

Area Overview

Putney, Barnes & Wimbledon Q2 2020 Lettings Report



Let: Apr-Jun 2020



2.1%

Three-month change in achieved price



-26.5%

Three-month change in transaction volume



£30

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



2.2%

Average discount on initial asking price

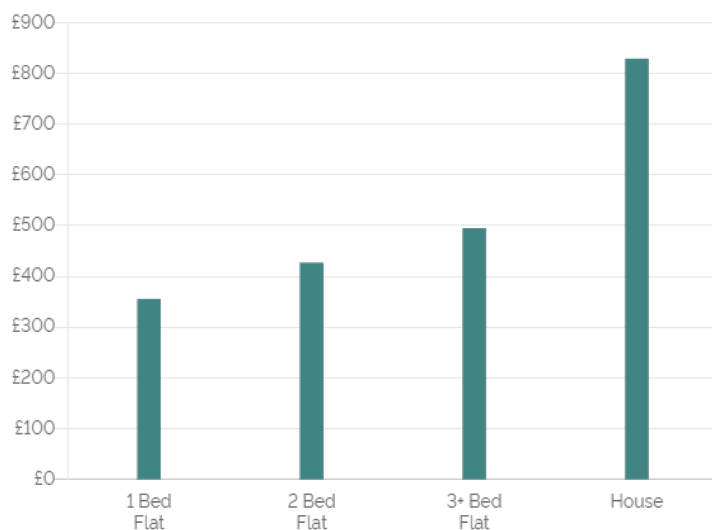
Let Properties by Type



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

Source: LonRes - Apr-Jun 2020

Achieved Rental Price per Week by Property Type



Source: LonRes - Apr-Jun 2020

Key Findings

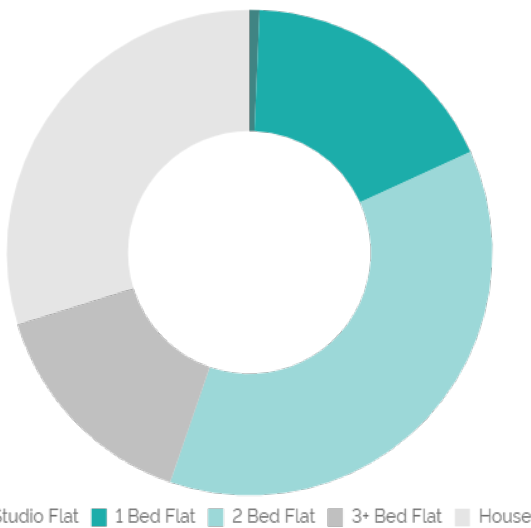
- Rental values averaged £404 per week for flats and £837 per week for houses over the last 3 months.
- Properties let over the last 3 months achieved an average of £31.51 per square foot per annum in rent, up from £29.09 at the same time last year, and up from £30.87 6 months ago.
- The number of properties let over the last 3 months was down 59.2% versus the same period last year, but down 26.5% from 3 months ago.
- Achieved rental values rose by 8.3% compared to the same period last year, and rose by 2.1% versus 3 months ago.

Current Availability



Source: LonRes - As at Jul 6th 2020

Properties On Market by Type



Source: LonRes - As at Jul 6th 2020


Properties on the Market by Price Band



Source: LonRes - As at Jul 6th 2020

Key Findings

- 84.1% of properties have asking prices less than £1,000 per week, down from 86.5% from the previous 3 months and up from 80.1% from the same time last year.
- 6.6% of properties have asking prices of £2,000 or more per week.
- 23.6% of flats and 34.4% of houses currently available have seen a reduction in asking rents since they were first put on the market.

 Proceed with caution! Lockdown restrictions were in place this quarter and as a result we saw a significant reduction in sales and lettings activity.

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July 6, 2020, the Putney, Barnes & Wimbledon Q2 2020 Lettings Report catchment includes all properties let within the aforementioned areas(s).