

# Area Overview

## Fulham & Earls Court Q1 2023 Sales Report



### Sold: Jan-Mar 2023



**-5.7%**

Annual change in  
achieved price



**-10%**

Annual change in  
transactions



**£982**

Average achieved £  
per square foot



**-9.0%**

Average discount on  
initial asking price

### Achieved Prices by Year

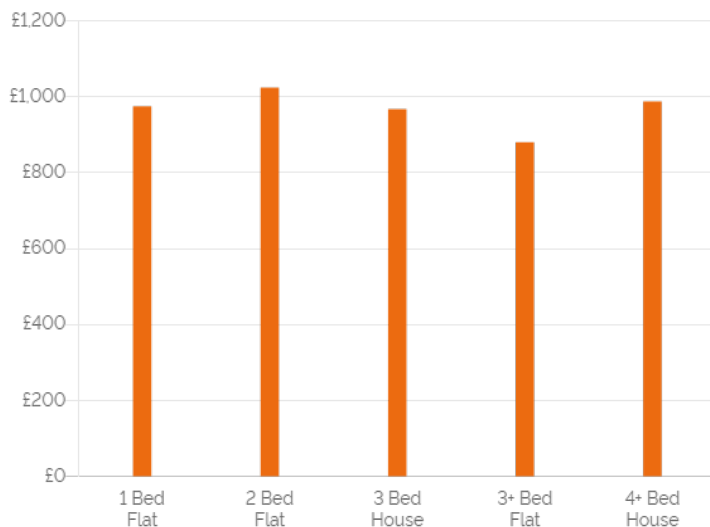
(£ Per Square Foot)



Source: LonRes - Jan-Mar

### Achieved Prices by Property Type

(£ Per Square Foot)



Source: LonRes - Jan-Mar 2023

### Key Findings

- Average flat prices are now 1.1% lower they were 5 years ago, with buyers paying £11 less per square foot than they did 5 years ago.
- Achieved prices per square foot have decreased by 6.7% for flats over the last year, and have decreased by 3.3% for houses.
- 11.7% of properties sold within 3 months, compared with 11.4% for the whole of Central London.
- Properties sold in the last 3 months achieved an average price of £817,978 for flats and £1,782,773 for houses.

# Current Availability



68.8%

have been on the market for over three months



51.2%

of properties on the market have been reduced in price



2.5%

Annual change in the number of available properties

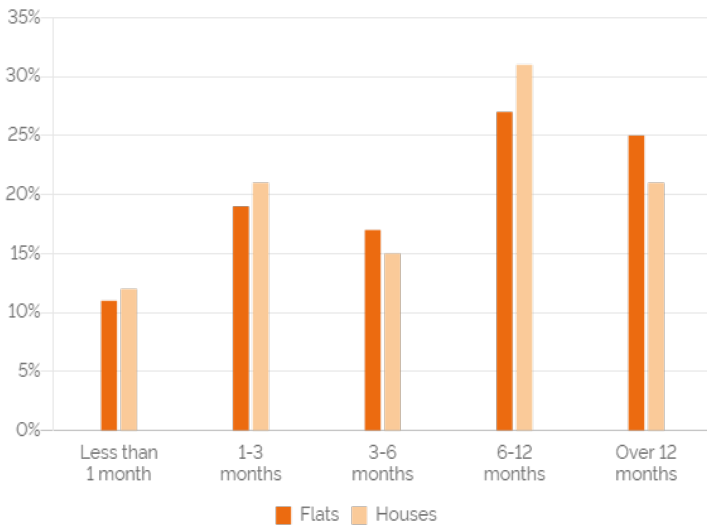


18.8%

Percentage of available properties currently under offer

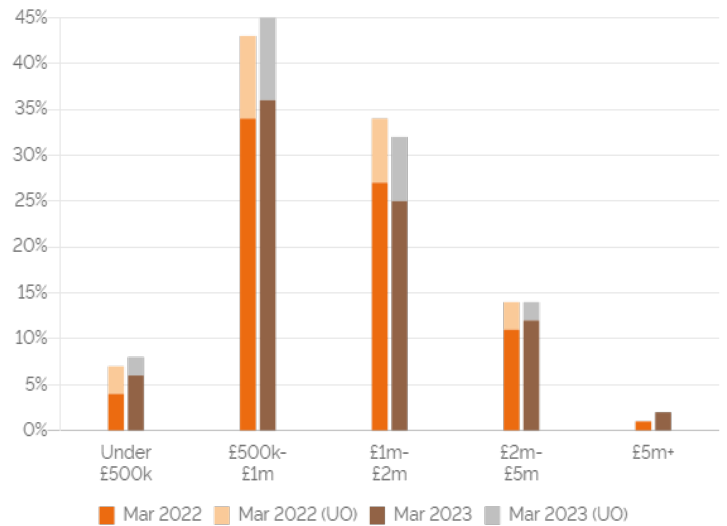
Source: LonRes - As at Apr 6th 2023

## Time on the Market



Source: LonRes - As at Apr 6th 2023

## Properties on the Market by Price Band



Source: LonRes - As at Apr 6th 2023

## Key Findings

- 46.1% of properties on the market are priced at £1 million or higher.
- 51.9% of properties currently available have been on the market for more than six months.
- 18.9% of flats and 18.5% of houses on the market are currently under offer.

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April 6, 2023, the Fulham & Earls Court Q1 2023 Sales Report catchment includes all properties sold within the aforementioned area(s).