



ESHER AND WEYBRIDGE LETTINGS MARKET INSIGHT 2018

Rental Market Update

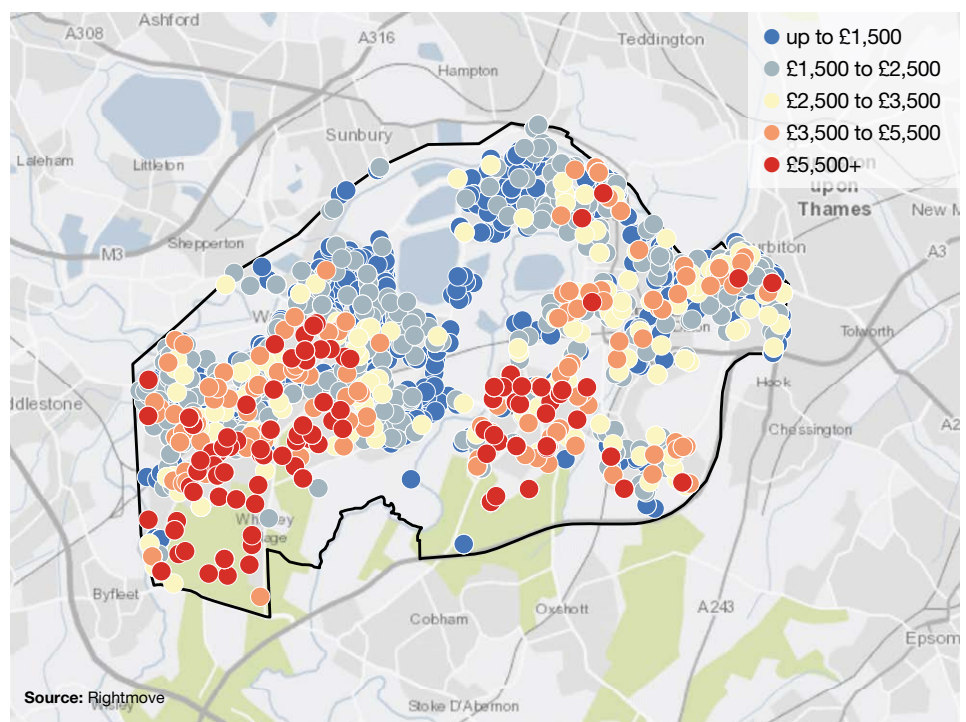
The number of properties listed for rent in Esher in 2017 fell 7.3% year-on-year, according to data from Rightmove. This slowdown in new lettings stock comes despite the fact that demand for rental property in the Home Counties remained robust, with Knight Frank figures showing year-on-year increases in both new tenant registrations and property viewings in 2017.

Jamie-Leigh Harvey, Esher Lettings

"We have noticed an increase in the number of 'try before you buy' family tenants in Esher over the last year, many of whom are wanting to get to know the area before potentially making a commitment to purchase. Corporate demand has been focused on the sub-£4,000 per month price bracket over this time, though we expect activity above this level will increase in the coming months. So far in 2018 there has already been a 65% increase in oil company staff looking for rental properties compared with the same period in 2017."

Monthly asking rents in Esher and Weybridge and the surrounding area

Year to February 2018

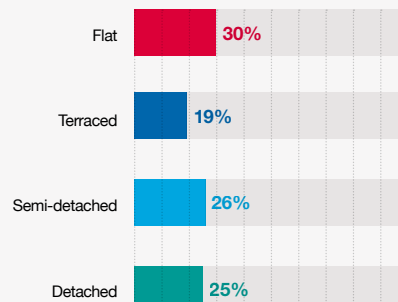


Esher and Weybridge fact sheet

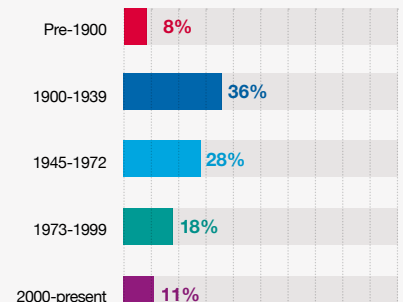
ESHER AND WEYBRIDGE KEY STATISTICS

-1.7%	Annual change in Home Counties rental values (Q1 2018)
3%	Year-on-year change in property viewings (year to March 2018)
30%	Proportion of tenants in their 50s (2016-2018)
54%	Proportion of properties let with 5 or more bedrooms (2016-2018)

PROPERTY TYPE



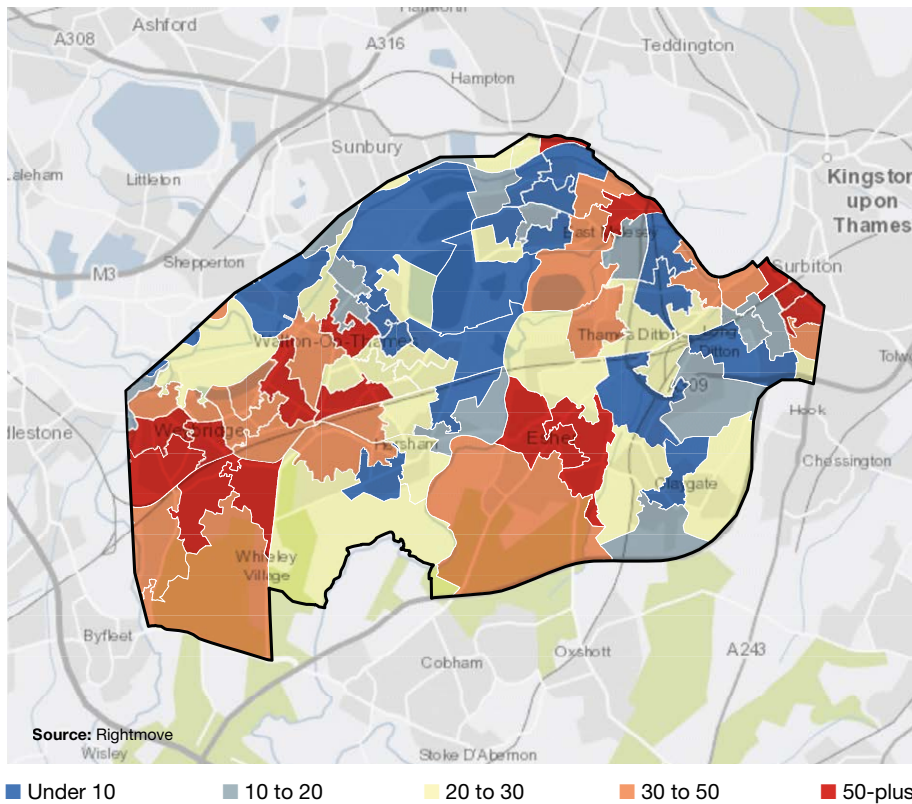
AGE OF HOUSING STOCK



ESHER AND WEYBRIDGE LETTINGS MARKET INSIGHT 2018

Where is renting most prevalent in Esher and Weybridge?

Number of lettings listings, year to February 2018

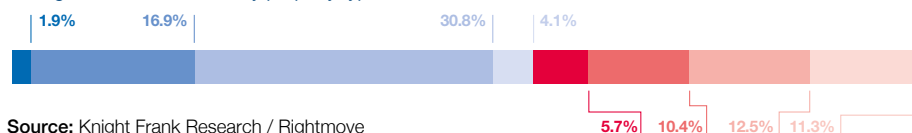


Rental market analysis by property type

Average monthly asking rents, year to February 2018

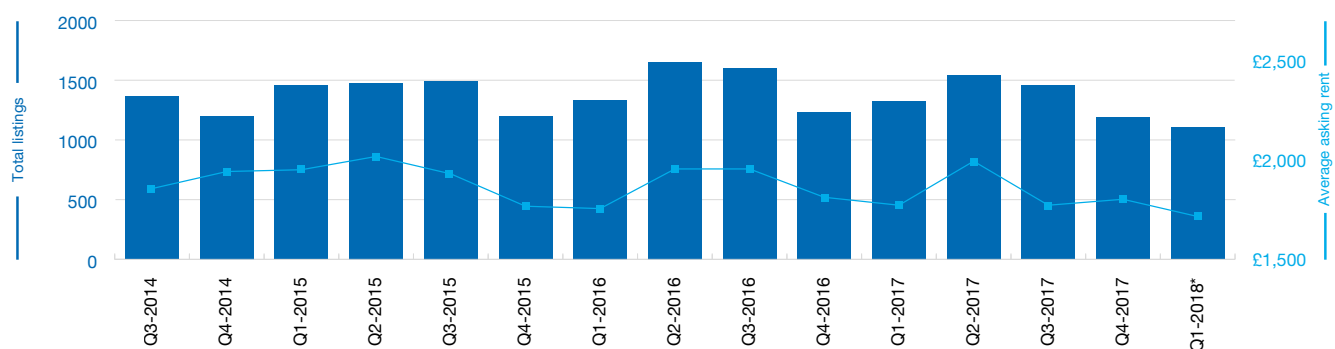
Type	Beds	Average monthly asking rent	Type	Beds	Average monthly asking rent
Flat	0	£876	House	2	£1,470
Flat	1	£1,097	House	3	£1,852
Flat	2	£1,456	House	4	£3,043
Flat	3	£2,075	House	5	£5,410

Lettings market breakdown by property type



Lettings volumes and rental value data

■ Total listings ■ Average asking rent



HOME COUNTIES LETTINGS



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