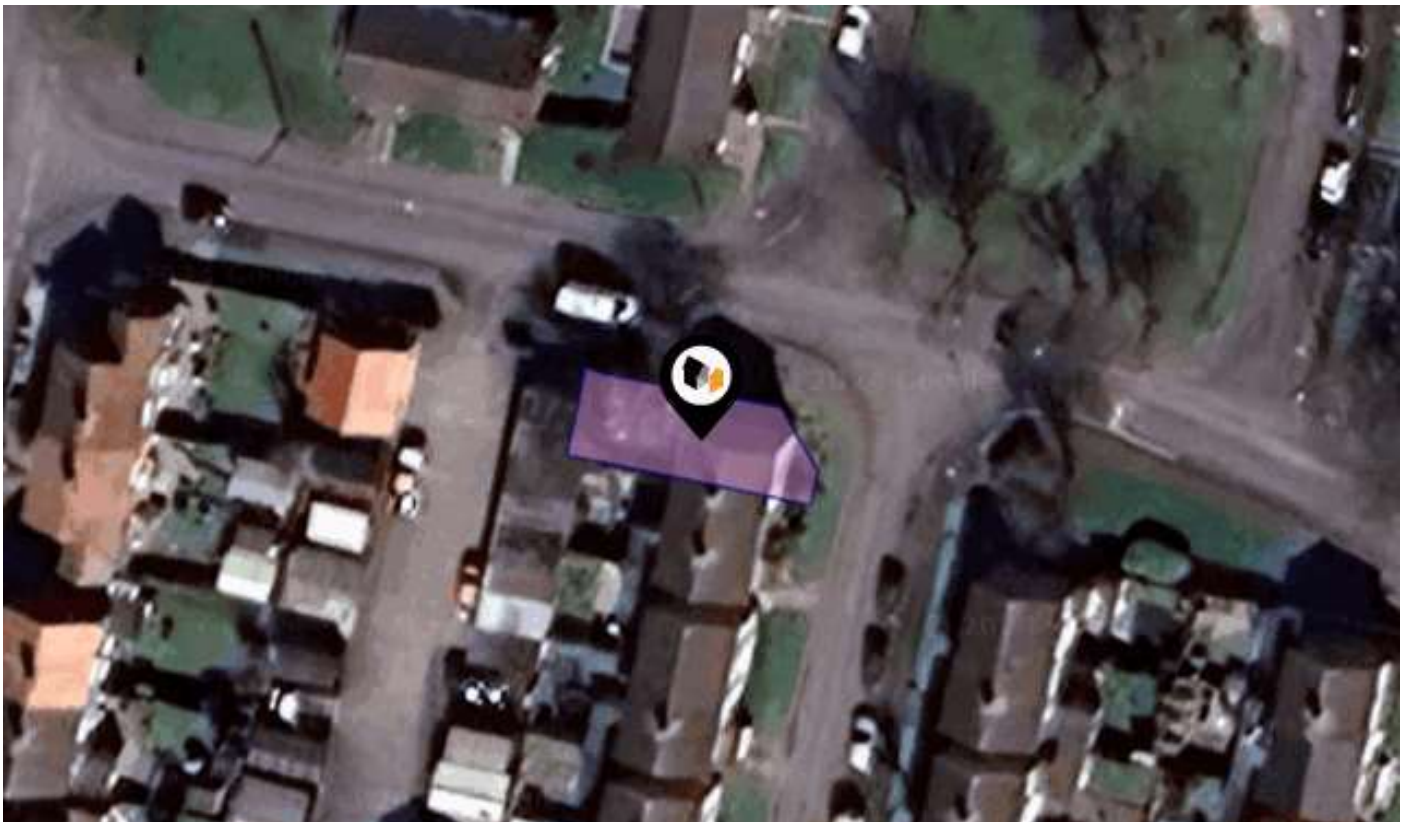




KPF: Key Property Facts

An Analysis of This Property & The Local Area

Friday 05th April 2024



1, QUIN SQUARE, SOUTH HETTON, DURHAM, DH6 2TN

Landwood Group

77 Deansgate Manchester M3 2BW

0161 710 2010

Emma.judge@landwoodgroup.com

<https://landwoodgroup.com/>





Property

Type:	Terraced
Bedrooms:	3
Floor Area:	764 ft ² / 71 m ²
Plot Area:	0.03 acres
Year Built :	1967-1975
Council Tax :	Band A
Annual Estimate:	£1,621
Title Number:	DU225585
UPRN:	100110436642

Last Sold Date:	22/08/2007
Last Sold Price:	£113,000
Last Sold £/ft²:	£136
Tenure:	Freehold

Local Area

Local Authority:	Durham
Conservation Area:	No
Flood Risk:	
• Rivers & Seas	Very Low
• Surface Water	Very Low

Estimated Broadband Speeds (Standard - Superfast - Ultrafast)

7 mb/s	79 mb/s	9000 mb/s

Mobile Coverage: (based on calls indoors)



Satellite/Fibre TV Availability:



Property EPC - Certificate

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1 Quin Square South Hetton DURHAM DH6 2TN

Energy rating

D

Valid until 12.03.2034

Certificate number
9500-0920-0122-2398-3743

Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C		
55-68	D	64 D	
39-54	E		
21-38	F		
1-20	G		

Property

EPC - Additional Data

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Additional EPC Data

Property Type:	Semi-detached house
Flat Top Storey:	No
Top Storey:	0
Previous Extension:	0
Open Fireplace:	0
Walls:	Cavity wall as built no insulation (assumed)
Walls Energy:	Poor
Roof:	Pitched 75 mm loft insulation
Roof Energy:	Average
Main Heating:	Boiler and radiators mains gas
Main Heating Controls:	Programmer no room thermostat
Hot Water System:	From main system
Hot Water Energy Efficiency:	Good
Lighting:	Low energy lighting in all fixed outlets
Floors:	Solid no insulation (assumed)
Total Floor Area:	71 m ²

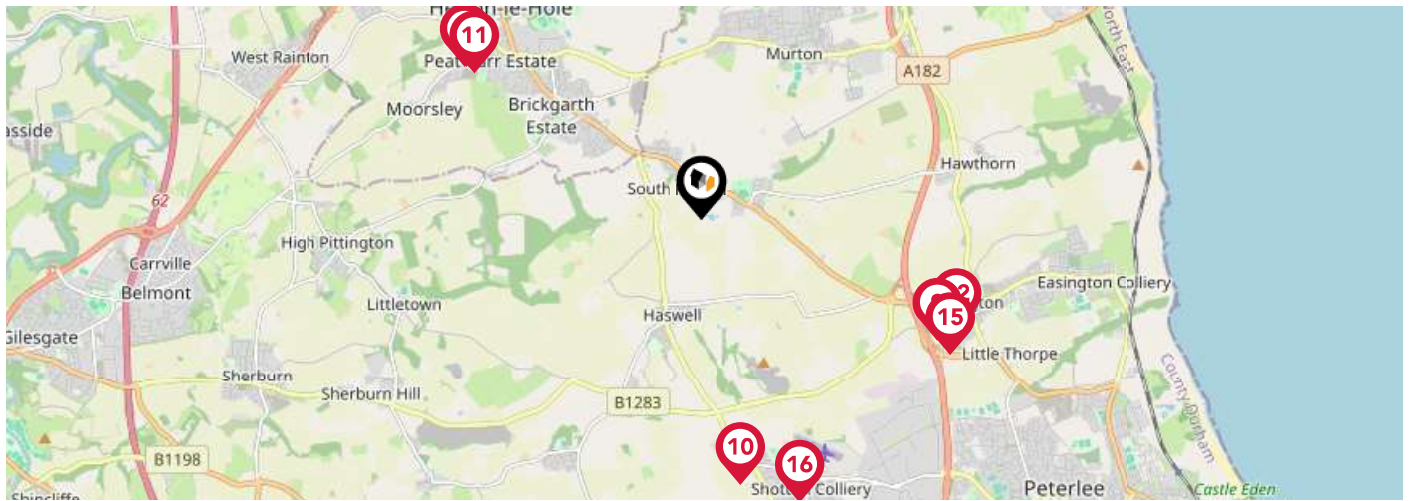
Area Schools

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	Nursery	Primary	Secondary	College	Private
<p>1 South Hetton Primary Ofsted Rating: Good Pupils: 240 Distance:0.05</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>2 Easington Lane Primary School Ofsted Rating: Good Pupils: 315 Distance:1.09</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>3 St Joseph's Catholic Primary School, Murton Ofsted Rating: Good Pupils: 160 Distance:1.37</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>4 Ribbon School Ofsted Rating: Good Pupils: 576 Distance:1.65</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>5 Elemore Hall School Ofsted Rating: Good Pupils: 83 Distance:1.92</p>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>6 Hetton Lyons Nursery School Ofsted Rating: Good Pupils: 84 Distance:2</p>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>7 Hetton Lyons Primary School Ofsted Rating: Good Pupils: 438 Distance:2</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>8 Hetton-le-Hole Nursery School Ofsted Rating: Good Pupils: 55 Distance:2.24</p>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

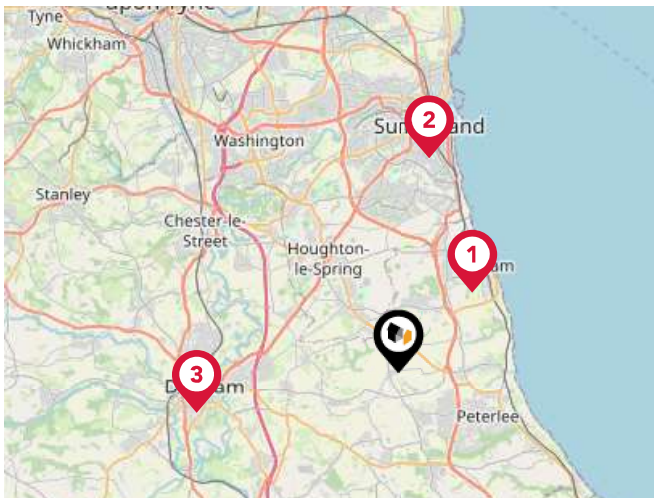
Area Schools



	Nursery	Primary	Secondary	College	Private
<p>9 Easington CofE Primary School Ofsted Rating: Good Pupils: 131 Distance:2.26</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>10 Our Lady of Lourdes Roman Catholic Voluntary Aided Primary Ofsted Rating: Good Pupils: 170 Distance:2.3</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>11 Hetton Primary School Ofsted Rating: Good Pupils: 145 Distance:2.32</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>12 Rosemary Lane Nursery School Ofsted Rating: Outstanding Pupils: 97 Distance:2.37</p>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>13 Hetton School Ofsted Rating: Requires Improvement Pupils: 556 Distance:2.4</p>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>14 Hetton Academy Ofsted Rating: Requires improvement Pupils: 634 Distance:2.4</p>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>15 Easington Academy Ofsted Rating: Good Pupils: 743 Distance:2.41</p>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>16 Shotton Primary School Ofsted Rating: Good Pupils: 332 Distance:2.56</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Area Transport (National)

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National Rail Stations

Pin	Name	Distance
1	Seaham Rail Station	3.74 miles
2	Sunderland Rail Station	7.43 miles
3	Durham Rail Station	7 miles



Trunk Roads/Motorways

Pin	Name	Distance
1	A1(M) J62	4.75 miles
2	A1(M) J61	6.5 miles
3	A1(M) J64	8.27 miles
4	A1(M) J63	7.77 miles
5	A194(M) J1	9.57 miles

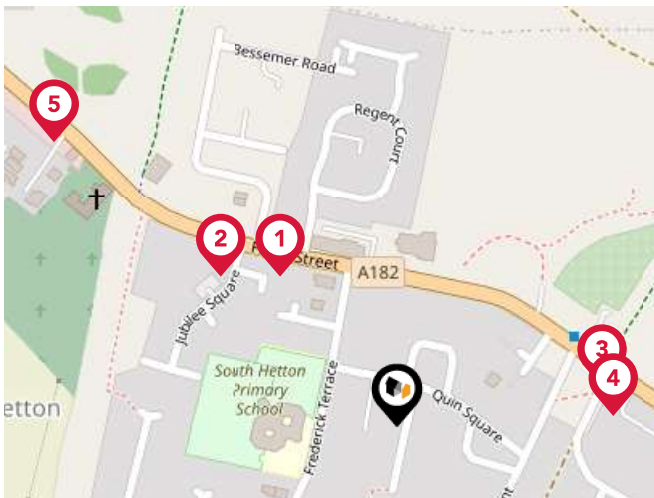


Airports/Helipads

Pin	Name	Distance
1	Durham Tees Valley Airport	19.95 miles
2	Newcastle International Airport	20.34 miles
3	Leeds Bradford International Airport	65.14 miles
4	Robin Hood Doncaster Sheffield Airport	92.28 miles

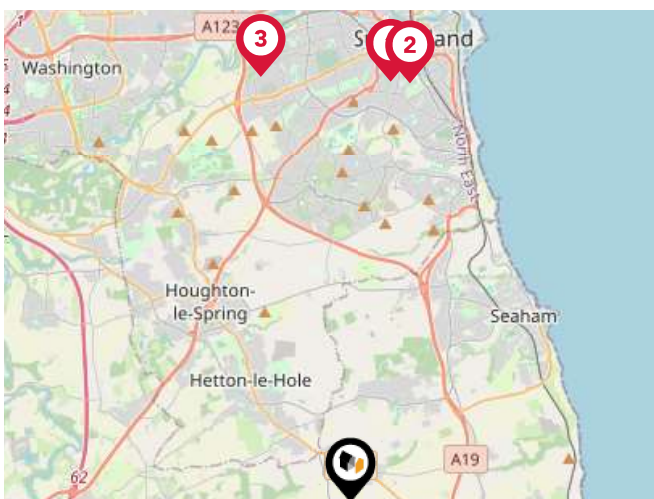
Area

Transport (Local)



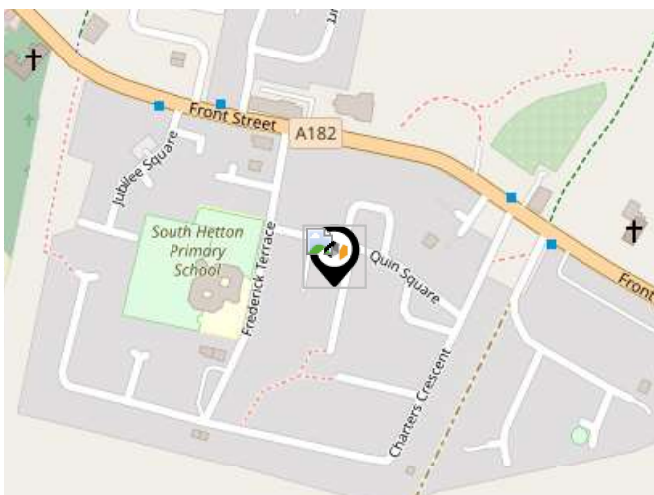
Bus Stops/Stations

Pin	Name	Distance
1	Health Centre	0.1 miles
2	Health Centre	0.12 miles
3	Grey Horse Store	0.11 miles
4	Grey Horse Store	0.12 miles
5	South Hetton	0.24 miles



Local Connections

Pin	Name	Distance
1	University (Tyne and Wear Metro Station)	7.21 miles
2	Park Lane (Tyne and Wear Metro Station)	7.21 miles
3	South Hylton (Tyne and Wear Metro Station)	7.41 miles



Ferry Terminals

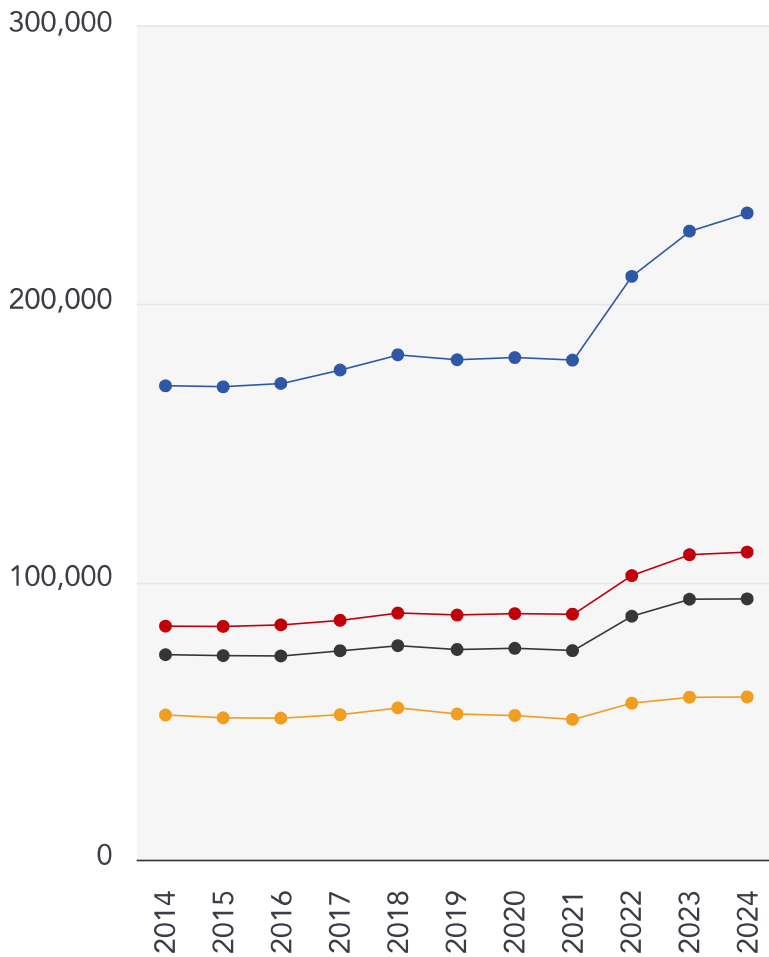
Pin	Name	Distance
1	Newcastle International Ferry Terminal	13.48 miles
2	South Shields Ferry Terminal	13.78 miles

Market

House Price Statistics

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10 Year History of Average House Prices by Property Type in DH6



Detached

+36.46%

Semi-Detached

+31.7%

Terraced

+27.23%

Flat

+12.52%

Landwood Group

Data Quality

We are committed to comprehensive property data being made available upfront to make the home buying and selling process quicker, easier and cheaper. This is why we have partnered with Sprift, the UK's leading supplier of property-specific data.



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