

Mid-West Rental Monitor

October 2022



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Mid-West at a Glance



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▼▼ **129**

Residential homes available to rent in the Mid-West in October 2022. This is a decrease of 12 from last month.

▼▼ **€1,219**

Average monthly rent, with a median of €1,200. These have both decreased by c. €100.

19 *1-bed premises available*

41 *Of the total homes are apartments*

Overview

October 2022



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The Limerick Chamber Mid-West Rental Monitor shows monthly rental availability on the open market across the entire Mid-West. It has four key areas, focusing on Limerick City and Environs (Suburbs) and also the whole counties of Limerick (including City & Suburbs), Clare and Tipperary.

The findings for Limerick City and Environs show that there was one extra home available to rent in October from the previous month (MoM) (31 vs 30). Co. Limerick saw 11 less homes available MoM (46 vs 57), Co. Clare saw an decrease of 19 homes available MoM (43 vs 62), while Co. Tipperary saw an increase of 6 more homes available MoM with 48.

Looking at the monthly apartment availability across all housing types, there were 16 apartments available in October for Limerick City and Environs (+4 MoM), while Co. Limerick had 20 total apartments available (-3 MoM). There were 13 apartments available in Co. Clare for October (-8 MoM), with Co. Tipperary having 14 available (+7 MoM).

The number of 1-bed homes available across the four areas is also monitored. Limerick City and Environs saw one less 1-bed home available in October with four homes, while Co. Limerick, at seven, saw a decrease of four homes available. Co. Clare had seven (+2 MoM) and County Tipperary had eight (-1 MoM).

The Building Energy Rating (BER) across the Mid-West is also available in this Rental Monitor. The most common BER ratings for homes available in October for Limerick City & Environs were C (10) & B (9), while for Co. Limerick it was C (15) & B (12). For Co. Clare, D (13) & C (13) were the most common BER ratings while for Co. Tipperary it was C (12) & Exempt (12).



Residential Summary

- Of the 25 (-2 MoM) available residential homes available in Limerick City and Environs, its residential availability spread across several areas, the highest of which were Limerick City Centre (8), Dooradoyle (5) and Castletroy (5). The average price for a residential home in October was €1,693.
- There were 40 (-11 MoM) available residential homes in the whole of Co. Limerick (including City & Environs). 25 were based in Limerick City & Environs and 15 were based in Limerick County. The average price for a residential home in October was €1,447.
- Of the 41 (-10 MoM) available residential homes available in Co. Clare, 14 were located in Ennis, with 4 in Killaloe, and 3 located in Miltown Malbay. The average price for a residential home was €1,193.
- For the 48 (+6 MoM) available homes to rent in Co. Tipperary for the month of October, Thurles (7), Cashel (4) and Clonmel (4) had the most rental adverts in Co. Tipperary. The average price for a residential home was €1,052.

Limerick City



31

All rental homes available



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Residential Homes

▼ **25**

€1,693
Average Price ▼

€1,600
Median Price ▼

2
1-beds ▼

12
Apartments ▼

BER: D(*3), C(*10), B(*7), Exe.(*5)

Student Homes

|| **0**

€ -
Average Price

€ -
Median Price

0
1-beds

0
Apartments

BER: N/A

Executive Homes

▲ **5**

€3,180
Average Price ▼

€3,000
Median Price

2
1-beds ▲

3
Apartments ▲

BER: B(*2), A (*1), Exe.(*2),

Short-Term Rentals

▼ **1**

€1,090
Average Price

€ -
Median Price

0
1-beds

1
Apartments

BER: D(*1)

Co. Limerick



46



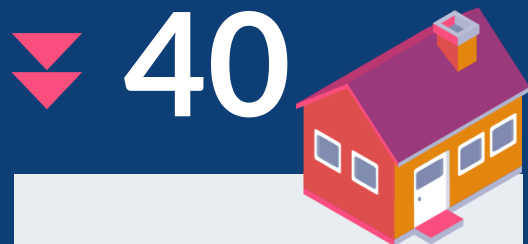
All rental homes available



Limerick Chamber

Advancing business together

Residential Homes



€1,447
Average Price

€1,500
Median Price

5
1-beds

16
Apartments

BER: D(*4), C(*15), B(*10), Exe.(*10), N/A(*1)

Student Homes



€ -
Average Price

€ -
Median Price

0
1-beds

0
Apartments

BER: N/A

Executive Homes



€3,180
Average Price

€3,000
Median Price

2
1-beds

3
Apartments

BER: B(*2), A(*1), Exe.(*2)

Short-Term Rentals



€1,090
Average Price

€ -
Median Price

0
1-beds

1
Apartments

BER: D(*1)

Co. Clare



43



All rental homes available



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Residential Homes



€1,193
Average Price

€1,200
Median Price

6
1-beds

11
Apartments

BER: G(*1), E(*3), D(*13), C(*11), B(*9),
Exe.(*3), N/A(*1)

Student Homes



€ -
Average Price

€ -
Median Price

0
1-beds

0
Apartments

BER: N/A

Executive Homes



€ -
Average Price

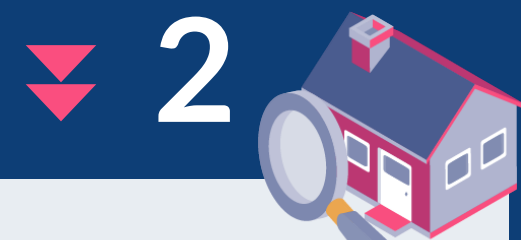
€ -
Median Price

0
1-beds

0
Apartments

BER: N/A

Short-Term Rentals



€600
Average Price

€ -
Median Price

1
1-beds

2
Apartments

BER: C(*2)

Co. Tipperary



48



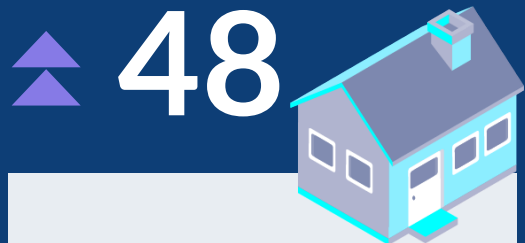
All rental homes available



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Residential Homes



€1,052
Average Price

€1,000
Median Price

8
1-beds

14
Apartments

BER: F(*2), E(*4), D(*5), C(*12), B(*15),
Exe.(*12), N/A(*7)

Student Homes



€ -
Average Price

€ -
Median Price

0
1-beds

0
Apartments

BER: N/A

Executive Homes



€ -
Average Price

€ -
Median Price

0
1-beds

0
Apartments

BER: N/A

Short-Term Rentals



€ -
Average Price

€ -
Median Price

0
1-beds

0
Apartments

BER: N/A

Residential Home 6-Month Trend



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May-22

Jun-22

Jul-22

Aug-22

Sep-22

Oct-22

Limerick City

<i>No. of Homes</i>	48	40	31	32	27	25
<i>Average Price</i>	€1,600	€1,650	€1,641	€1,632	€1,713	€1,693

Co. Limerick

<i>No. of Homes</i>	-	-	-	61	51	40
<i>Average Price</i>	-	-	-	€1,610	€1,545	€1,447

Co. Clare

<i>No. of Homes</i>	-	-	-	57	51	41
<i>Average Price</i>	-	-	-	€1,227	€1,229	€1,193

Co. Tipperary

<i>No. of Homes</i>	-	-	-	55	39	48
<i>Average Price</i>	-	-	-	€1,120	€1,169	€1,052

