

Introductory Statement

There are two different values for our housing provided under the Transparency code, EUV-SH and market value. EUV-SH stands for 'existing use value - social housing' and is the lower of the two.

The EUV-SH value of each property has been used to determine valuation band it is included in, the market value is also given for information.

The EUV-SH value is set at a rate of 32% of the market value. This ratio has been determined by the Department for Communities and Local Government (DCLG), and represents the value of the properties while tenanted.

Both valuations are given in the interests of a complete understanding of the value of the council's property portfolio and is not intended to in any way suggest that tenancies should end in order to realise the full market value.

Social Housing Stock Held on the Housing Revenue Account (HRA) - As at 31/03/2020

Postal District	Valuation Band Range	Intervening Bands	Dwellings value				Tenure Status		
			Total number social housing dwellings	EUV-SH Values		Market Values		% Occupied dwellings	% Vacant dwellings
				Total	Average	Total	Average		
BN1*	£80,000-400,000	£80,000-£99,000	8	622,050	77,756	1,885,000	235,625		
BN2*	£80,000-400,000	£80,000-£99,000	12	1,262,250	105,188	3,825,000	318,750		
		£100,000-£119,999							
BN6*	£80,000-400,000	£80,000-£99,000	47	3,824,700	81,377	11,590,000	246,596		
		£100,000-£119,999	2	207,900	103,950	630,000	315,000		
BN7*	£80,000-400,000	£80,000-£99,000	798	60,018,750	75,211	181,875,000	227,914		
		£100,000-£119,999	276	28,579,650	103,549	86,605,000	313,786		
		£120,000-£139,000	66	8,712,000	132,000	26,400,000	400,000		
BN8*	£80,000-400,000	£80,000-£99,000	328	29,262,750	89,216	88,675,000	270,351		
		£100,000-£119,999	115	12,361,800	107,494	37,460,000	325,739		
		£120,000-£139,000	3	372,900	124,300	1,130,000	376,667		
BN9*	£80,000-400,000	£80,000-£99,000	495	31,280,700	63,193	94,790,000	191,495		
BN10*	£80,000-400,000	£80,000-£99,000	401	24,146,100	60,215	73,170,000	182,469		
		£100,000-£119,999	1	107,250	107,250	325,000	325,000		
BN25*	£80,000-400,000	£80,000-£99,000	559	32,272,350	57,732	97,795,000	174,946		
		£100,000-£119,999	7	727,650	103,950	2,205,000	315,000		
RH17*	£80,000-400,000	£80,000-£99,000	20	1,587,300	79,365	4,810,000	240,500		
		£100,000-£119,999	23	2,435,400	105,887	7,380,000	320,870		
TOTAL			3161	237,781,500		720,550,000			