

## Housing facts and figures

- Weekly rent levels (average, rounded)

Cambridge	LA rent	HA social rent	Local Housing Allowance	Median private rent
2 bed	£100	£110	£149.31	£276

- The income of 28% of households in Cambridge is less than £25k pa. A typical household with an income of £30,000 would be able to afford only 6% of one bed private rented properties in Cambridge
- Median private rent for a 2 bed property in Cambridge is £276pw. An average CHS rent is £108pw
- To rent an average 2 bed property from CHS in Cambridge at social rent costs £5,612.36 per year; to privately rent an average 2 bed property in Cambridge costs £14,352 per year
- There are nearly 2,500 households currently on the housing needs register in Cambridge
- The income of 28% of households in Cambridge is less than £25kpa
- Average lower quartile price of a 2 bed home in Cambridge is £332,00
- Affordability ratio in Cambridge is 14.3. This means house prices in Cambridge cost 14.3x average income. As a rule of thumb, a ratio of 3-3.5 is considered affordable
- The average household income for CHS shared ownership purchasers is £35,000

### Sources:

LA rent - [https://www.gov.uk/government/uploads/system/uploads/attachment\\_data/file/674338/Local\\_Authority\\_Housing\\_Statistics\\_data\\_returns\\_2016\\_to\\_2017.xlsx](https://www.gov.uk/government/uploads/system/uploads/attachment_data/file/674338/Local_Authority_Housing_Statistics_data_returns_2016_to_2017.xlsx)

Housing Association rent – National Register of Social Housing (NROSH) data March 2017

LHA rate – Valuation Office Agency Jan 2018

Private rent – Hometrack September 2018

Income – CACI November 2018