

Lettings Market

St Johns Wood

Chancellors





As part of our customer service promise, we invest time and energy into helping our clients make informed decisions. Our market reports take an analytical approach in presenting latest insight on the UK property market, with a more detailed focus on the St Johns Wood market. Talk to us to learn more.

BOBBY PANESAR | LETTINGS DIRECTOR



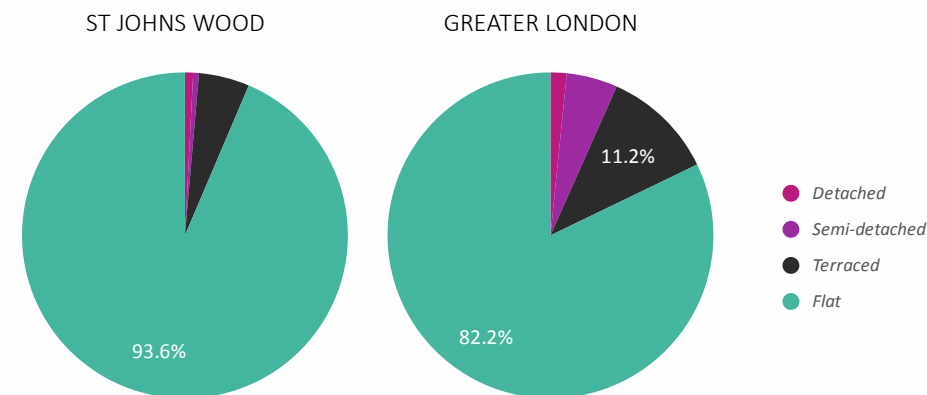
St Johns Wood | Lettings Prices

LETS BY PROPERTY TYPE

	Detached	Semi-detached	Terraced	Flat/Apartment
				
Proportion of lets last 12 months	0.8%	0.6%	5%	93.6%
Average price achieved last 12 months	£6,533	£6,881	£4,590	£2,526
Average price change per square foot				
1 year	-36%	-18.6%	-2.5%	1.9%
3 years	-11.9%	14.9%	21.6%	32.8%
6 years	47.3%	34.3%	11.4%	37.4%

Source: Dataloft Rental Market Analytics by PriceHubble

PROFILE OF HOMES LET OVER THE LAST 12 MONTHS



Source: Dataloft Rental Market Analytics by PriceHubble

Local Summary

Over the last 12 months the average rent achieved for homes let in St Johns Wood was £2,625 per month. This is a 1% change on the previous 12 month period.

94% of homes let in the past 12 months were flats, achieving an average rental value of £2,526 per month. Houses achieved an average rent of £4,975 per month.

11% of renters are aged between 40 and 49.

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National Market

AVERAGE MONTHLY RENT BY BEDROOM OVER THE LAST 12 MONTHS



ST JOHNS WOOD GROSS YIELDS OVER THE LAST 12 MONTHS AVERAGE



Rental market

The number of homes available for rent remains a quarter (24%) below the pre-pandemic average (Hometrack).

The average UK rent rose by 1.3% in August to £1,325, 5.1% higher than the same time last year (HomeLet).

Void periods lengthened to 15 days in August, up from 11 days in July with Greater London the only region to see a reduction (Goodlord).

Economy

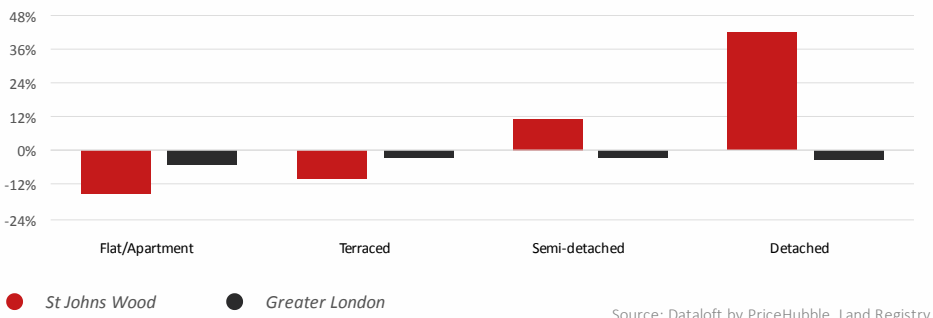
The Bank of England held interest rates at 5% in September, with an expectation that they may be cut in November.

Monthly GDP is estimated to have shown no growth in July 2024, after also showing no growth in June 2024 (ONS).

CPI inflation rose by 2.2% in the 12 months to July 2024, up from 2.0% in June 2024 (ONS).

St Johns Wood | Sales and Prices

ANNUAL CHANGE IN AVERAGE PRICE BY PROPERTY TYPE OVER THE LAST 12 MONTHS



Want to Know More?



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We'd love to hear from you at our branch. Get in touch!

