

Area Overview

Battersea, Clapham & Wandsworth Q1 2022 Lettings Report



Let: Jan-Mar 2022



7.6%

Three-month change in achieved price



-17.2%

Three-month change in transaction volume



£37

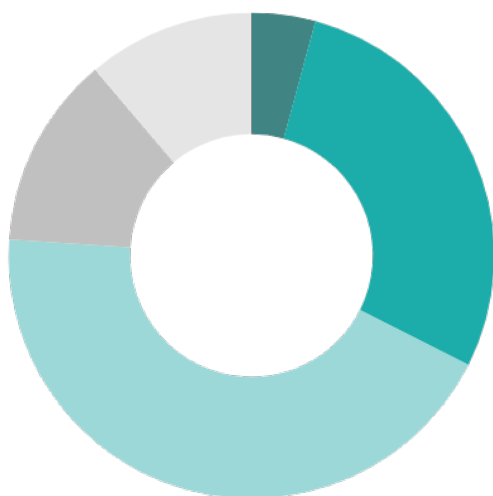
Average £ per square foot per annum for a 2-bed flat



1.9%

Average discount on initial asking price

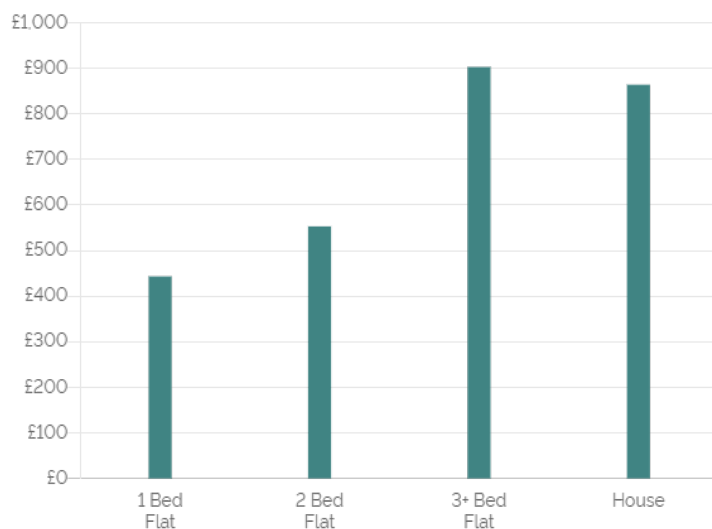
Let Properties by Type



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

Source: LonRes - Jan-Mar 2022

Achieved Rental Price per Week by Property Type



Source: LonRes - Jan-Mar 2022

Key Findings

- Rental values averaged £558 per week for flats and £857 per week for houses over the last 3 months.
- Properties let over the last 3 months achieved an average of £38.54 per square foot per annum in rent, up from £31.89 at the same time last year, and up from £35.83 6 months ago.
- The number of properties let over the last 3 months was down 43.5% versus the same period last year, but down 17.2% from 3 months ago.
- Achieved rental values rose by 20.8% compared to the same period last year, and rose by 7.6% versus 3 months ago.

Current Availability



34

Average number of days current inventory has been available



13.7%

of properties on the market have been reduced in price



-53.4%

Annual change in the number of available properties

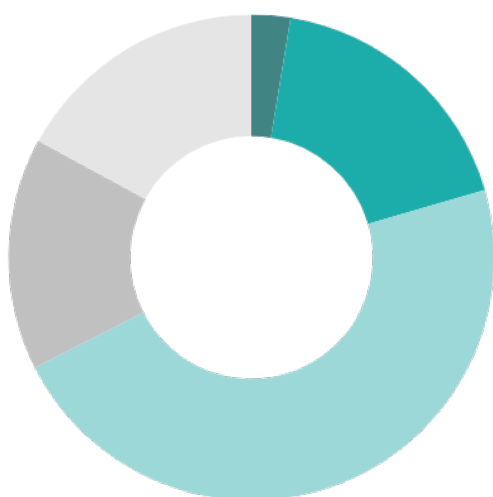


30.8%

Percentage of available properties currently under offer

Source: LonRes - As at Apr 6th 2022

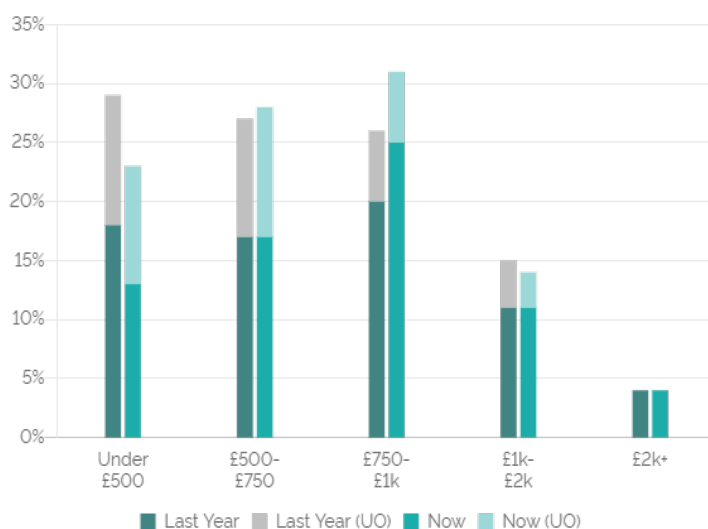
Properties On Market by Type



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

Source: LonRes - As at Apr 6th 2022

Properties on the Market by Price Band



Source: LonRes - As at Apr 6th 2022

Key Findings

- 82.0% of properties have asking prices less than £1,000 per week, down from 88.9% from the previous 3 months and down from 91.6% from the same time last year.
- 4.1% of properties have asking prices of £2,000 or more per week.
- 14.4% of flats and 10.0% 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, 2022, the Battersea, Clapham & Wandsworth Q1 2022 Lettings Report catchment includes all properties let within the aforementioned area(s).