

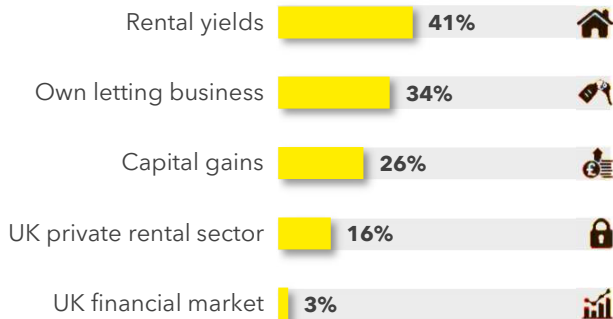
South West England

Landlords Outlook & Confidence

Confidence across optimism indicators in the South West of England has remained fairly unchanged since Q3, with the exception being confidence in capital gains which has seen an 8% decrease vs. Q3.

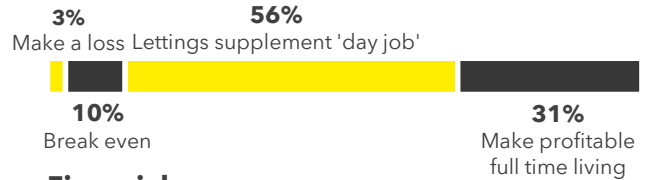
Landlord profitability also remains broadly stable this quarter, and sits above the UK average by 6%.

Expectations for the next 3 months rated as good/very good (%)



Landlords Balance Sheet

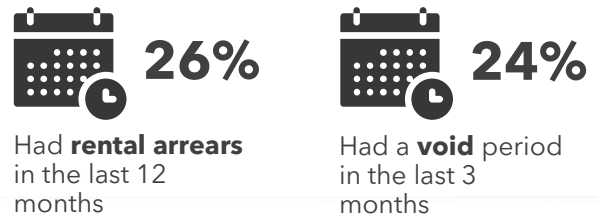
Profitability



Financials



Problems Experienced



PRS Dynamics



6.7

Properties in the average portfolio



70%

Report increasing tenant demand



6%

Bought a property in the last 3 months



7%

Sold a property in the last 3 months

BTL Dynamics

60%

Have a mortgage on at least one property



£436,000

Total amount owed through BTL mortgage borrowing



4.5

Average number of BTL loans held

The proportion of landlords reporting increasing demand has decreased versus Q3 (-9%), although this is still above the national average.

The incidence of rental arrears and void periods have decreased this quarter (by 5% and 4% respectively).

Results based on **121** NRLA members with properties in South West England in Q4 2022