

Area Overview

St John's Wood, Regents Park & Camden Q4 2021 Lettings Report



Let: Oct-Dec 2021



5.5%

Three-month change in achieved price



-71.5%

Three-month change in transaction volume



£41

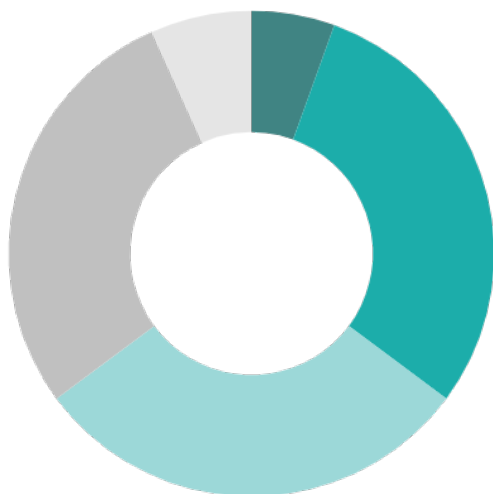
Average £ per square foot per annum for a 2-bed flat



0.1%

Average discount on initial asking price

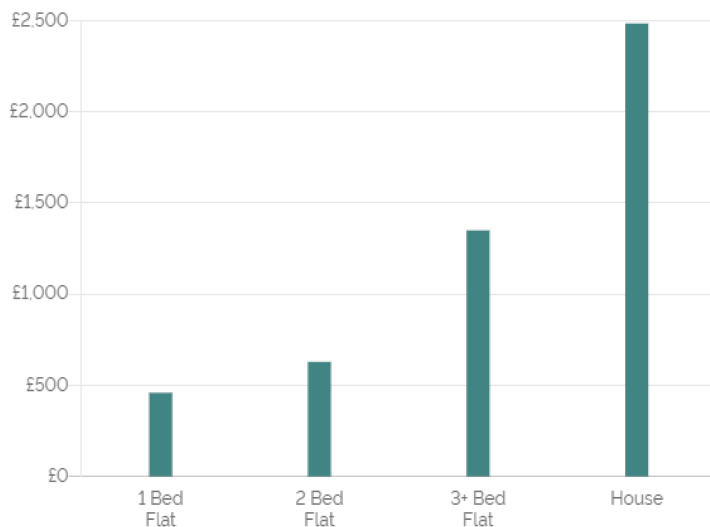
Let Properties by Type



Legend: Studio Flat, 1 Bed Flat, 2 Bed Flat, 3+ Bed Flat, House

Source: LonRes - Oct-Dec 2022

Achieved Rental Price per Week by Property Type



Source: LonRes - Oct-Dec 2022

Key Findings

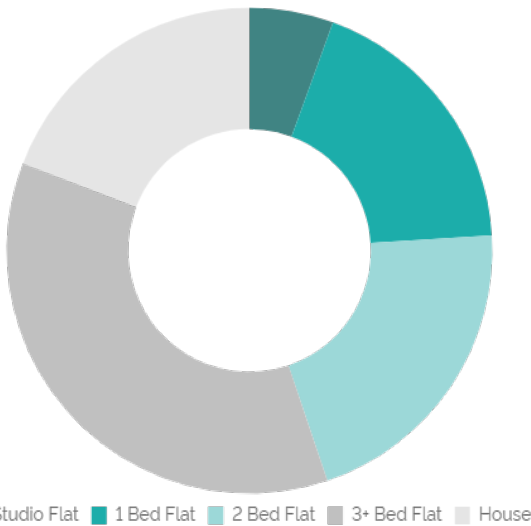
- Rental values averaged £670 per week for flats and £2,484 per week for houses over the last 3 months.
- Properties let over the last 3 months achieved an average of £44.53 per square foot per annum in rent, up from £39.29 at the same time last year, and up from £42.21 6 months ago.
- The number of properties let over the last 3 months was down 61.9% versus the same period last year, but down 71.5% from 3 months ago.
- Achieved rental values rose by 13.3% compared to the same period last year, and rose by 5.5% versus 3 months ago.

Current Availability



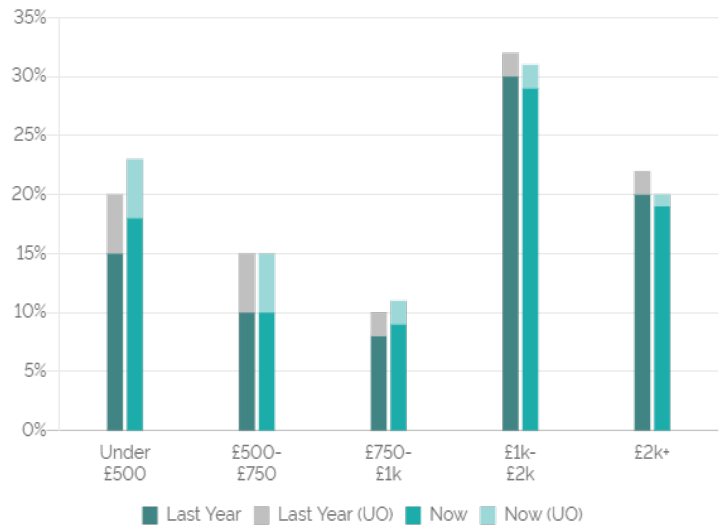
Source: LonRes - As at Jan 6th 2022

Properties On Market by Type



Source: LonRes - As at Jan 6th 2022

Properties on the Market by Price Band



Source: LonRes - As at Jan 6th 2022

Key Findings

- 49.6% of properties have asking prices less than £1,000 per week, down from 52.1% from the previous 3 months and down from 75.1% from the same time last year.
- 20.2% of properties have asking prices of £2,000 or more per week.
- 24.8% of flats and 37.5% of houses currently available have seen a reduction in asking rents since they were first put on the market.

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January 6, 2022, the St John's Wood, Regents Park & Camden Q4 2021 Lettings Report catchment includes all properties let within the aforementioned area(s).