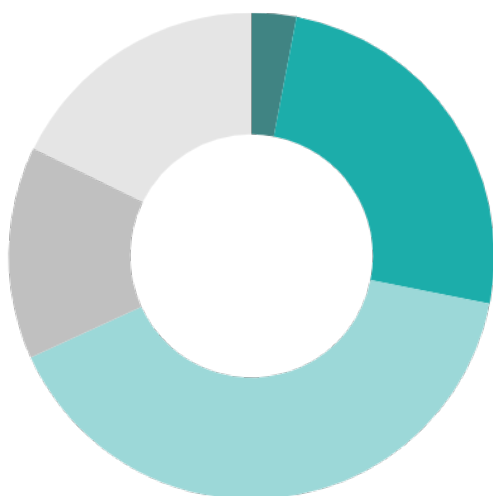
Average £ per square foot per annum for a 2-bed flat



1.1%

Average discount on initial asking price

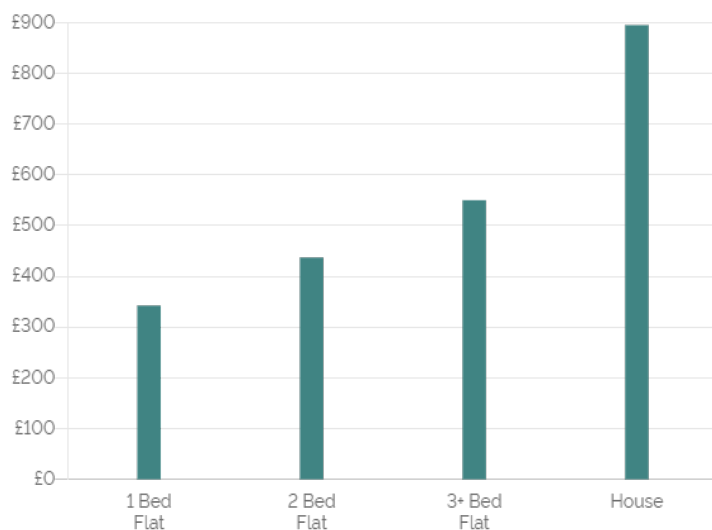
Let Properties by Type



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

Source: LonRes - Jan-Mar 2020

Achieved Rental Price per Week by Property Type



Source: LonRes - Jan-Mar 2020

Key Findings

- Rental values averaged £422 per week for flats and £881 per week for houses over the last 3 months.
- Properties let over the last 3 months achieved an average of £30.88 per square foot per annum in rent, up from £28.38 at the same time last year, but the same as 6 months ago.
- The number of properties let over the last 3 months was down 48.5% versus the same period last year, but down 19.9% from 3 months ago.
- Achieved rental values rose by 8.8% compared to the same period last year, and fell by 1.2% versus 3 months ago.

Current Availability



166

Average number of days current inventory has been available



24%

of properties on the market have been reduced in price



32.2%

Annual change in the number of available properties

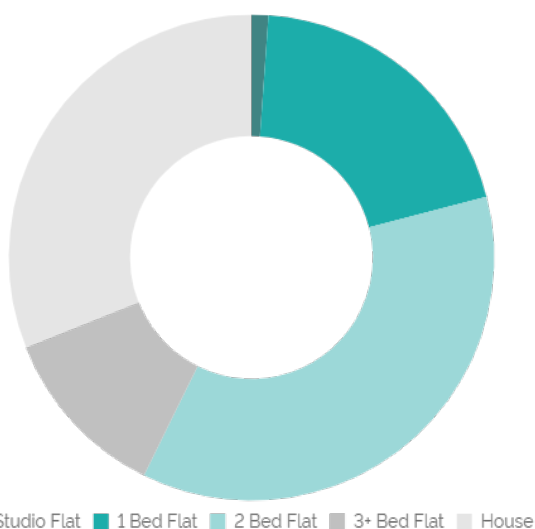


33%

Percentage of available properties currently under offer

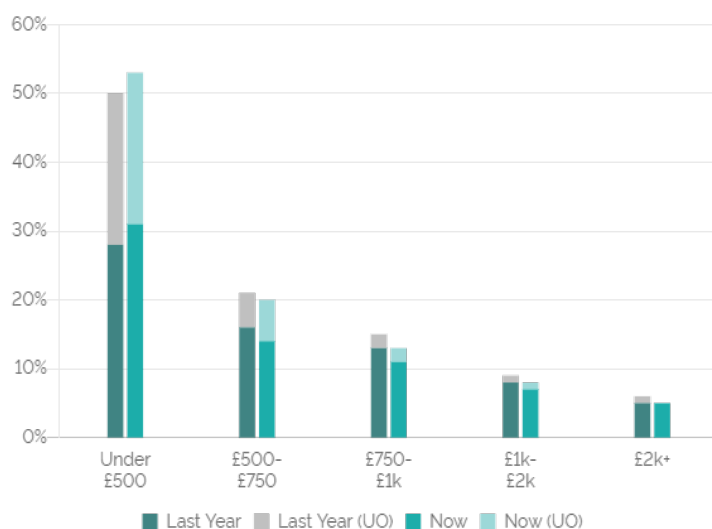
Source: LonRes - As at Apr 6th 2020

Properties On Market by Type



Source: LonRes - As at Apr 6th 2020

Properties on the Market by Price Band



Source: LonRes - As at Apr 6th 2020

Key Findings

- 52.8% of properties have asking prices less than £500 per week, up from 47.6% from the previous 3 months and up from 43.1% from the same time last year.
- 13.6% of properties have asking prices of £1,000 or more per week.
- 20.1% of flats and 32.5% of houses currently available have seen a reduction in asking rents since they were first put on the market.

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April 6, 2020, the Putney, Barnes & Wimbledon Q1 2020 Lettings Report catchment includes all properties let within the aforementioned area(s).