

# Area Overview

Hammersmith & Brook Green, Chiswick, North Kensington  
Q2 2022 Lettings Report



## Let: Apr-Jun 2022



**-1.5%**

Three-month change  
in achieved price



**-15.8%**

Three-month change  
in transaction volume



**£35**

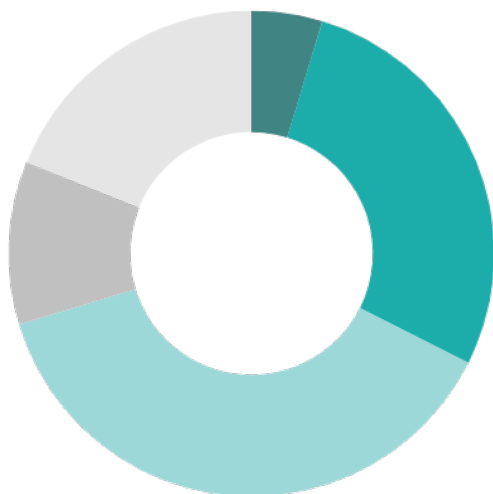
Average £ per square  
foot per annum for a  
2-bed flat



**1.0%**

Average discount on  
initial asking price

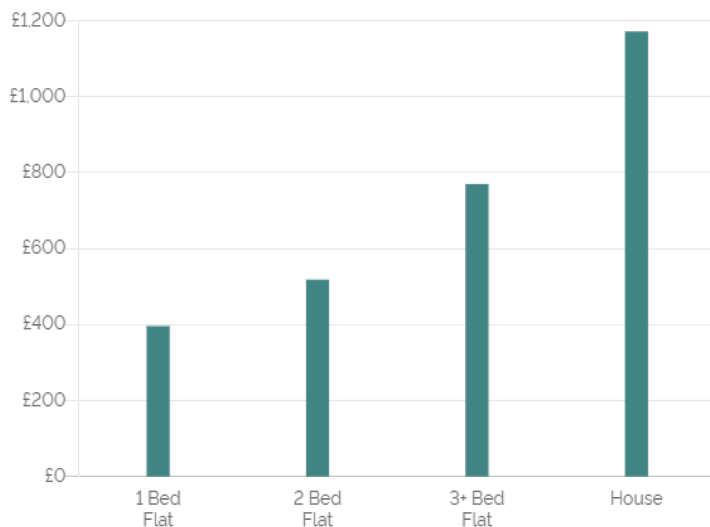
### Let Properties by Type



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

Source: LonRes - Apr-Jun 2022

### Achieved Rental Price per Week by Property Type



Source: LonRes - Apr-Jun 2022

### Key Findings

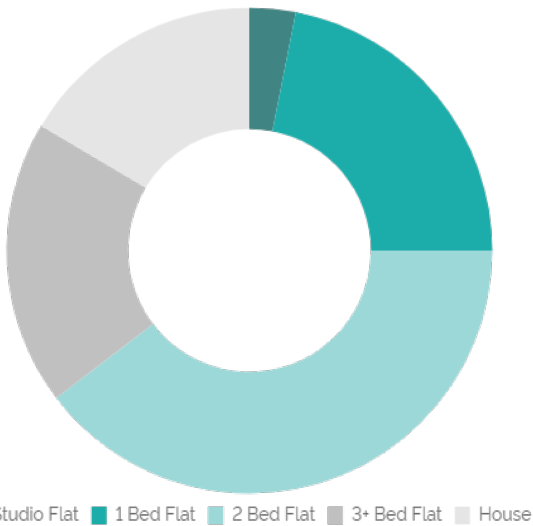
- Rental values averaged £482 per week for flats and £1,102 per week for houses over the last 3 months.
- Properties let over the last 3 months achieved an average of £37.28 per square foot per annum in rent, up from £33.64 at the same time last year, and down from £37.84 6 months ago.
- The number of properties let over the last 3 months was down 48.8% versus the same period last year, but down 15.8% from 3 months ago.
- Achieved rental values rose by 10.8% compared to the same period last year, and fell by 1.5% versus 3 months ago.

# Current Availability



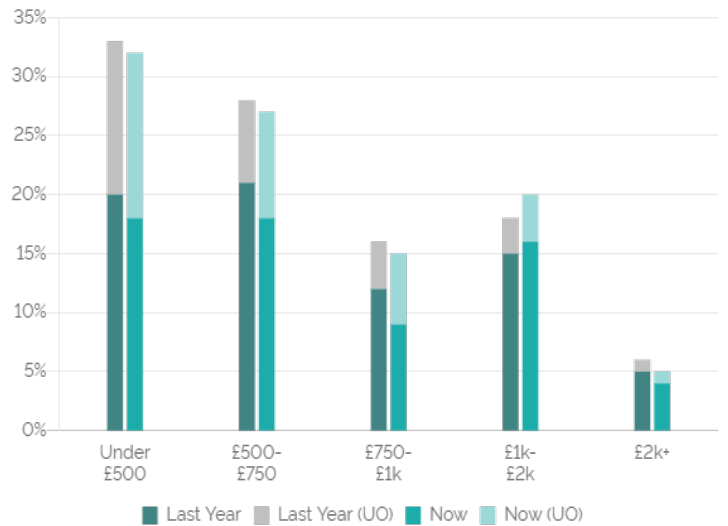
Source: LonRes - As at Jul 6th 2022

## Properties On Market by Type



Source: LonRes - As at Jul 6th 2022

## Properties on the Market by Price Band



Source: LonRes - As at Jul 6th 2022

## Key Findings

- 75.3% of properties have asking prices less than £1,000 per week, up from 73.1% from the previous 3 months and down from 86.0% from the same time last year.
- 5.1% of properties have asking prices of £2,000 or more per week.
- 10.9% of flats and 25.9% of houses currently available have seen a reduction in asking rents since they were first put on the market.

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July 6, 2022, the Hammersmith & Brook Green, Chiswick, North Kensington Q2 2022 Lettings Report catchment includes all properties let within the aforementioned areas).