

Area Overview

Battersea, Clapham & Wandsworth Q3 2023 Lettings Report



Let: Jul-Sep 2023



1.6%

Three-month change in achieved price



32.5%

Three-month change in transaction volume



£44

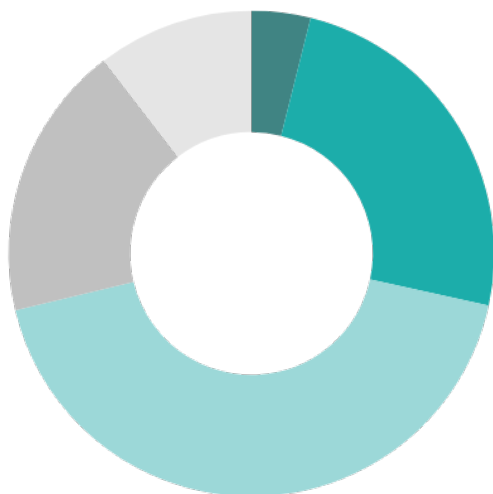
Average £ per square foot per annum for a 2-bed flat



1.3%

Average discount on initial asking price

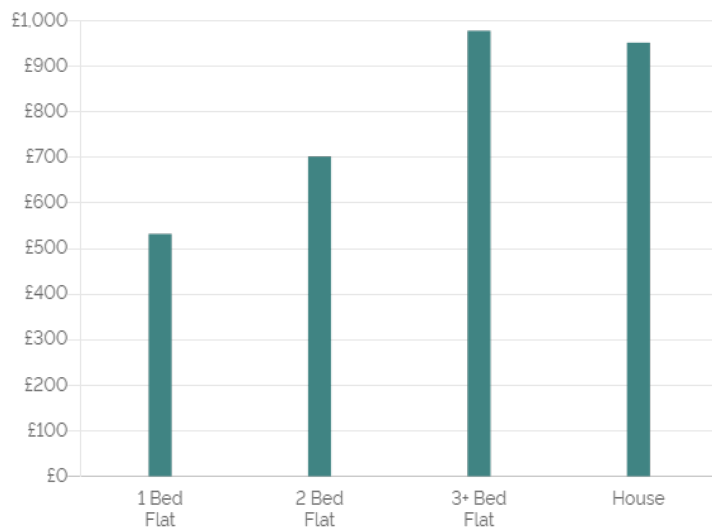
Let Properties by Type



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

Source: LonRes - Jul-Sep 2023

Achieved Rental Price per Week by Property Type



Source: LonRes - Jul-Sep 2023

Key Findings

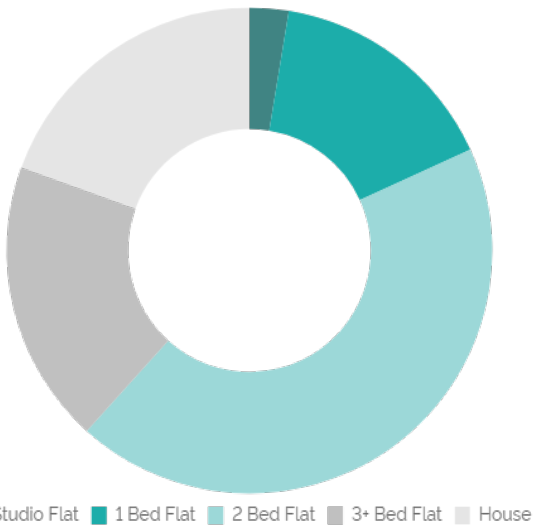
- Rental values averaged £705 per week for flats and £949 per week for houses over the last 3 months.
- Properties let over the last 3 months achieved an average of £44.67 per square foot per annum in rent, up from £39.65 at the same time last year, and up from £43.96 6 months ago.
- The number of properties let over the last 3 months was down 14.0% versus the same period last year, but up 32.5% from 3 months ago.
- Achieved rental values rose by 12.7% compared to the same period last year, and rose by 1.6% versus 3 months ago.

Current Availability



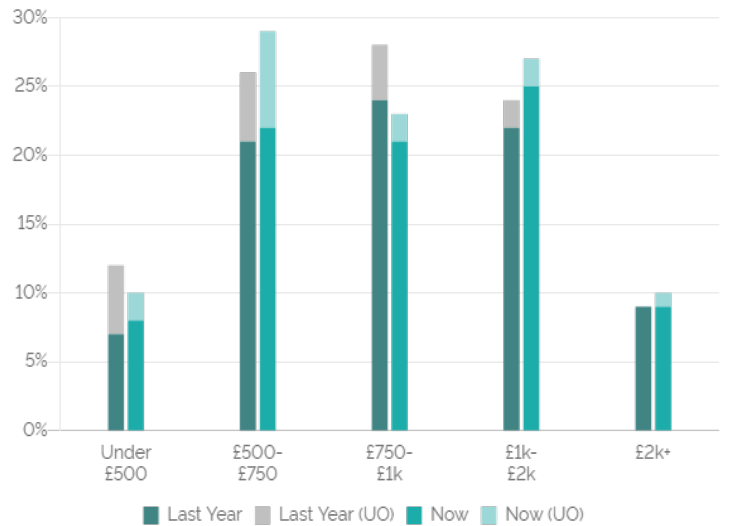
Source: LonRes - As at Oct 5th 2023

Properties On Market by Type



Source: LonRes - As at Oct 5th 2023

Properties on the Market by Price Band



Source: LonRes - As at Oct 5th 2023

Key Findings

- 63.6% of properties have asking prices less than £1,000 per week, down from 69.7% from the previous 3 months and down from 75.2% from the same time last year.
- 9.7% of properties have asking prices of £2,000 or more per week.
- 29.0% of flats and 20.0% of houses currently available have seen a reduction in asking rents since they were first put on the market.

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October 5, 2023, the Battersea, Clapham & Wandsworth Q3 2023 Lettings Report catchment includes all properties let within the aforementioned area(s).