

# Area Overview

## Putney, Barnes & Wimbledon Q4 2021 Sales Report



### Sold: Oct-Dec 2021



3.4%

Annual change in achieved price



-29.6%

Annual change in transactions



£768

Average achieved £ per square foot

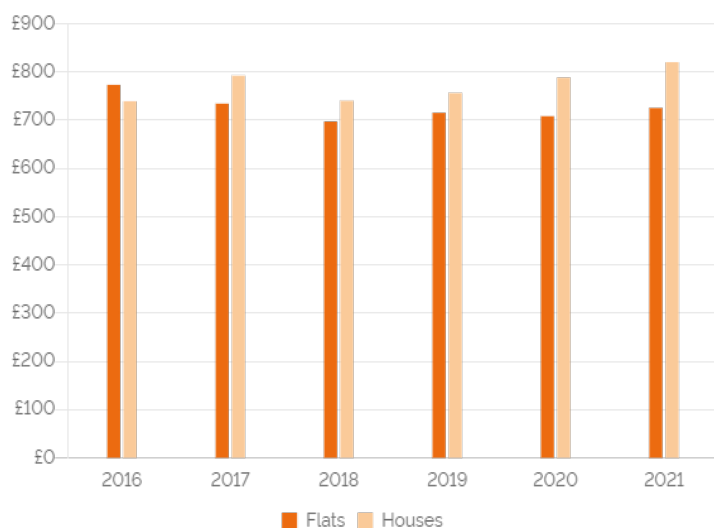


2.4%

Average discount on initial asking price

### Achieved Prices by Year

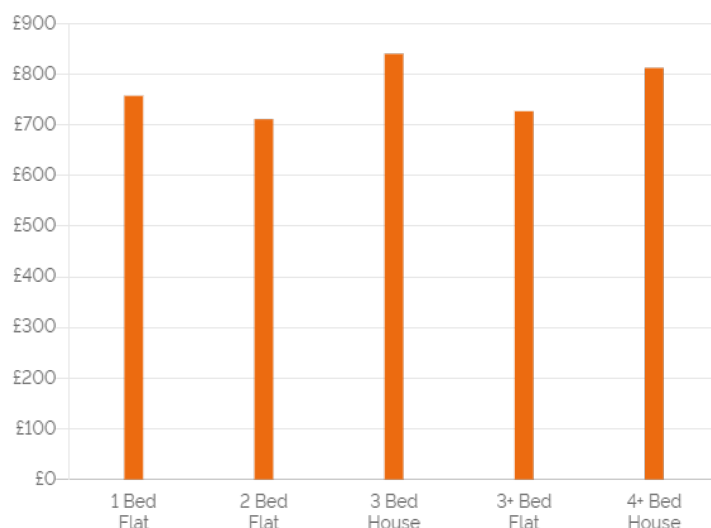
(£ Per Square Foot)



Source: LonRes - Oct-Dec

### Achieved Prices by Property Type

(£ Per Square Foot)



Source: LonRes - Oct-Dec 2022

### Key Findings

- Average flat prices are now 6.2% lower they were 5 years ago, with buyers paying £48 less per square foot than they did 5 years ago.
- Achieved prices per square foot have increased by 2.4% for flats over the last year, and have increased by 4.0% for houses.
- 21.8% of properties sold within 3 months, compared with 18.1% for the whole of Central London.
- Properties sold in the last 3 months achieved an average price of £632,367 for flats and £1,418,277 for houses.

# Current Availability



**64.2%**

have been on the market for over three months



**38.9%**

of properties on the market have been reduced in price



**-24.7%**

Annual change in the number of available properties

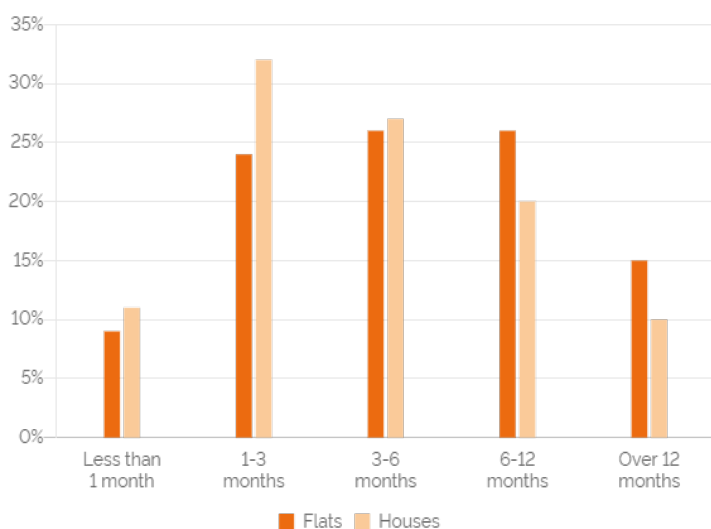


**32.2%**

Percentage of available properties currently under offer

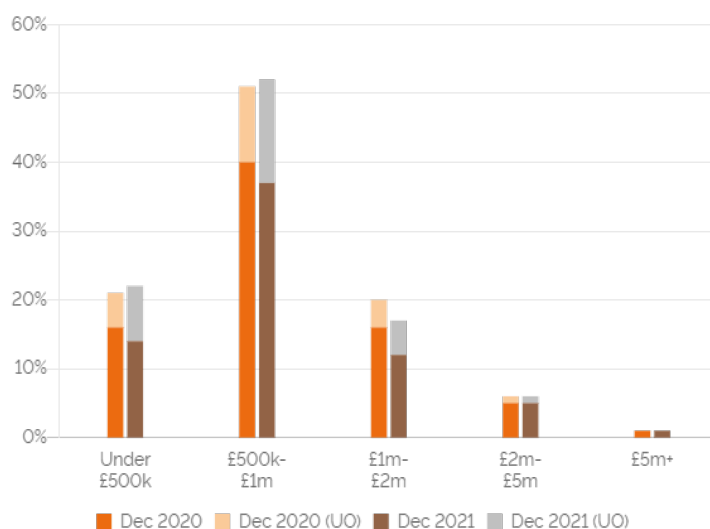
Source: LonRes - As at Jan 6th 2022

## Time on the Market



Source: LonRes - As at Jan 6th 2022

## Properties on the Market by Price Band



Source: LonRes - As at Jan 6th 2022

## Key Findings

- 24.9% of properties on the market are priced at £1 million or higher.
- 38.1% of properties currently available have been on the market for more than six months.
- 28.9% of flats and 41.1% of houses on the market are currently under offer.

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January 6, 2022, the Putney, Barnes & Wimbledon Q4 2021 Sales Report catchment includes all properties sold within the aforementioned area(s).