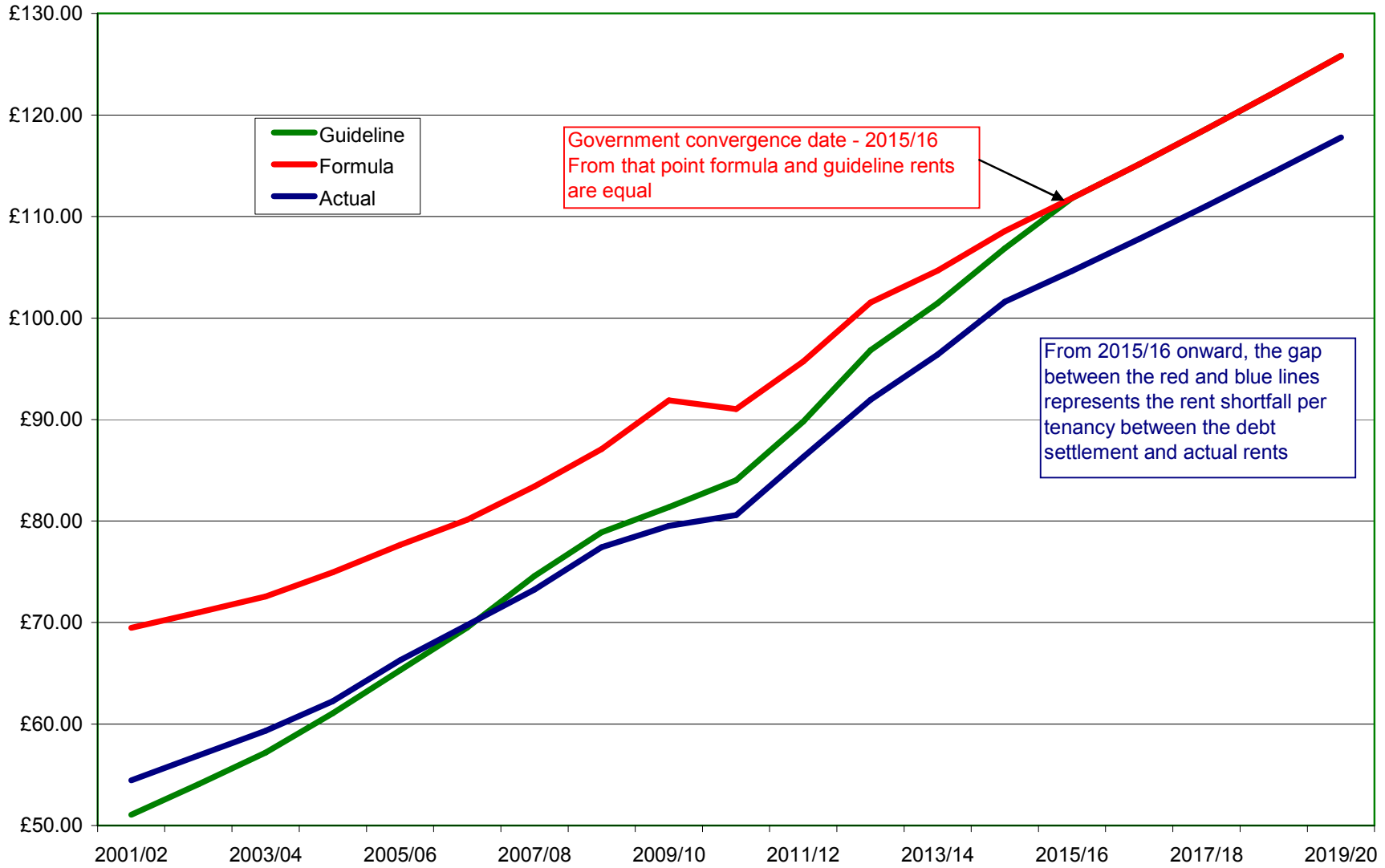


SOUTHWARK RENTS AND CONVERGENCE

APPENDIX C1



AVERAGE RENTS ACROSS LONDON BOROUGHES 2013/14

APPENDIX C2

	Average Rent 2013/14 £	Target Rent 2013/14 £	Average to Target Gap 2013/14 %	Guideline Rent 2014/15 £	Target Rent 2014/15 £
Barking and Dagenham	89.10	94.76	6.4%	96.61	98.26
Barnet	97.98	103.72	5.9%	106.09	107.56
Bexley	–	–	–	–	–
Brent	105.87	110.81	4.7%	113.00	114.91
Bromley	–	–	–	–	–
Camden	103.97	116.67	12.2%	118.79	120.98
City of London	94.43	105.47	11.7%	107.72	109.37
Croydon	100.13	102.97	2.8%	105.40	106.78
Ealing	94.98	99.83	5.1%	102.20	103.53
Enfield	95.99	97.95	2.0%	100.31	101.58
Greenwich	97.32	99.47	2.2%	101.65	103.15
Hackney	95.07	97.20	2.2%	99.31	100.79
Hammersmith and Fulham	97.76	112.55	15.1%	115.08	116.72
Haringey	98.23	103.00	4.9%	105.44	106.81
Harrow	106.88	107.38	0.5%	109.90	111.36
Havering	85.76	93.67	9.2%	95.90	97.14
Hillingdon	104.55	105.61	1.0%	107.94	109.51
Hounslow	95.85	100.96	5.3%	103.19	104.70
Islington	105.70	111.59	5.6%	113.90	115.72
Kensington and Chelsea	111.32	124.22	11.6%	127.06	128.81
Kingston-upon-Thames	107.60	109.04	1.3%	111.51	113.08
Lambeth	102.25	105.27	3.0%	107.30	109.17
Lewisham	91.36	92.98	1.8%	95.15	96.42
Merton	–	–	–	–	–
Newham	93.72	93.72	–	95.82	97.18
Redbridge	98.58	99.80	1.2%	102.14	103.50
Richmond-upon-Thames	–	–	–	–	–
Southwark	96.40	104.67	8.6%	106.87	108.80
Sutton	99.15	103.72	4.6%	105.95	107.56
Tower Hamlets	103.55	107.57	3.9%	109.59	111.55
Waltham Forest	96.13	99.16	3.2%	101.26	102.83
Wandsworth	124.20	121.10	(2.5%)	123.38	125.58
Westminster	116.81	121.14	3.7%	123.55	125.63
London Average	99.99	104.76	4.8%	106.99	108.66

Source: London Boroughs HRA Budget Reports 2013/14

Notes:

- Southwark's average rent (adjusted mid-year stock position) for 2013/14 ranks 11th lowest of the 29 London Boroughs that manage their housing stock either directly or via an ALMO.
- Average rent figures exclude tenant service charges.
- London averages are weighted by stock numbers.
- Where the budget report did not quote an average weekly cash figure, this is extrapolated from their quoted percentage increase.

LONDON AVERAGE AND FORMULA RENTS 2013/14

APPENDIX C3

