New Forest Parish Profile

Some useful information on the community in your parish

Housing in New Forest

- The average monthly rent in New Forest is £ 973 (2019 – 2023). The income required to afford it would be £46704
- As of 12/02/25 there were no 2-bed property for rent in Marske at on Rightmove.
- The maximum local housing allowance someone can claim for housing in this area is £548.51 for a typical two-bed home.
- Even the lowest rents still average around £726 per month.
- 55% of households in Marske are unable to afford the lowest rents.
- The average house price in Marske is now £230,000 (2019 – 2023). Even lower house prices are around £165,000 on average, and a buyer would need to earn £42,429 to be able to buy one of these homes (based on 3.5 x income and 10% deposit).
- 72.5% of households in Marske would be unable to afford to buy a home at this price.
- As of 12/02/25 there were no 1 bed properties for sale in Marske on Rightmove.
- As of 12/02/25 there were no 2 bed properties for sale in Marske on Rightmove.
- As of 12/02/25 there were no 3 bed properties for sale in Marske on Rightmove.

New Forest residents

- Less than 11.2% of residents in New Forest are aged under 16. Having homes that young people can afford to rent, and buy is key to ensuring that the village has a thriving and sustainable future.
- Over 32.5% of Marske residents are aged over 65.
- Census data shows that more than 85.6% of homes are under-occupied by their existing residents.
- According to its most recent Ofsted report, Reeth has 69 pupils on its roll, compared to a total capacity of 56 (which is much smaller than the national average of 276 pupils). Building new affordable homes will provide accommodation for local families enabling them to stay in the village, supporting the school as well as other local businesses and services.

Census facts & figures: none available

Based on the secondary data available, it is estimated that New Forest currently **has an annual affordable housing requirement of 0 homes per annum.**