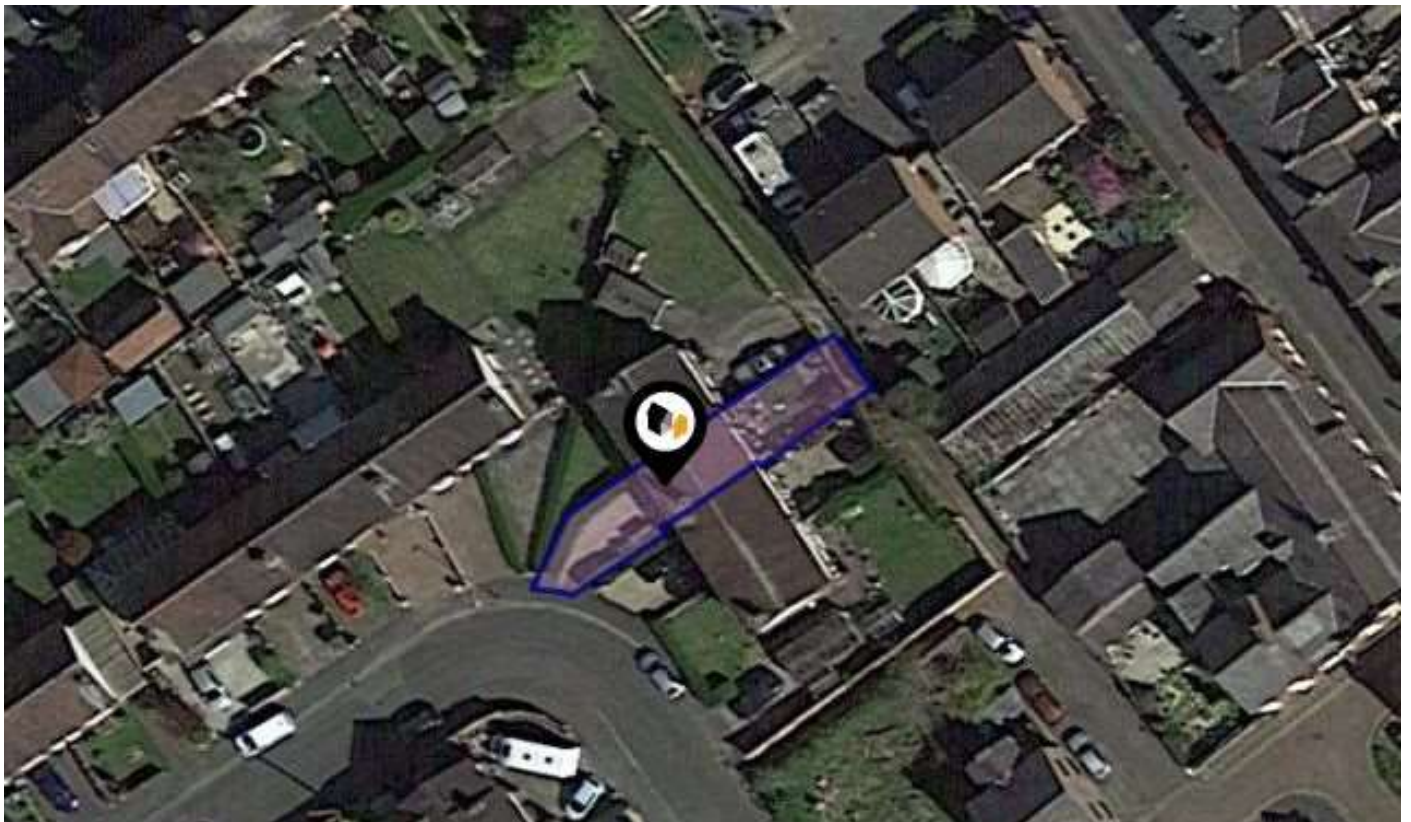




KPF: Key Property Facts

An Analysis of This Property & The Local Area

Wednesday 20th November 2024



6, BELGRAVE AVENUE, CONGLETON, CW12 1HS

Landwood Group

77 Deansgate Manchester M3 2BW

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Property

Type:	Terraced	Last Sold Date:	09/07/2010
Bedrooms:	2	Last Sold Price:	£97,000
Floor Area:	753 ft ² / 70 m ²	Last Sold £/ft²:	£128
Plot Area:	0.04 acres	Tenure:	Freehold
Year Built :	1930-1949		
Council Tax :	Band B		
Annual Estimate:	£1,724		
Title Number:	CH203716		
UPRN:	100010037627		

Local Area

Local Authority:	Cheshire east
Conservation Area:	No
Flood Risk:	
● Rivers & Seas	No Risk
● Surface Water	Very Low

Estimated Broadband Speeds (Standard - Superfast - Ultrafast)

16 mb/s	80 mb/s	1000 mb/s

Mobile Coverage: (based on calls indoors)



Satellite/Fibre TV Availability:



Property EPC - Certificate

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6 BELGRAVE AVENUE, CONGLETON, CW12 1HS

Energy rating

C

Valid until 21.03.2020

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	69 c	77 c
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Property

EPC - Additional Data

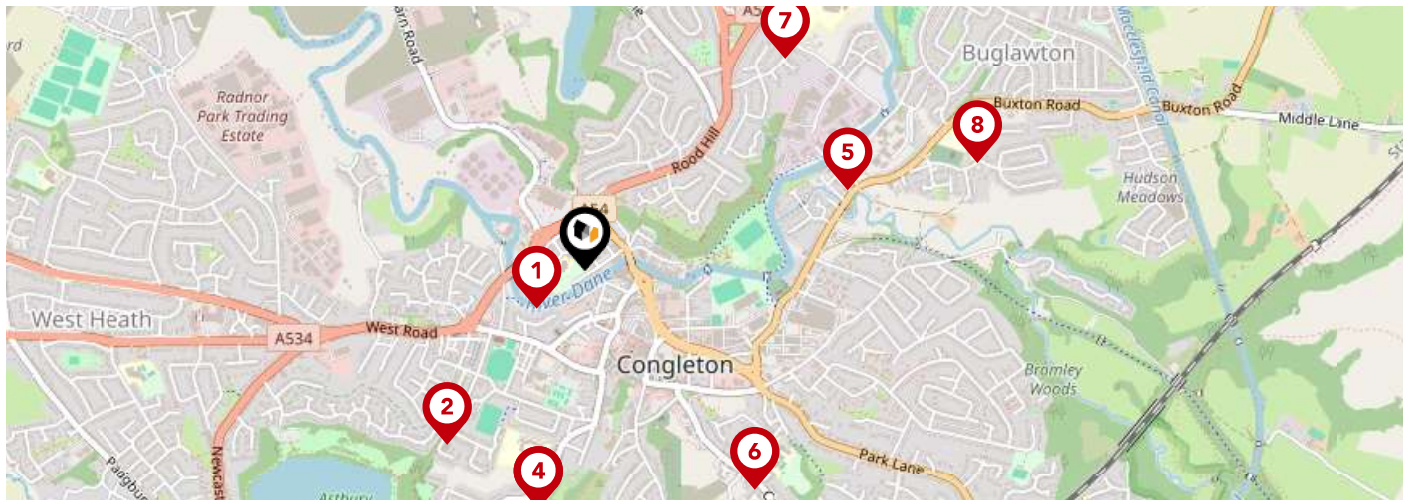
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Additional EPC Data

Property Type:	Mid-terrace house
Walls:	Cavity wall, as built, no insulation (assumed)
Walls Energy:	Poor
Roof:	Pitched, 50mm loft insulation
Roof Energy:	Poor
Window:	Fully double glazed
Window Energy:	Average
Main Heating:	Boiler and radiators, mains gas
Main Heating Energy:	Very good
Main Heating Controls:	Programmer and room thermostat
Main Heating Controls Energy:	Average
Hot Water System:	From main system
Hot Water Energy Efficiency:	Very good
Lighting:	Low energy lighting in 29% of fixed outlets
Lighting Energy:	Average
Floors:	Solid, no insulation (assumed)
Secondary Heating:	Room heaters, mains gas
Total Floor Area:	70 m ²

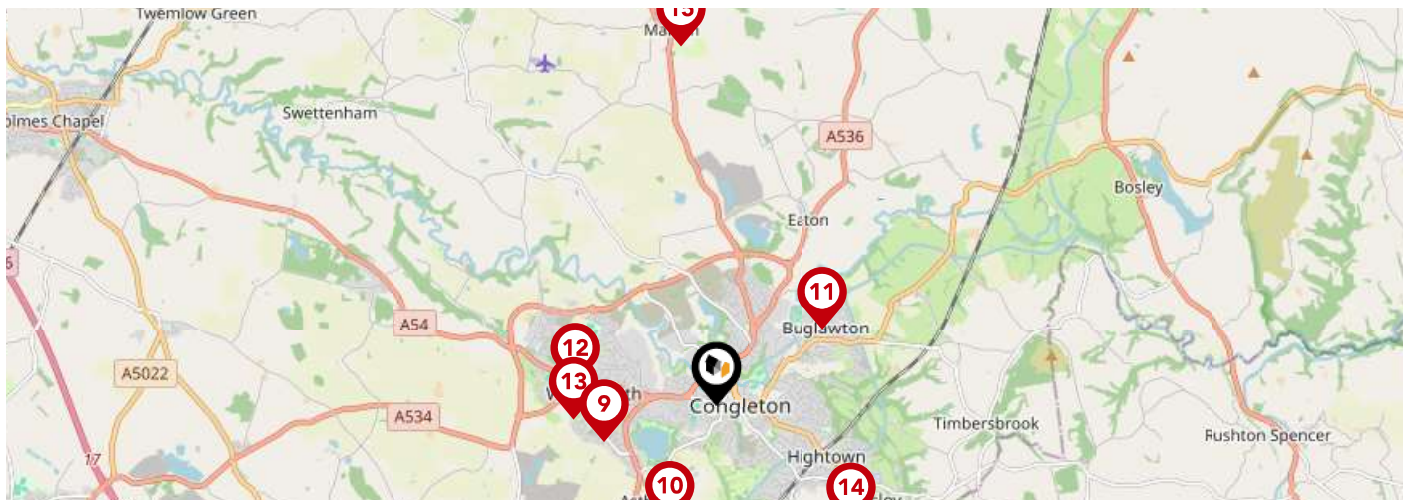
Area Schools









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		Nursery	Primary	Secondary	College	Private
1	Saint Mary's Catholic Primary School Ofsted Rating: Outstanding Pupils: 208 Distance:0.14	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2	Aidenswood School Ofsted Rating: Outstanding Pupils: 5 Distance:0.49	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3	Marlfields Primary School Ofsted Rating: Requires improvement Pupils: 195 Distance:0.54	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4	Cornerstone Academy Ofsted Rating: Good Pupils: 19 Distance:0.54	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5	Esland Daven School Ofsted Rating: Requires improvement Pupils: 33 Distance:0.61	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6	Daven Primary School Ofsted Rating: Requires improvement Pupils: 130 Distance:0.62	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7	Eaton Bank Academy Ofsted Rating: Good Pupils: 1086 Distance:0.65	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8	Buglawton Primary School Ofsted Rating: Good Pupils: 205 Distance:0.9	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

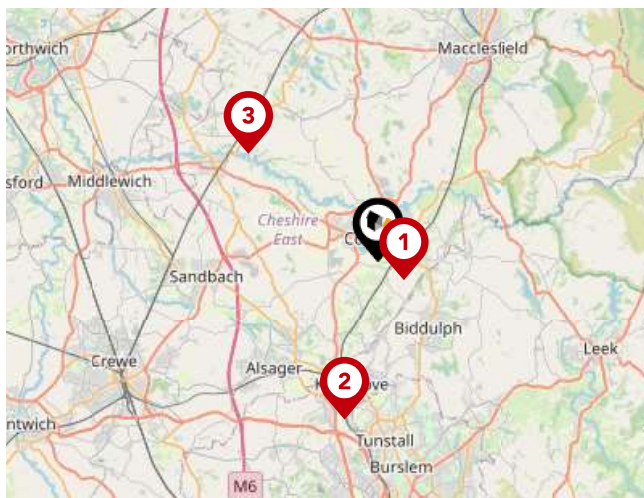
Area Schools



		Nursery	Primary	Secondary	College	Private
	The Quinta Primary School Ofsted Rating: Good Pupils: 461 Distance:1.05	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Astbury St Mary's CofE Primary School Ofsted Rating: Good Pupils: 83 Distance:1.13	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Havannah Primary School Ofsted Rating: Good Pupils: 241 Distance:1.15	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Black Firs Primary School Ofsted Rating: Good Pupils: 367 Distance:1.27	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Congleton High School Ofsted Rating: Good Pupils: 1268 Distance:1.28	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Mossley CofE Primary School Ofsted Rating: Good Pupils: 421 Distance:1.6	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Marton and District CofE Aided Primary School Ofsted Rating: Good Pupils: 168 Distance:3.2	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Woodhouse Academy Ofsted Rating: Good Pupils: 411 Distance:3.66	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Area Transport (National)

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National Rail Stations

Pin	Name	Distance
1	Congleton Rail Station	1.16 miles
2	Kidsgrove Rail Station	5.75 miles
3	Goostrey Rail Station	5.96 miles



Trunk Roads/Motorways

Pin	Name	Distance
1	M6 J17	5.51 miles
2	M6 J16	8.45 miles
3	M6 J18	7.48 miles
4	M6 J15	13.27 miles
5	M56 J6	13.84 miles

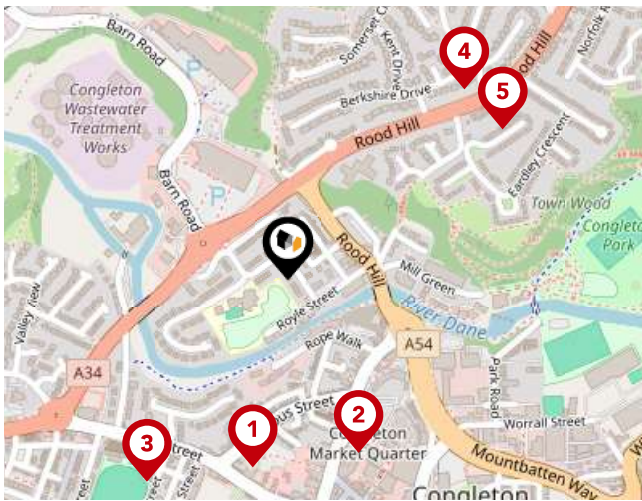


Airports/Helipads

Pin	Name	Distance
1	Manchester Airport	13.7 miles
2	Speke	28.96 miles
3	Birmingham Airport	53.4 miles
4	East Mids Airport	43.79 miles

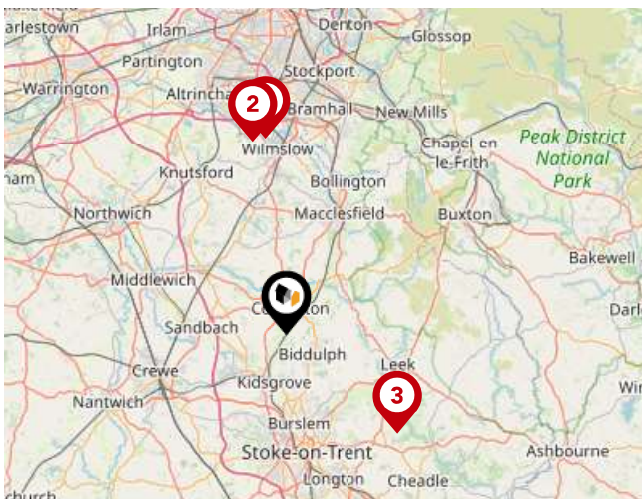
Area

Transport (Local)



Bus Stops/Stations

Pin	Name	Distance
1	West Street	0.21 miles
2	Antrobus Street	0.21 miles
3	Booth Street	0.27 miles
4	Rutland Close	0.29 miles
5	Norbury Drive	0.29 miles



Local Connections

Pin	Name	Distance
1	Shadowmoss (Manchester Metrolink)	13.98 miles
2	Manchester Airport (Manchester Metrolink)	13.87 miles
3	Cheddleton (Churnet Valley Railway)	10.52 miles

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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