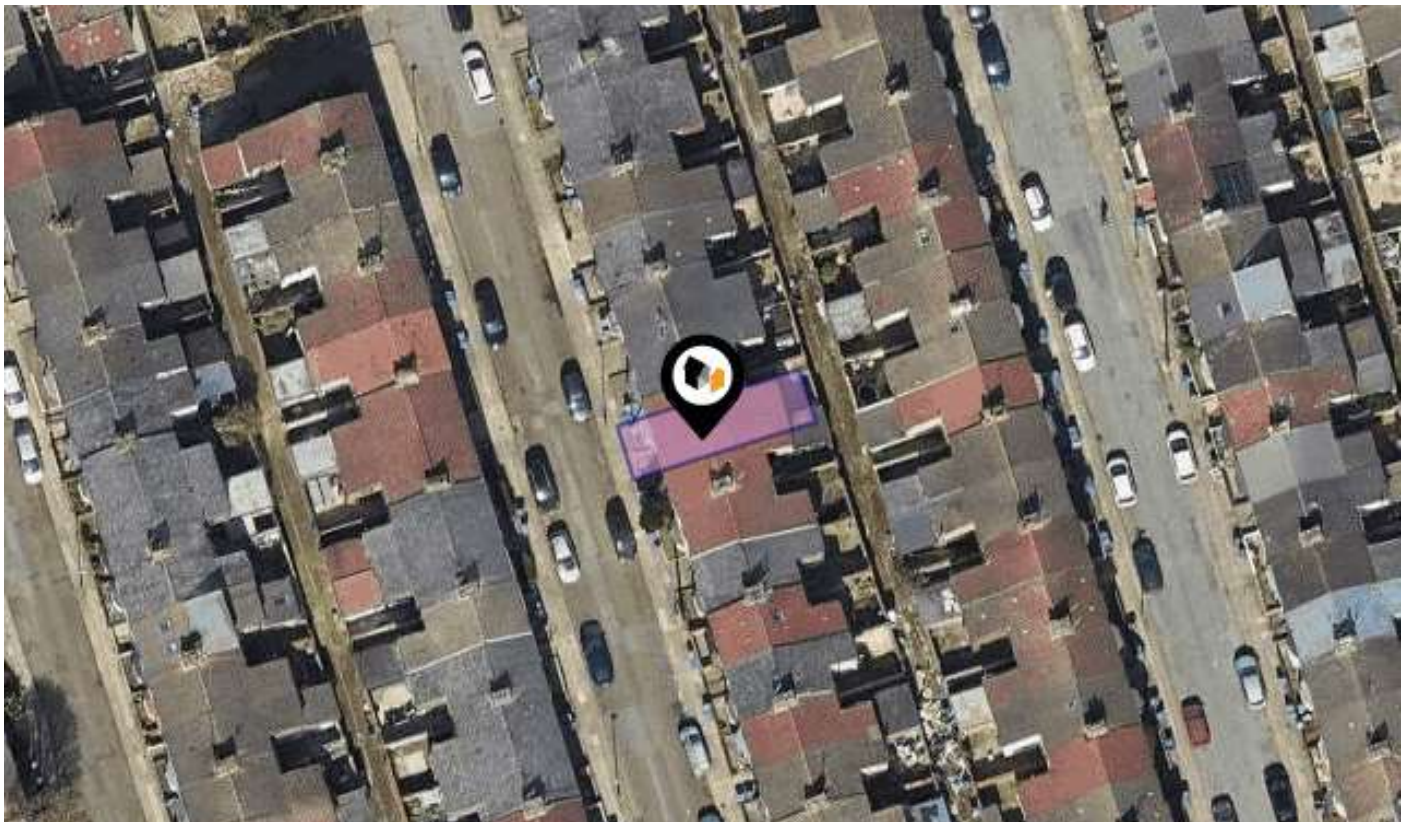




# KPF: Key Property Facts

An Analysis of This Property & The Local Area

Tuesday 09<sup>th</sup> April 2024



**19, MANSELL ROAD, LIVERPOOL, L6 6AY**

## Landwood Group

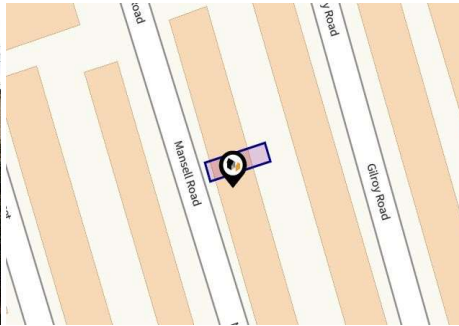
77 Deansgate Manchester M3 2BW

0161 710 2010

Emma.judge@landwoodgroup.com

<https://landwoodgroup.com/>





## Property

<b>Type:</b>	Terraced	<b>Last Sold Date:</b>	18/08/1997
<b>Bedrooms:</b>	3	<b>Last Sold Price:</b>	£28,000
<b>Floor Area:</b>	861 ft <sup>2</sup> / 80 m <sup>2</sup>	<b>Last Sold £/ft<sup>2</sup>:</b>	£32
<b>Plot Area:</b>	0.02 acres	<b>Tenure:</b>	Freehold
<b>Year Built :</b>	1900-1929		
<b>Council Tax :</b>	Band A		
<b>Annual Estimate:</b>	£1,614		
<b>Title Number:</b>	MS310948		
<b>UPRN:</b>	38099130		

## Local Area

<b>Local Authority:</b>	Liverpool
<b>Conservation Area:</b>	No
<b>Flood Risk:</b>	
● Rivers & Seas	Very Low
● Surface Water	Medium

### Estimated Broadband Speeds (Standard - Superfast - Ultrafast)

<b>18</b> mb/s	<b>1000</b> mb/s

### Mobile Coverage: (based on calls indoors)



### Satellite/Fibre TV Availability:



# Property EPC - Certificate

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19, Mansell Road, L6 6AY

Energy rating

**D**

Valid until 14.04.2026

Score	Energy rating	Current	Potential
92+	<b>A</b>		
81-91	<b>B</b>		84   <b>B</b>
69-80	<b>C</b>		
55-68	<b>D</b>	57   <b>D</b>	
39-54	<b>E</b>		
21-38	<b>F</b>		
1-20	<b>G</b>		

# Property

## EPC - Additional Data

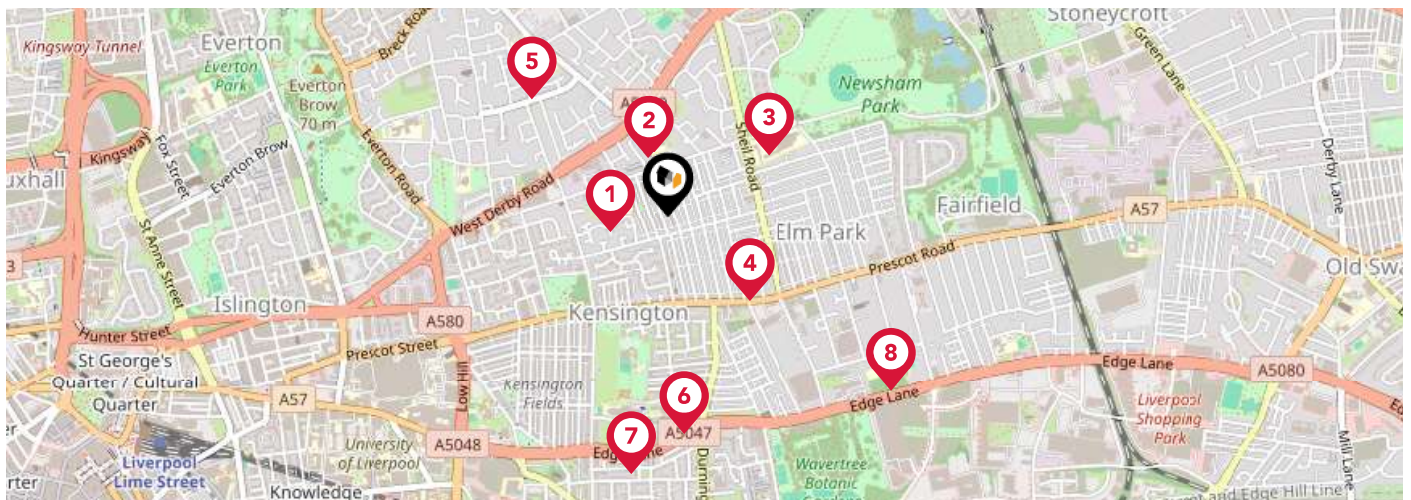
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### Additional EPC Data

<b>Property Type:</b>	House
<b>Build Form:</b>	Mid-Terrace
<b>Transaction Type:</b>	Rental (private)
<b>Energy Tariff:</b>	Single
<b>Main Fuel:</b>	Mains gas (not community)
<b>Main Gas:</b>	Yes
<b>Flat Top Storey:</b>	No
<b>Top Storey:</b>	0
<b>Glazing Type:</b>	Double glazing, unknown install date
<b>Previous Extension:</b>	0
<b>Open Fireplace:</b>	0
<b>Ventilation:</b>	Natural
<b>Walls:</b>	Solid brick, as built, no insulation (assumed)
<b>Walls Energy:</b>	Very Poor
<b>Roof:</b>	Pitched, 250 mm loft insulation
<b>Roof Energy:</b>	Good
<b>Main Heating:</b>	Boiler and radiators, mains gas
<b>Main Heating Controls:</b>	Programmer, TRVs and bypass
<b>Hot Water System:</b>	From main system
<b>Hot Water Energy Efficiency:</b>	Good
<b>Lighting:</b>	Low energy lighting in all fixed outlets
<b>Floors:</b>	Suspended, no insulation (assumed)
<b>Total Floor Area:</b>	80 m <sup>2</sup>

# Area Schools

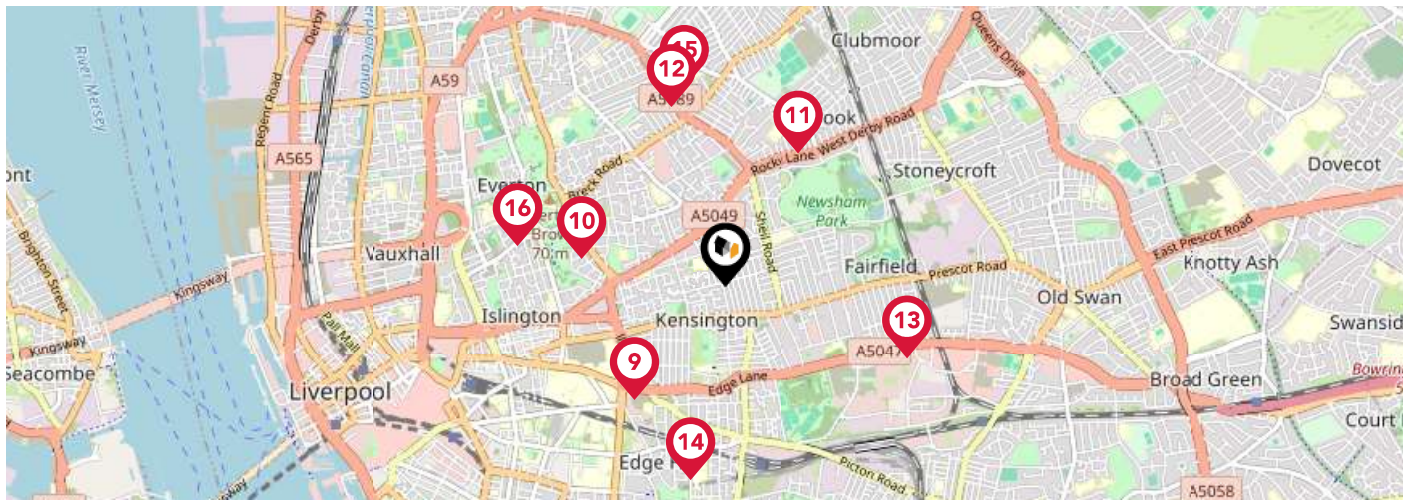
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		Nursery	Primary	Secondary	College	Private
<b>1</b>	<b>New Park Primary School</b> Ofsted Rating: Outstanding   Pupils: 483   Distance:0.13	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>2</b>	<b>St Michael's Catholic Primary School</b> Ofsted Rating: Requires Improvement   Pupils: 420   Distance:0.13	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>3</b>	<b>The Academy of St Francis of Assisi</b> Ofsted Rating: Good   Pupils: 852   Distance:0.26	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>4</b>	<b>Harmonize Academy AP Free School</b> Ofsted Rating: Outstanding   Pupils: 22   Distance:0.26	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>5</b>	<b>Whitefield Primary School</b> Ofsted Rating: Outstanding   Pupils: 295   Distance:0.4	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>6</b>	<b>Kensington Primary School</b> Ofsted Rating: Good   Pupils: 486   Distance:0.48	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>7</b>	<b>Marydale Lodge Sch</b> Ofsted Rating: Not Rated   Pupils:0   Distance:0.58	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>8</b>	<b>St Sebastian's Catholic Primary School and Nursery</b> Ofsted Rating: Outstanding   Pupils: 265   Distance:0.63	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

# Area Schools

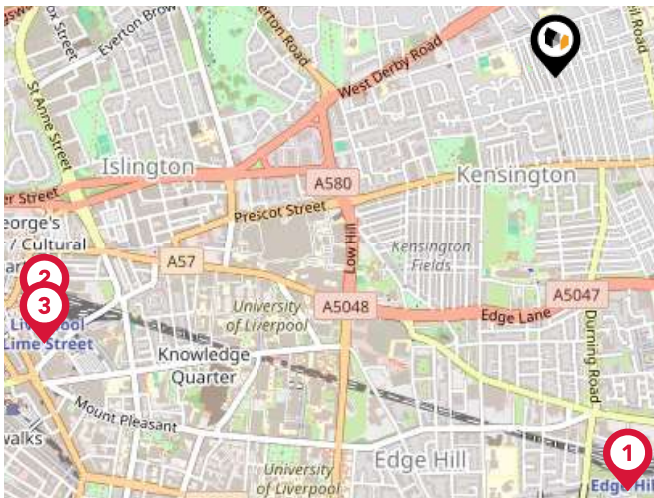
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	Nursery	Primary	Secondary	College	Private
<p><b>9</b> Sacred Heart Catholic Primary School and Nursery</p> <p>Ofsted Rating: Good   Pupils: 192   Distance:0.64</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p><b>10</b> Everton Nursery School and Family Centre</p> <p>Ofsted Rating: Outstanding   Pupils: 159   Distance:0.65</p>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p><b>11</b> St. Margaret's Anfield Church of England Primary School</p> <p>Ofsted Rating: Good   Pupils: 434   Distance:0.67</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p><b>12</b> All Saints' Catholic Voluntary Aided Primary School</p> <p>Ofsted Rating: Outstanding   Pupils: 460   Distance:0.84</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p><b>13</b> Phoenix Primary School</p> <p>Ofsted Rating: Good   Pupils: 229   Distance:0.86</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p><b>14</b> St Anne's Catholic Primary School</p> <p>Ofsted Rating: Good   Pupils: 291   Distance:0.87</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p><b>15</b> Anfield Road Primary School</p> <p>Ofsted Rating: Good   Pupils: 649   Distance:0.9</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p><b>16</b> Faith Primary School</p> <p>Ofsted Rating: Good   Pupils: 192   Distance:0.94</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

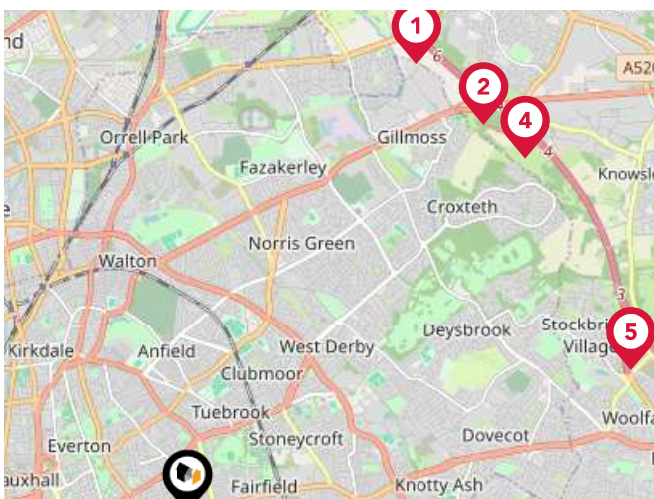
# Area

## Transport (National)



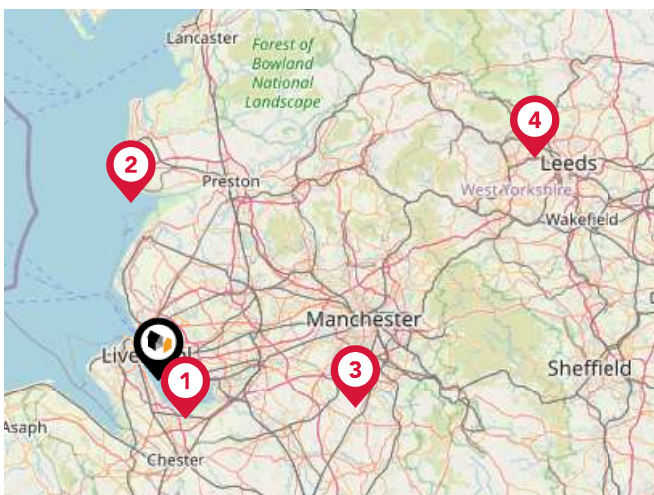
### National Rail Stations

Pin	Name	Distance
1	Edge Hill Rail Station	0.93 miles
2	Liverpool Lime Street Low Level Rail Station	1.25 miles
3	Liverpool Lime Street Rail Station	1.27 miles



### Trunk Roads/Motorways

Pin	Name	Distance
1	M57 J6	4.45 miles
2	M57 J5	4.32 miles
3	M62 J5	3.41 miles
4	M57 J4	4.33 miles
5	M57 J3	4.12 miles

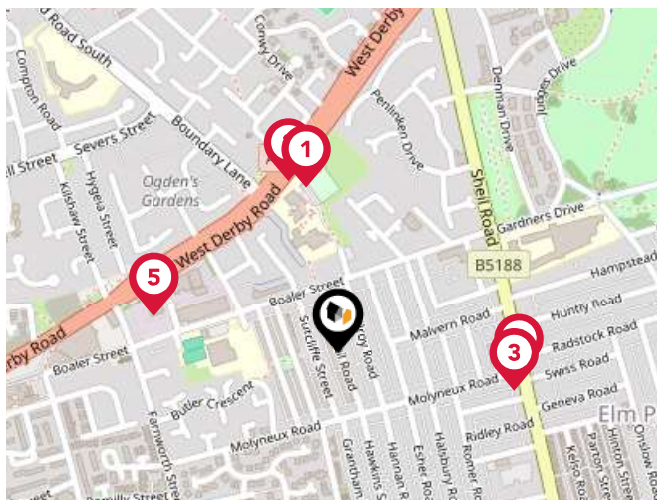


### Airports/Helipads

Pin	Name	Distance
1	Liverpool John Lennon Airport	6.67 miles
2	Blackpool International Airport	25.33 miles
3	Manchester Airport	28.21 miles
4	Leeds Bradford International Airport	61.49 miles

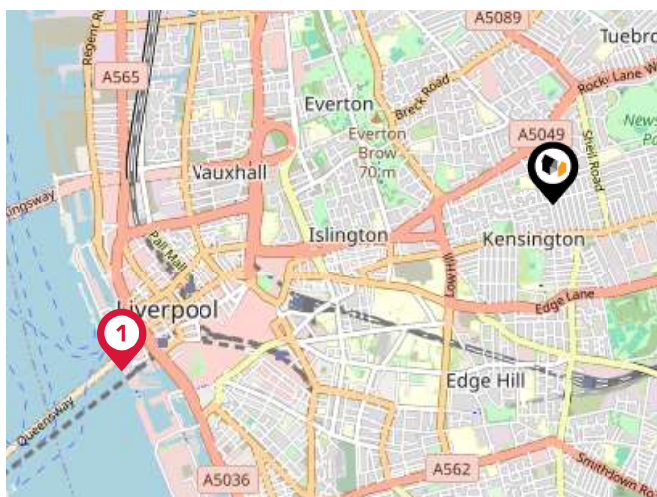
# Area

## Transport (Local)



### Bus Stops/Stations

Pin	Name	Distance
1	Conwy Drive	0.19 miles
2	Conwy Drive	0.2 miles
3	Molyneux Road	0.2 miles
4	Huntly Road	0.2 miles
5	Farnworth Street	0.21 miles



### Ferry Terminals

Pin	Name	Distance
1	Liverpool Pier Head Ferry Terminal	2.04 miles

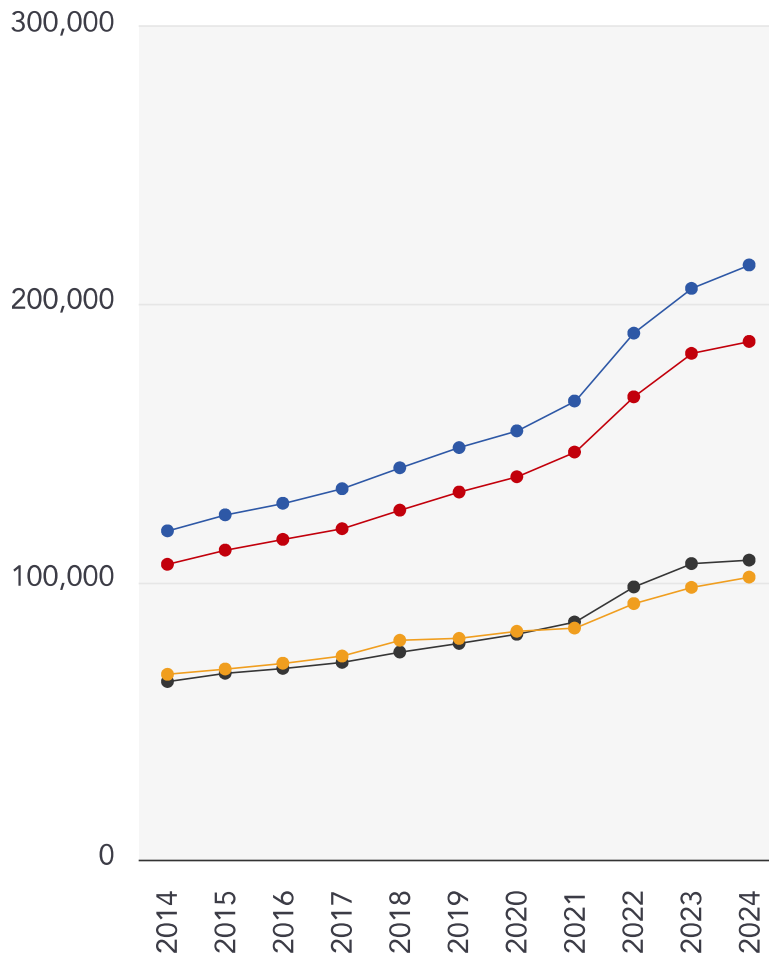


# Market

## House Price Statistics

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### 10 Year History of Average House Prices by Property Type in L6



Detached

**+80.83%**

Semi-Detached

**+75.48%**

Terraced

**+68.09%**

Flat

**+52.46%**

# 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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