

Social Housing Asset Data as at 1 April 2018

Postal Sector	Valuation Band Range	Intervening Bands	Dwellings Value				Tenure Status			
			Total No. Social Housing Dwellings	EUV-SH Values		Market Values		% Occupied Dwellings	% Vacant Dwellings	
				Total	Average	Total	Average			
GU32 ***	<£50,000 - £99,999	£60,000 - £69,999	9	£581,790	£64,643			100	0	
		£80,000 - £89,999	6	£526,020	£87,670			100	0	
		£90,000 - £99,999	5	£478,500	£95,700			100	0	
	£100,000 - £299,999	£100,000 - £119,999	15	£1,692,900	£112,860			100	0	
		£180,000 - £199,999	5			£955,000	£191,000	100	0	
		£200,000 - £219,999	4			£808,000	£202,000	100	0	
		£260,000 - £279,999	6			£1,594,000	£265,667	100	0	
		£280,000 - £299,999	5			£1,450,000	£290,000	100	0	
		£300,000 - £499,999	15			£5,130,000	£342,000	100	0	
PO1* ***	<£50,000 - £99,999	<£50,000	35	£1,674,750	£47,850			97.14	2.86	
		£50,000 - £59,999	31	£1,704,120	£54,972			96.77	3.23	
		£60,000 - £69,999	56	£3,729,330	£66,595			100	0	
		£70,000 - £79,999	49	£3,620,760	£73,893			100	0	
		£80,000 - £89,999	73	£6,020,850	£82,477			98.63	1.37	
		£90,000 - £99,999	6	£549,120	£91,520			100	0	
		£100,000 - £299,999	£100,000 - £119,999	6	£687,060	£114,510			100	0
			£140,000 - £159,999	35			£5,075,000	£145,000	97.14	2.86
			£160,000 - £179,999	31			£5,164,000	£166,581	96.77	3.23
			£180,000 - £199,999	31			£6,041,000	£194,871	100	0
			£200,000 - £219,999	25			£5,260,000	£210,400	100	0
			£220,000 - £239,999	49			£10,972,000	£223,918	100	0
			£240,000 - £259,999	69			£17,189,000	£249,116	98.55	1.45
			£260,000 - £279,999	10			£2,720,000	£272,000	100	0

	£300,000 - £499,999	£300,000 - £349,999	3			£1,026,000	£342,000	100	0
		£350,000 - £399,999	3			£1,056,000	£352,000	100	0
Postal Sector	Valuation Band Range	Intervening Bands	Dwellings Value				Tenure Status		
			Total No. Social Housing Dwellings	EUV-SH Values		Market Values		% Occupied Dwellings	% Vacant Dwellings
				Total	Average	Total	Average		
PO7 ***	<£50,000 - £99,999	<£50,000	42	£1,995,840	£47,520			100	0
		£50,000 - £59,999	21	£1,185,030	£56,430			100	0
		£60,000 - £69,999	11	£735,240	£66,840			100	0
		£70,000 - £79,999	59	£4,420,680	£74,927			100	0
		£80,000 - £89,999	36	£2,944,590	£81,794			100	0
	£100,000 - £299,999	£90,000 - £99,999	8	£731,610	£91,451			100	0
		£100,000 - £129,999	15	£1,749,330	£116,622			100	0
		£120,000 - £139,999	12			£1,548,000	£129,000	100	0
		£140,000 - £159,999	30			£4,500,000	£150,000	100	0
		£160,000 - £179,999	21			£3,591,000	£171,000	100	0
		£180,000 - £199,999	4			£744,000	£186,000	100	0
		£200,000 - £219,999	33			£7,126,000	£215,939	100	0
		£220,000 - £239,999	33			£7,754,000	£234,970	100	0
		£240,000 - £259,999	36			£8,923,000	£247,861	100	0
		£260,000 - £279,999	8			£2,217,000	£277,125	100	0
£300,000 - £499,999	15			£5,301,000	£353,400	100	0		
SO21 ***	<£50,000 - £99,999	<£50,000	48	£2,296,800	£47,850			97.92	2.08
		£50,000 - £59,999	108	£6,333,690	£58,645			99.07	0.93
		£60,000 - £69,999	125	£8,266,830	£66,135			99.2	0.8
		£70,000 - £79,999	70	£5,353,260	£76,475			100	0
		£80,000 - £89,999	102	£8,610,240	£84,414			99.02	0.98
		£90,000 - £99,999	15	£1,440,450	£96,030			100	0

£100,000 - £299,999	£100,000 - £119,999	87	£9,739,290	£111,946			100	0	
	£120,000 - £139,999	4	£534,322	£133,581			100	0	
	£140,000 - £159,999	8	£1,244,240	£155,530			100	0	
	£140,000 - £159,999	48			£6,960,000	£145,000	97.92	2.08	
	£160,000 - £179,999	48			£8,333,000	£173,604	97.92	2.08	
	£180,000 - £199,999	109			£20,304,000	£186,275	99.08	0.92	
	£200,000 - £219,999	81			£16,683,826	£205,973	100	0	
	£220,000 - £239,999	67			£15,571,000	£232,403	100	0	
	£240,000 - £259,999	68			£17,112,000	£251,647	98.53	1.47	
	£260,000 - £279,999	32			£8,448,000	£264,000	100	0	
	£280,000 - £299,999	9			£2,565,000	£285,000	100	0	
	£300,000 - £499,999	£300,000 - £349,999	82			£27,231,122	£332,087	100	0
		£350,000 - £399,999	23			£8,476,001	£368,522	100	0

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			Total No. Social Housing Dwellings	EUV-SH Values		Market Values		% Occupied Dwellings	% Vacant Dwellings	
				Total	Average	Total	Average			
SO22 ***	<£50,000 - £99,999	<£50,000	33	£1,579,050	£47,850			100	0	
		£50,000 - £59,999	180	£10,157,400	£56,430			98.89	1.11	
		£60,000 - £69,999	256	£17,103,900	£66,812			100	0	
		£70,000 - £79,999	49	£3,766,001	£76,857			97.96	2.04	
		£80,000 - £89,999	9	£764,940	£84,993			100	0	
		£90,000 - £99,999	52	£4,990,375	£95,969			100	0	
		£100,000 - £299,999	£100,000 - £119,999	672	£74,843,822	£111,375			99.4	0.6
			£120,000 - £139,999	15	£1,992,584	£132,839			100	0
			£140,000 - £159,999	6	£914,736	£152,456			100	0
			£160,000 - £189,999	7	£1,212,502	£173,215			100	0

	£100,000 - £299,999	£140,000 - £159,999	33			£4,785,000	£145,000	100	0
		£160,000 - £179,999	180			£30,780,000	£171,000	98.89	1.11
		£180,000 - £199,999	72			£13,707,582	£190,383	100	0
		£200,000 - £219,999	191			£39,447,913	£206,534	100	0
		£220,000 - £239,999	48			£11,174,000	£232,792	100	0
		£240,000 - £259,999	3			£734,000	£244,667	100	0
		£260,000 - £279,999	6			£1,584,000	£264,000	100	0
		£280,000 - £299,999	48			£1,390,875	£289,747	100	0
	£300,000 - £499,999	£300,000 - £349,999	572			#####	£334,120	99.3	0.7
		£350,000 - £499,999	124			£44,057,123	£355,299	99.19	0.81
		£400,000 - £599,999	2			£928,000	£464,000	100	0
SO23 ***	<£50,000 - £99,999	<£50,000	24	£1,087,350	£45,306			100	0
		£50,000 - £59,999	316	£18,165,180	£57,485			98.42	1.58
		£60,000 - £69,999	644	£44,200,461	£68,634			98.6	1.4
		£70,000 - £79,999	71	£5,341,314	£75,230			90.14	9.86
		£80,000 - £89,999	130	£11,177,753	£85,983			97.69	2.31
		£90,000 - £99,999	200	£18,799,110	£93,996			99.5	0.5
	£100,000 - £299,999	£100,000 - £119,999	363	£40,184,906	£110,702			99.45	0.55
		£120,000 - £139,999	50	£6,479,178	£129,584			100	0
		£140,000 - £159,999	18	£2,673,000	£148,500			100	0
		£160,000 - £179,999	22	£3,661,614	£166,437			100	0
		£180,000 - £239,999	2	£409,860	£204,930			50	50
	£100,000 - £299,999	£120,000 - £139,999	19			£2,565,000	£135,000	100	0
		£140,000 - £159,999	5			£730,000	£146,000	100	0
		£160,000 - £179,999	228			£39,118,000	£171,570	97.81	2.19
		£180,000 - £199,999	97			£17,649,000	£181,948	100	0
		£200,000 - £219,999	649			#####	£208,405	98.31	1.69
		£220,000 - £239,999	59			£13,518,673	£229,130	91.53	8.47
		£240,000 - £259,999	39			£9,601,328	£246,188	100	0
		£260,000 - £279,999	191			£52,094,980	£272,749	98.43	1.57

		£280,000 - £299,999	102			£29,625,000	£290,441	99.02	0.98
	£300,000 - £499,999	£300,000 - £349,999	227			£73,719,000	£324,753	99.56	0.44
		£350,000 - £399,999	182			£66,210,000	£363,791	99.45	0.55
		£400,000 - £499,999	21			£9,330,000	£444,286	100	0
	£500,000 - £999,999	£500,000 - £699,999	21			£10,780,000	£513,333	95.24	4.76

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			Total No. Social Housing Dwellings	EUV-SH Values		Market Values		% Occupied Dwellings	% Vacant Dwellings
				Total	Average	Total	Average		
SO24 ***	<£50,000 - £99,999	<£50,000	3	£143,550	£47,850			100	0
		£50,000 - £59,999	47	£2,729,760	£58,080			100	0
		£60,000 - £69,999	106	£7,149,120	£67,445			99.06	0.94
		£70,000 - £79,999	9	£685,410	£76,157			100	0
		£80,000 - £89,999	67	£5,690,850	£84,938			98.51	1.49
		£90,000 - £99,999	21	£2,059,200	£98,057			100	0
		£100,000 - £299,999	80	£8,698,712	£108,734			100	0
		£120,000 - £139,999	3			£435,000	£145,000	100	0
		£160,000 - £179,999	47			£8,272,000	£176,000	100	0
		£180,000 - £199,999	38			£7,343,000	£193,237	100	0
		£200,000 - £219,999	68			£14,321,000	£210,603	98.53	1.47
		£220,000 - £239,999	9			£2,077,000	£230,778	100	0
		£240,000 - £259,999	46			£11,701,000	£254,370	97.83	2.17
		£260,000 - £279,999	21			£5,544,000	£264,000	100	0
		£280,000 - £299,999	6			£1,740,000	£290,000	100	0
		£300,000 - £499,999	92			£29,763,000	£323,511	100	0
			£350,000 - £399,999	3			£1,054,000	£351,333	100

SO3* ***	<£50,000 - £99,999	£50,000 - £59,999	60	£3,445,200	£57,420			100	0	
		£60,000 - £69,999	129	£8,366,820	£64,859			99.22	0.78	
		£70,000 - £79,999	2	£153,780	£76,890			100	0	
		£80,000 - £89,999	257	£21,611,370	£84,091			100	0	
		£90,000 - £99,999	20	£1,885,620	£94,281			100	0	
		£100,000 - £299,999	53	£5,980,920	£112,848			100	0	
	£100,000 - £299,999	£140,000 - £159,999	2	£291,044	£145,522			100	0	
		£160,000 - £179,999	60			£10,440,000	£174,000	100	0	
		£180,000 - £199,999	83			£15,942,000	£192,072	98.8	1.2	
		£200,000 - £219,999	46			£9,412,000	£204,609	100	0	
		£220,000 - £239,999	2			£466,000	£233,000	100	0	
		£240,000 - £259,999	212			£53,609,000	£252,873	100	0	
		£260,000 - £279,999	51			£13,534,000	£265,373	100	0	
		£280,000 - £299,999	14			£4,060,000	£290,000	100	0	
		£300,000 - £499,999	£300,000 - £349,999	49			£16,716,000	£341,143	100	0
			£350,000 - £399,999	6			£2,158,797	£359,800	100	0

Notes:

The dwelling values shown above are as they were assessed for the Council's year end accounts as at 1 April 2018.

The market value is based on the standard RICS guidance for valuing properties using beacon values and comparable data.

The EUV-SH (Existing Use Value - Social Housing) applies a percentage ratio to the market value to calculate the value of the property with a sitting social housing tenant.

The publication of this information is not intended to suggest that tenancies should end to realise the market value of properties.