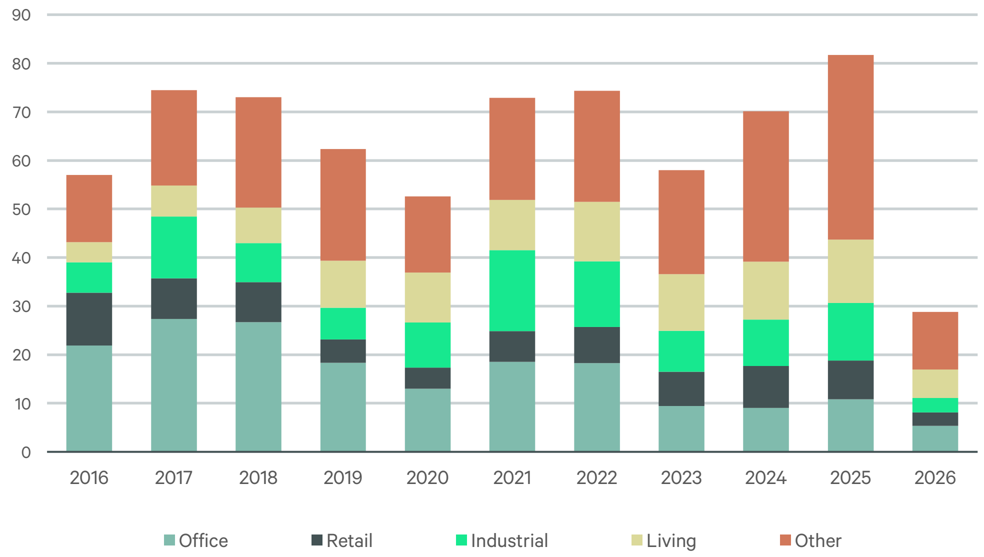
FIGURES | UK PROPERTY | Q2 2026

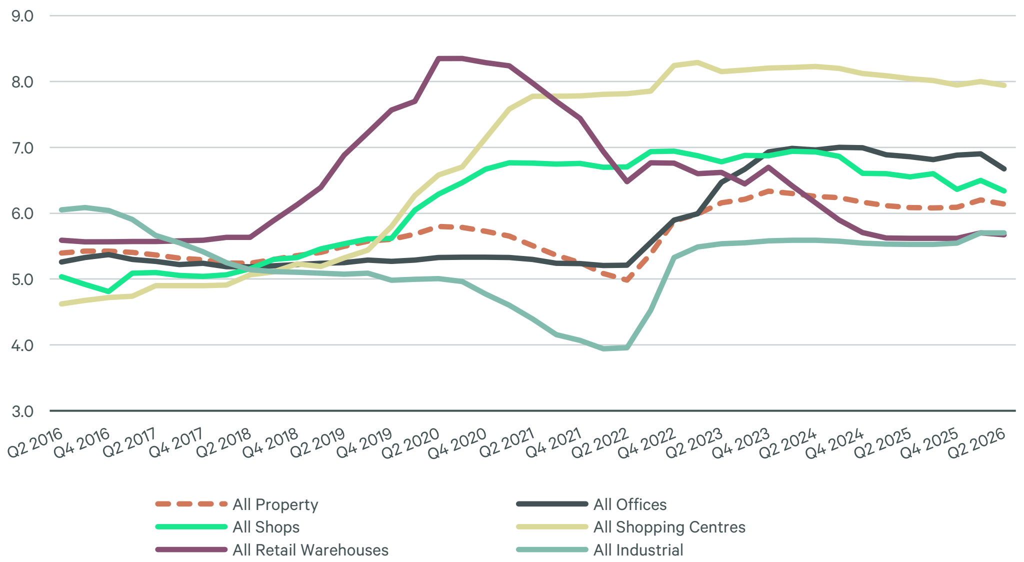
UK Property Market Figures Q2 2026

UK all property investment (£bn)



Source: CBRE UK Research

UK all property average prime yields (%)



Source: CBRE UK Research

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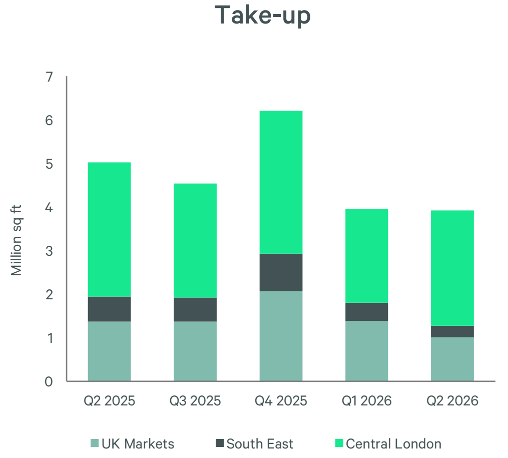
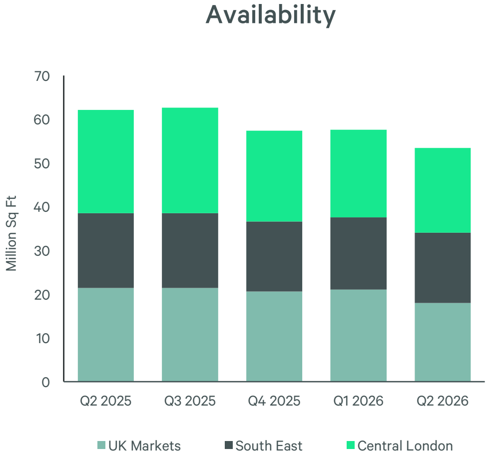
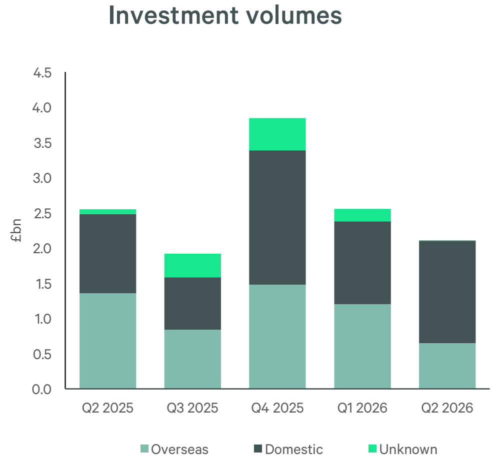
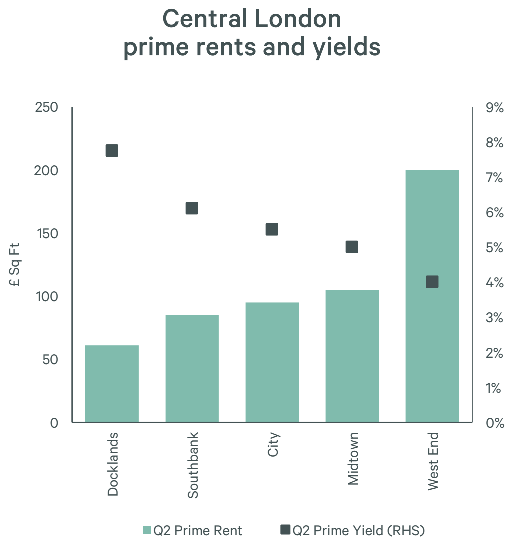
UK OFFICE

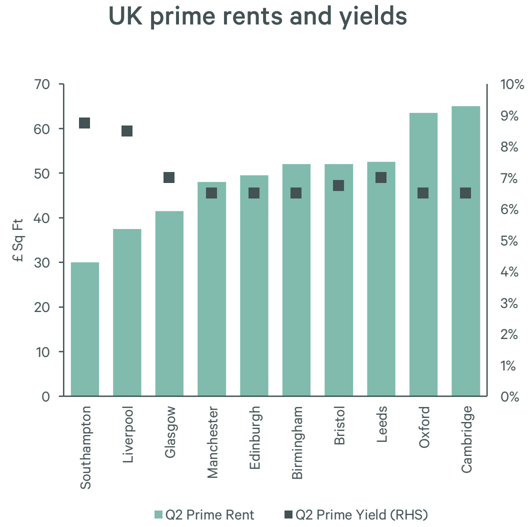
Leasing activity holds steady, while supply falls











Q2 in numbers

Arrow indicates movement QoQ

▼ -1%
Take-up

▼ -7%
Availability

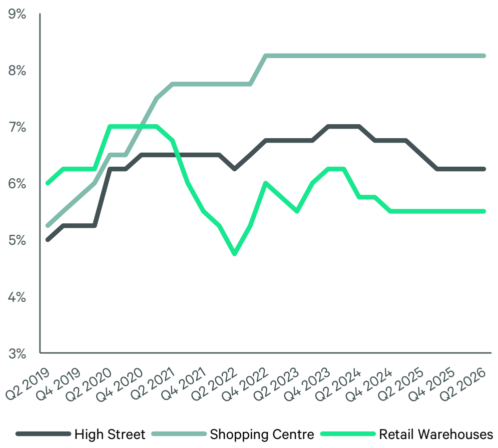
▼ -18%
Investment volumes

Source: CBRE UK Research

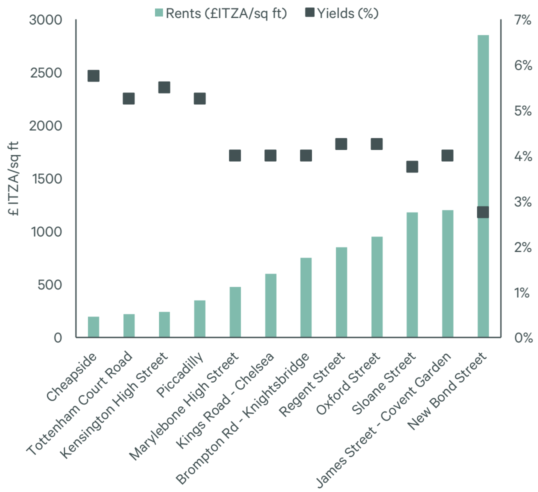
UK RETAIL

Q2 investment totalled £1.28bn (-25% YoY)

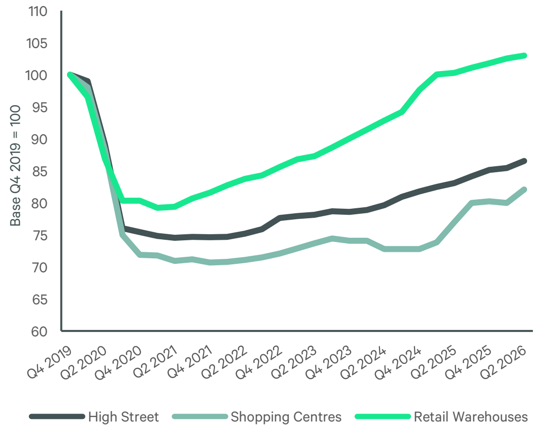
Prime yields



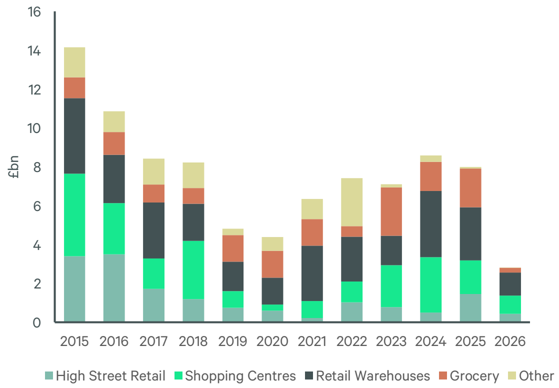
Central London prime rents and yields



Prime rent index



Investment volumes



Q2 in numbers

Arrow indicates movement QoQ

6.25%
Prime High Street Yield

9%
Good Secondary High Street Yield

12%
Secondary High Street Yield

2.75%
Bond Street Prime Yield

4.25%
Regent Street Prime Yield

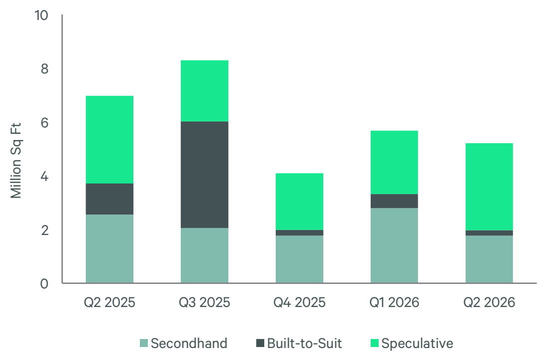
4.25%
Oxford Street Prime Yield

Source: CBRE UK Research

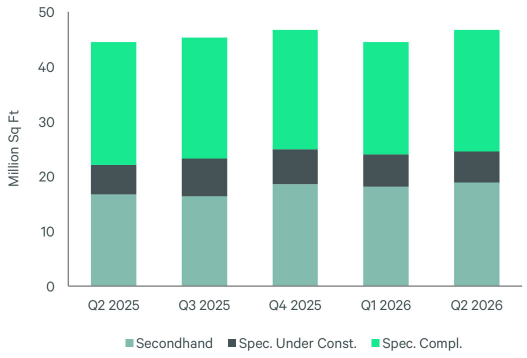
UK LOGISTICS LEASING

Take-up slowed and vacancy rose QoQ to 7.13%

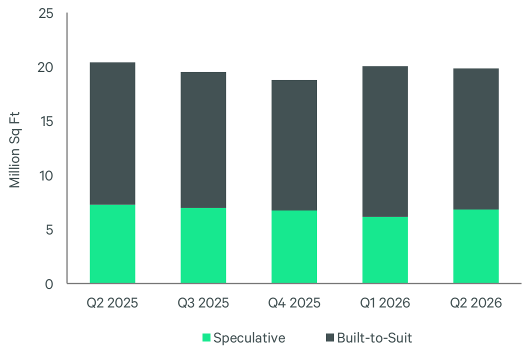
Take-up



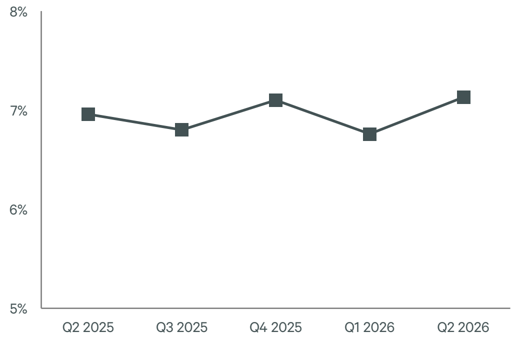
Availability



Under construction



Vacancy rate



*Note: D*ata relates to units over 100,000 sq ft and 10m eaves minimum. UK vacancy rate refers to the buildings that are physically built and standing, capable of being utilised by an occupier immediately. UK Prime Big Box Rent and Yield refer to the South East – M25 West.

Q2 in numbers

Arrow indicates movement QoQ

▼ 5.2 million sq ft
Take-up (YTD: 10.9 million sq ft)

▼ 17
Number of deals (YTD: 43)

▲ 12.1 million sq ft
12m Net Absorption

▲ 46.7 million sq ft
Availability

▼ 19.9 million sq ft
Under construction

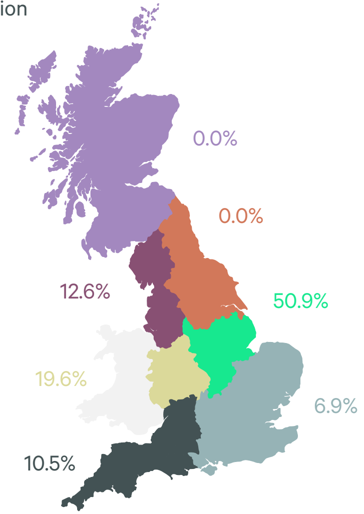
▲ 7.13%
Vacancy rate

► £10.50 per sq ft
East Midlands Prime Big Box Rent

► 5.25%
East Midlands Prime Big Box Yield

Take-up Q2 2026

Share by region

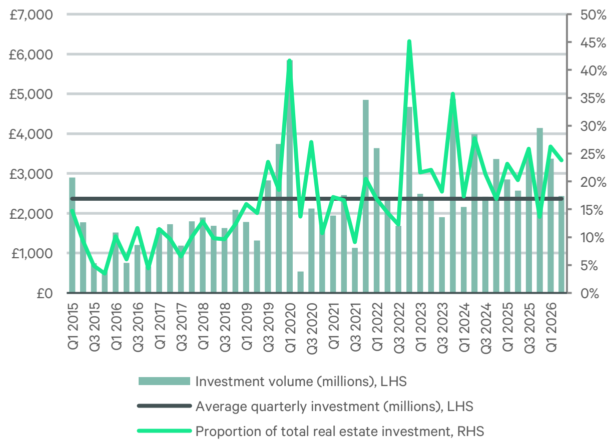


Source: CBRE UK Research

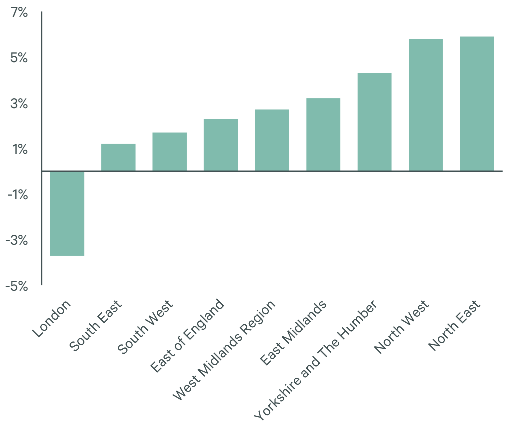
UK LIVING

Activity in the housing market is largely resilient despite recent volatility

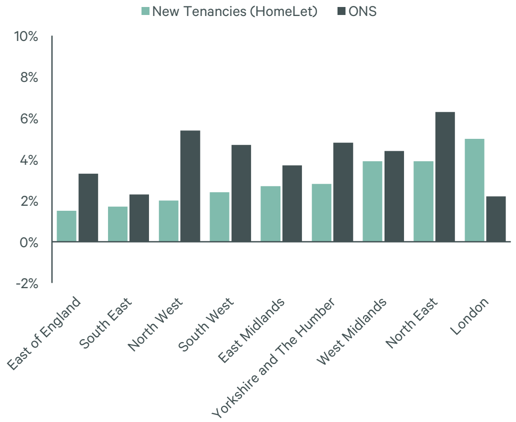
UK living investment volumes (£m)



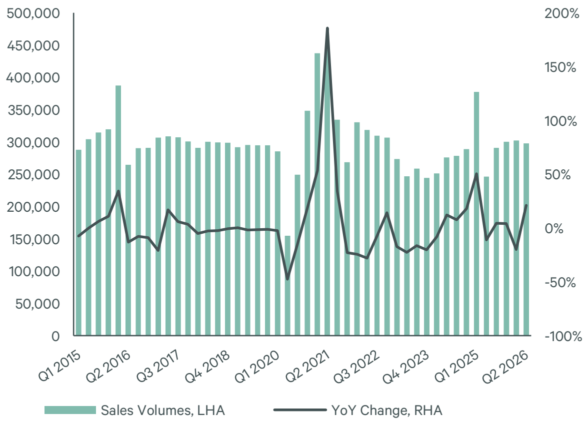
UK annual change in house prices, May 2026



UK annual change in rents, June 2026



UK sales volumes and annual change



Q2 in numbers

Arrow indicates movement YoY

▲ £271,295
UK Average House Price | May 2026

▼ 3.3%
Annual Change in UK Private Rents | June 2026

▼ 179,971
UK Mortgage Approvals | Q2 2026

▲ 297,640
UK Sales Volumes | Q2 2026

Multifamily

Arrow indicates movement QoQ

▲ 4.25-4.65%
Multifamily Prime Yield

London development

Arrow indicates movement YoY

▲ 2,876
New Build Starts | Q2 2026

▼ 4,532
New Build Completions | Q2 2026

▲ 2,792*
New Build Sales | Q2 2026
*includes units delivered as BTR

Source: CBRE UK Research, ONS, HMRC, Bank of England

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