

Kenya Property Centre Time to Let and Sell Index

Q3 2026 · July–September 2026

DAYS TO LET 74 days typical 27–397 days · 119 lets On Q2 2026: Not available · On Q3 2025: Not available	DAYS TO SELL 547 days typical 216–620 days · 311 sales On Q2 2026: Not available · On Q3 2025: Not available
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“Homes in Kenya let in a median 74 days and sold in 547 in Q3 2026”

By county

County	Days to let	Lets	Days to sell	Sales
Nairobi	51	100	550	234
Machakos	—	—	432	28
Kiambu	—	—	481	23

Method in three lines. Calendar days from when a listing was created to when its own advertiser first marked it let or sold, for flats and houses of 1–5 bedrooms above our price floors. A figure needs 20 lets or sales from 5 advertisers, none above half; thin areas pool four quarters ("12-month figure"). It measures homes that let or sold, not every listing; days when an advertiser marked 25+ listings are left out.

HOW TO CITE

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The largest towns, days to let

Area	Days to let	Typical range	Lets	On Q2 2026
Westlands	177	104-335 days	71	Not available
Lavington	119	35-391 days	31	Not available
Kileleshwa	172	70-468 days	23	Not available
Kilimani	30	14-546 days	21	Not available

Corrections

None since the last release.

Every quarter since Q1 2021 and every area, type and size are on the living page: <https://kenyapropertycentre.com/market-trends/time-to-let-and-sell>

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