

# Area Overview

## Battersea, Clapham & Wandsworth Q3 2022 Lettings Report



### Let: Jul-Sep 2022



0.5%

Three-month change in achieved price



11.4%

Three-month change in transaction volume



£39

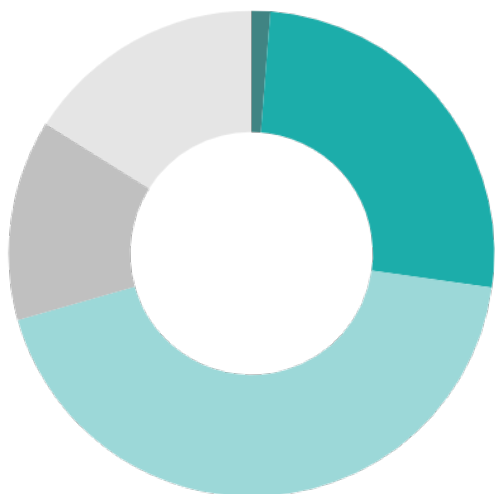
Average £ per square foot per annum for a 2-bed flat



2.9%

Average discount on initial asking price

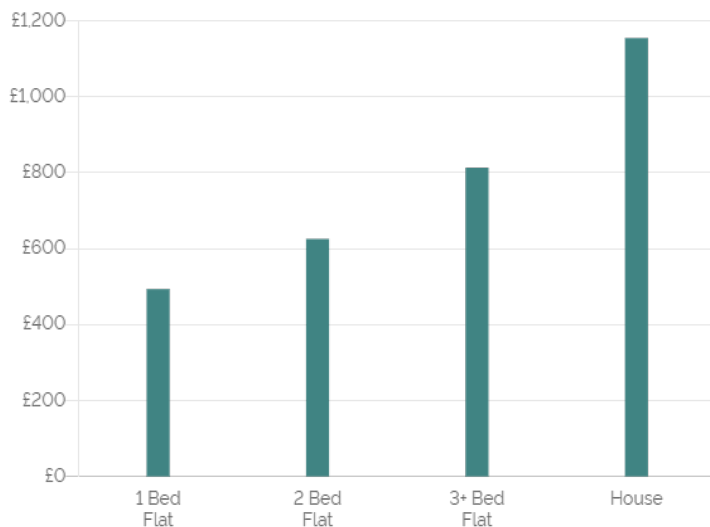
### Let Properties by Type



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

Source: LonRes - Jul-Sep 2022

### Achieved Rental Price per Week by Property Type



Source: LonRes - Jul-Sep 2022

### Key Findings

- Rental values averaged £601 per week for flats and £1,140 per week for houses over the last 3 months.
- Properties let over the last 3 months achieved an average of £39.71 per square foot per annum in rent, up from £34.28 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 36.1% versus the same period last year, but up 11.4% from 3 months ago.
- Achieved rental values rose by 15.9% compared to the same period last year, and rose by 0.5% versus 3 months ago.

# Current Availability



56

Average number of days current inventory has been available



8.5%

of properties on the market have been reduced in price



43.1%

Annual change in the number of available properties

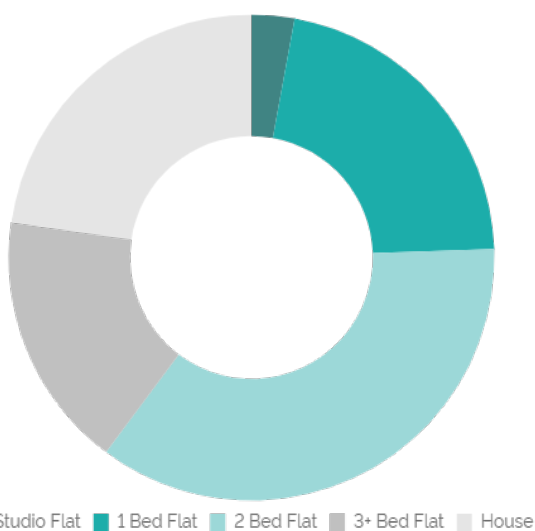


30.1%

Percentage of available properties currently under offer

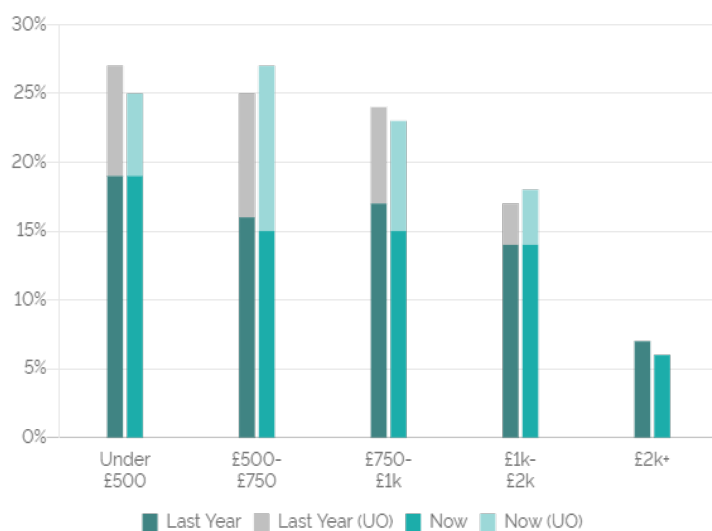
Source: LonRes - As at Oct 6th 2022

## Properties On Market by Type



Source: LonRes - As at Oct 6th 2022

## Properties on the Market by Price Band



Source: LonRes - As at Oct 6th 2022

## Key Findings

- 75.9% of properties have asking prices less than £1,000 per week, down from 77.1% from the previous 3 months and down from 87.0% from the same time last year.
- 5.9% of properties have asking prices of £2,000 or more per week.
- 7.4% of flats and 12.5% of houses currently available have seen a reduction in asking rents since they were first put on the market.

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October 6, 2022, the Battersea, Clapham & Wandsworth Q3 2022 Lettings Report catchment includes all properties let within the aforementioned area(s).