



KPF: Key Property Facts

An Analysis of This Property & The Local Area

Friday 14th March 2025



54, LORD STREET, FLEETWOOD, FY7 6DT

Landwood Group

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Property Overview

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Property

Type:	Fast Food Outlet / Takeaway (Hot / Cold)
Plot Area:	0.03 acres
Title Number:	LAN288960
UPRN:	100012617798

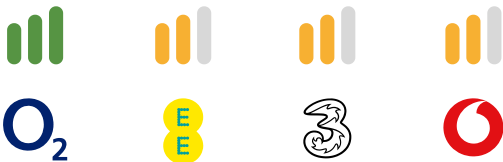
Local Area

Local Authority:	Lancashire
Conservation Area:	Fleetwood
Flood Risk:	
● Rivers & Seas	Low
● Surface Water	Low

Estimated Broadband Speeds (Standard - Superfast - Ultrafast)

15 mb/s	80 mb/s	1800 mb/s

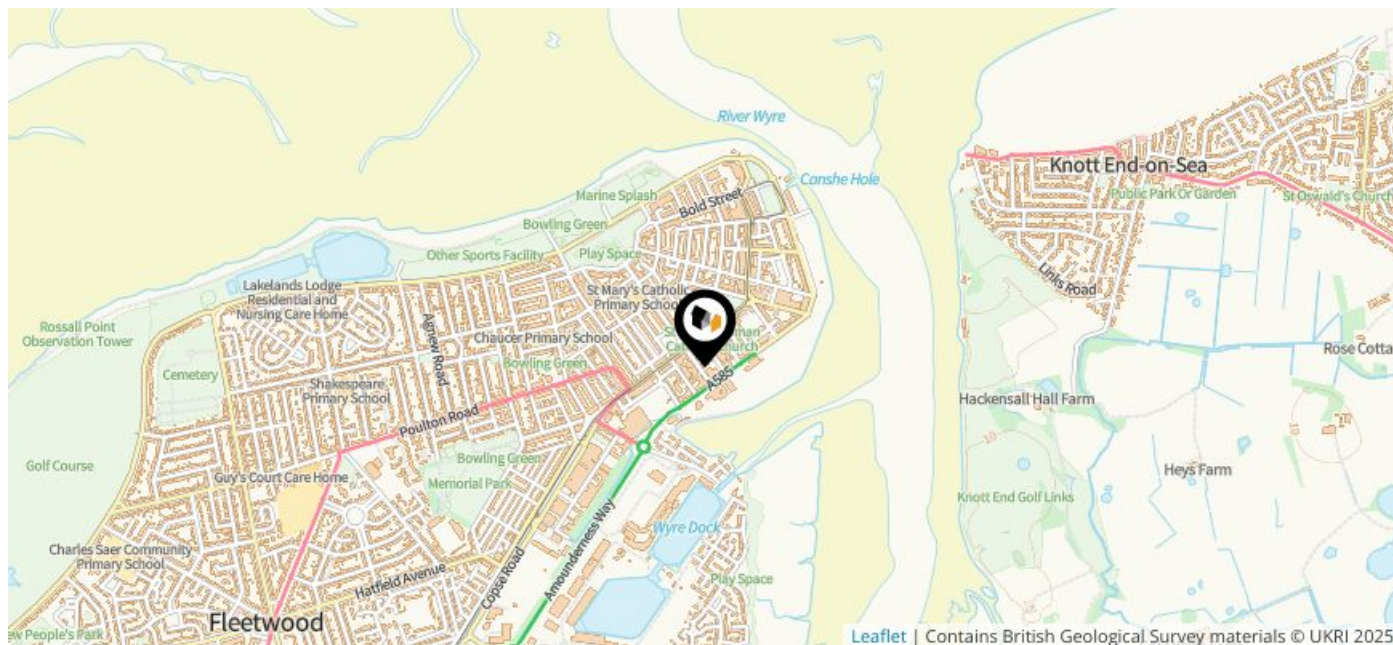
Mobile Coverage: (based on calls indoors)



Satellite/Fibre TV Availability:



This map displays nearby coal mine entrances and their classifications.



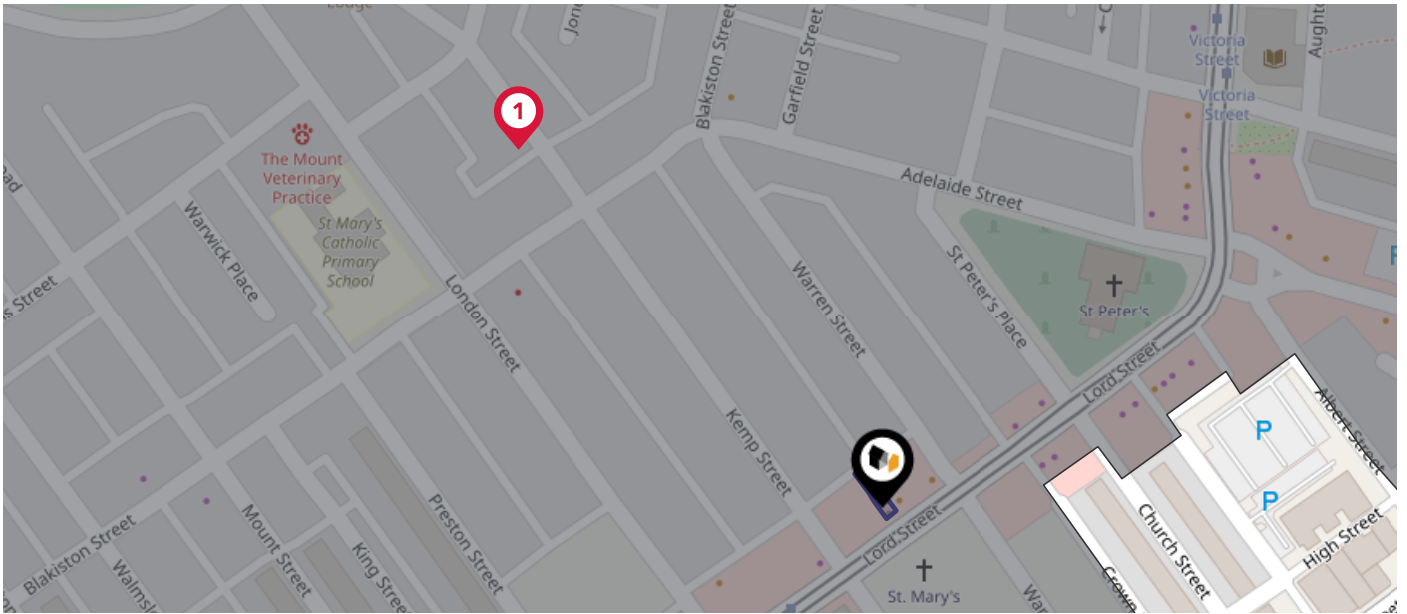
Mine Entry

- ✗ Adit
- ✗ Gutter Pit
- ✗ Shaft

The Coal Authority has records of over 175,000 mine entries within the UK captured in the National Coal Mining database, derived from sources including abandonment plans, geological and topographical plans.

Coal mining activity is recorded as far back as the 13th century, but prior to 1872 there was no requirement to deposit abandonment plans. It is therefore believed there may be many unrecorded mine entries of which the Authority has no information or knowledge. These entries do not, therefore, appear within the Authority's national dataset as shown on this map.

This map displays nearby official conservation areas. Every local authority in England has at least one conservation area. Most are designated by the Council as the local planning authority, though Historic England and the Secretary of State also have the power to create them.



Nearby Conservation Areas

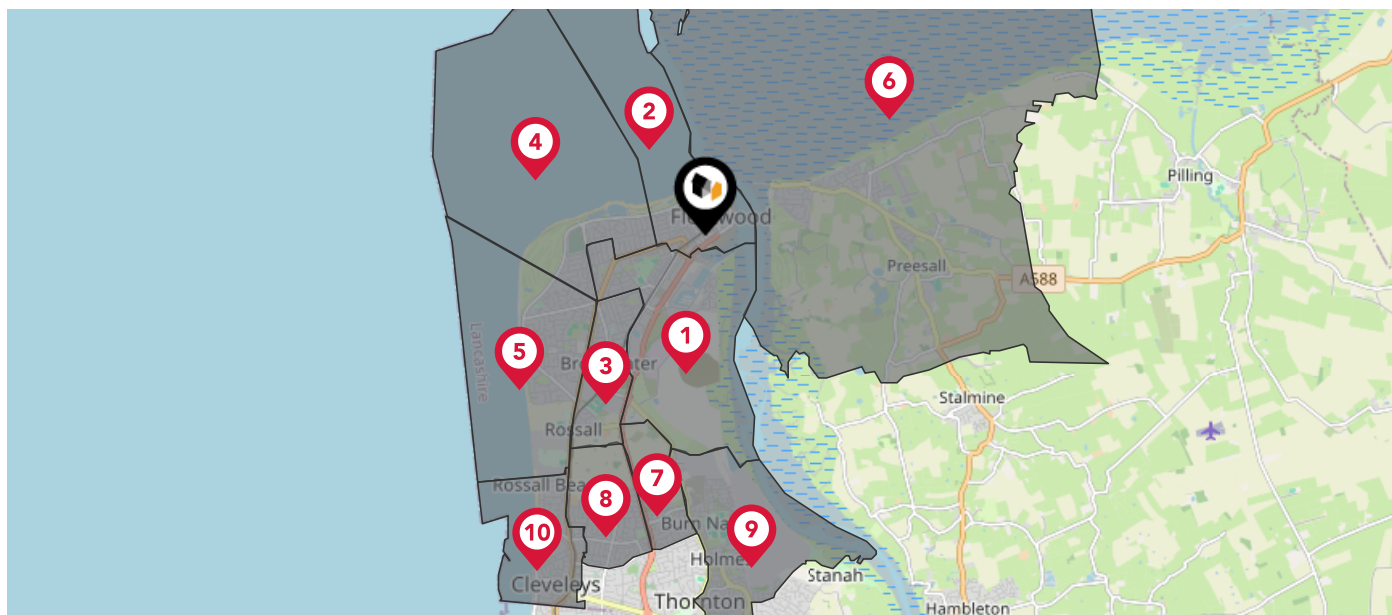


Fleetwood











Maps

Council Wards

The UK is divided into wards that are used for local elections to elect local government councillors. Sometimes these are known as 'electoral divisions'. Population counts can vary substantially between wards, but the national average is about 5,500



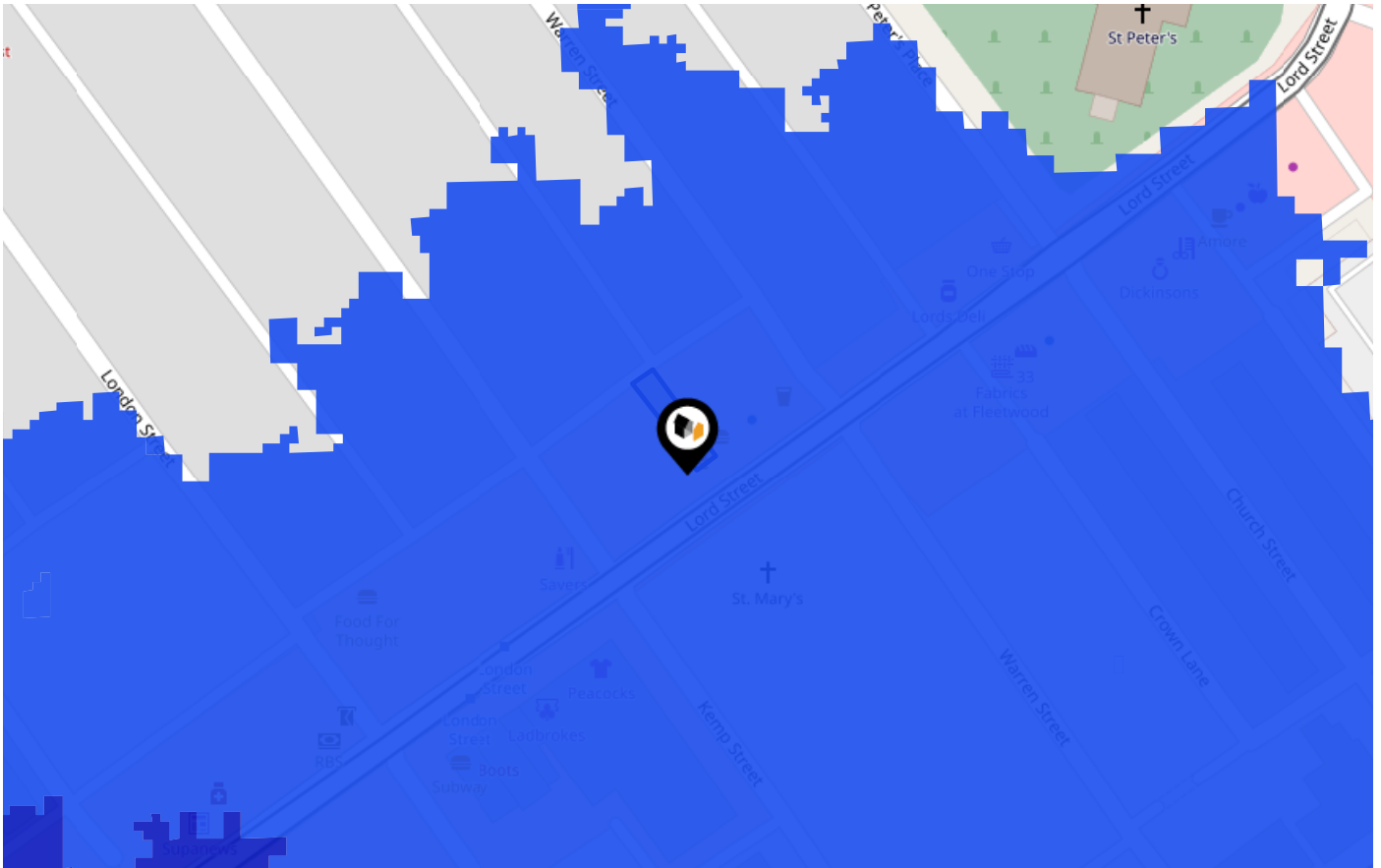
Nearby Council Wards

-  1 Mount Ward
-  2 Pharos Ward
-  3 Park Ward
-  4 Warren Ward
-  5 Rossall Ward
-  6 Preesall Ward
-  7 Pheasant's Wood Ward
-  8 Cleveleys Park Ward
-  9 Bourne Ward
-  10 Jubilee Ward

Flood Risk

Rivers & Seas - Flood Risk

This map shows the chance of flooding from rivers and / or the sea, taking into account flood defences and their condition.



Risk Rating: **Low**

The map does not contain sufficient information for it to be used to determine flood risk to individual properties, but it does give you an indication of whether your area may be affected by surface water flooding at this risk level.

- High Risk** - an area which has a chance of flooding of greater than 1 in 30 (3.3%) in any one year.
- Medium Risk** - an area which has a chance of flooding of greater than 1 in 100 (1.0%) in any one year.
- Low Risk** - an area which has a chance of flooding of greater than 1 in 1000 (0.25%) in any one year.
- Very Low Risk** - an area in which the risk is below 1 in 1000 (0.25%) in any one year.

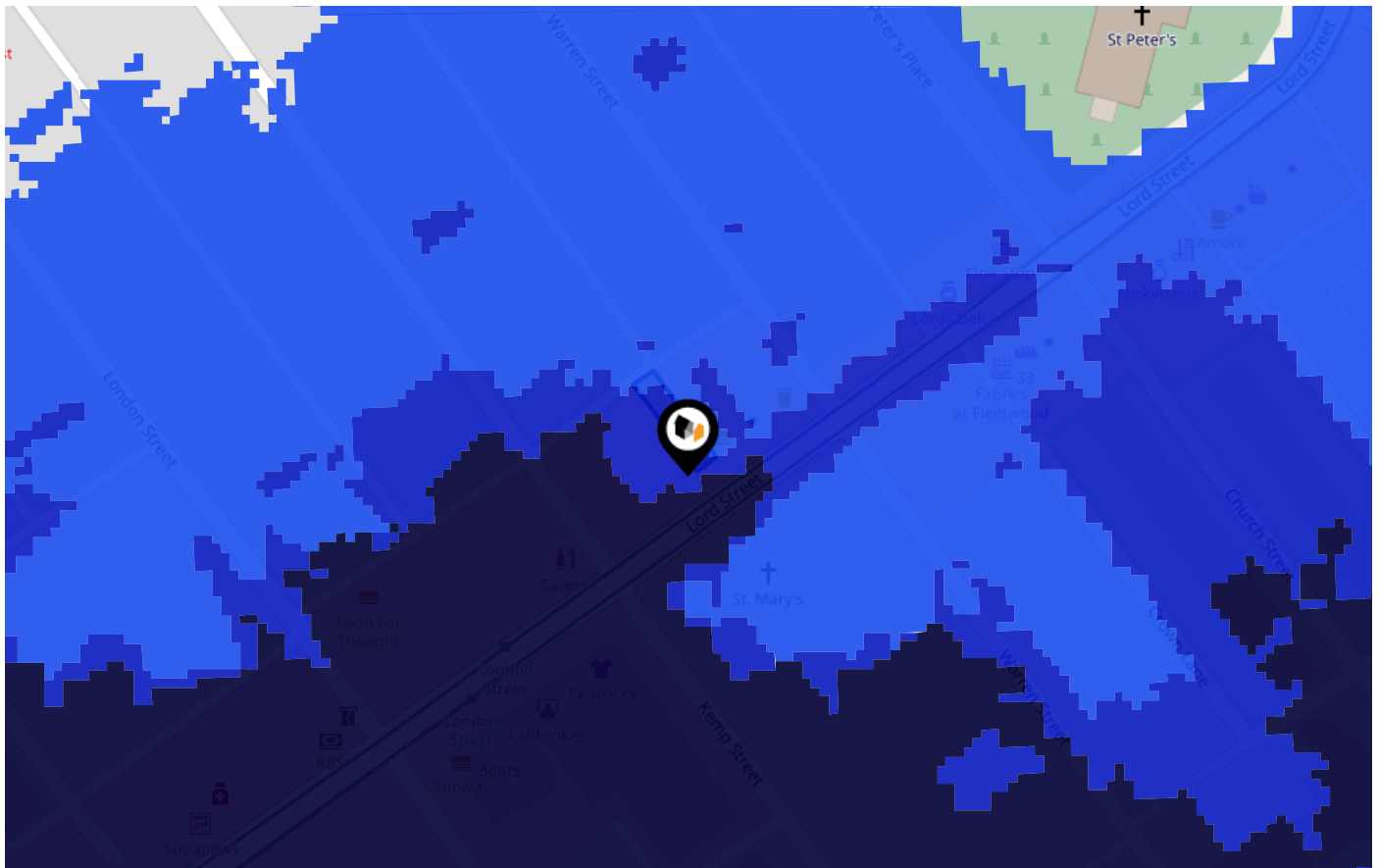
Chance of flooding to the following depths at this property:



Flood Risk

Rivers & Seas - Climate Change

This map shows the future chance of flooding from rivers and / or the sea **between 2036 and 2069**, taking into account flood defences and their condition. The government climate change models cannot predict exactly when the chance of flooding will go up. It could happen at any time during the time period.



Risk Rating: Medium

The map does not contain sufficient information for it to be used to determine flood risk to individual properties, but it does give you an indication of whether your area may be affected by surface water flooding at this risk level.

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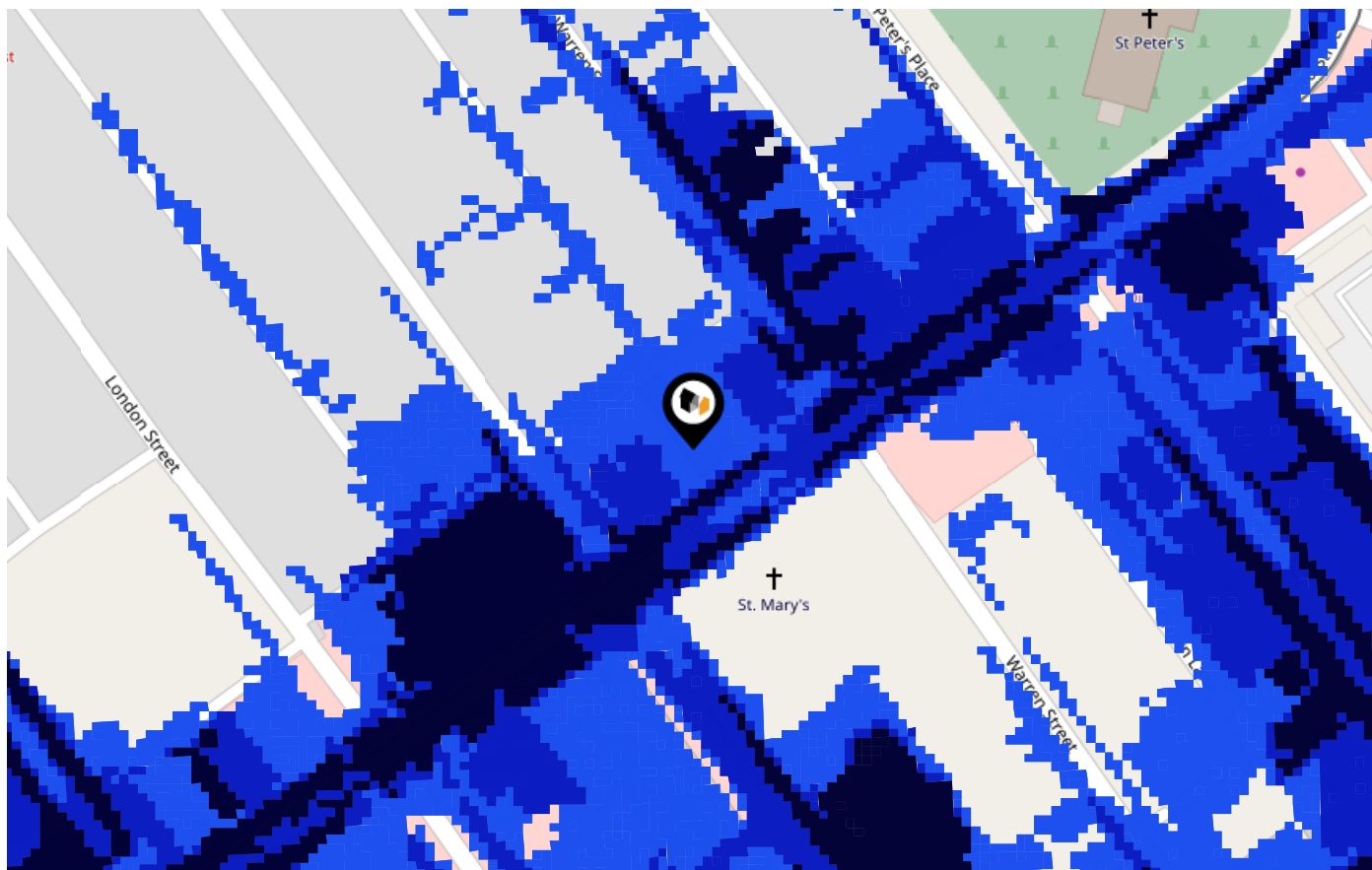
Chance of flooding to the following depths at this property:



Flood Risk

Surface Water - Flood Risk

This map shows the chance of flooding where rainwater has nowhere to drain. This kind of flooding can occur far from rivers or seas.

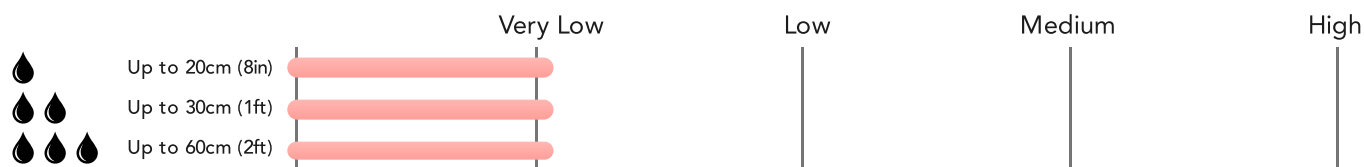


Risk Rating: Low

The map does not contain sufficient information for it to be used to determine flood risk to individual properties, but it does give you an indication of whether your area may be affected by surface water flooding at this risk level.

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Chance of flooding to the following depths at this property:

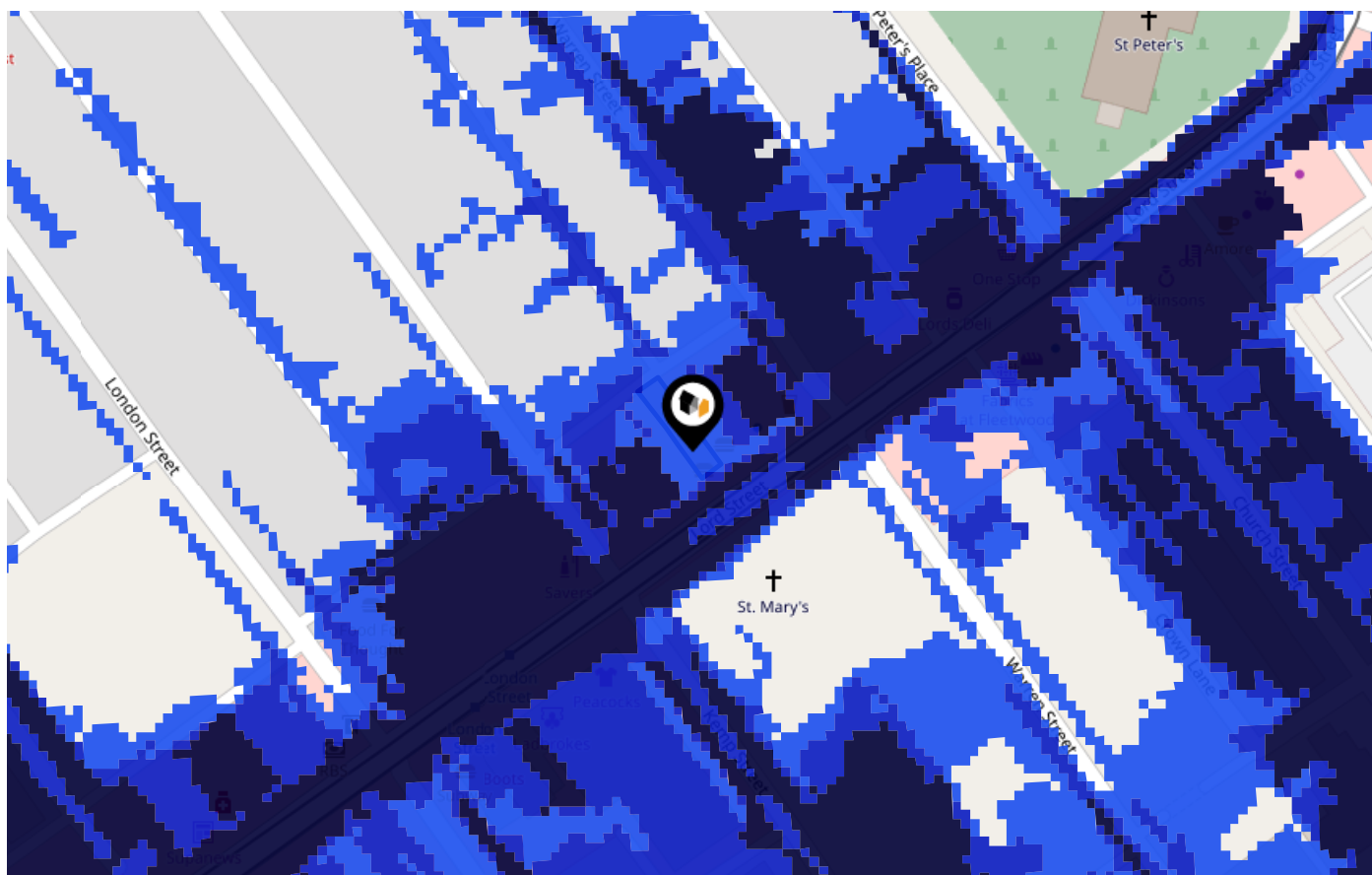


Flood Risk

Surface Water - Climate Change

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This map shows the future chance of flooding **between 2040 and 2060** where rainwater has nowhere to drain. This kind of flooding can occur far from rivers or seas. The government climate change models cannot predict exactly when the chance of flooding will go up. It could happen at any time during the time period.



Risk Rating: Low

The map does not contain sufficient information for it to be used to determine flood risk to individual properties, but it does give you an indication of whether your area may be affected by surface water flooding at this risk level.

- High Risk** - an area which has a chance of flooding of greater than 1 in 30 (3.3%) in any one year.
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Chance of flooding to the following depths at this property:



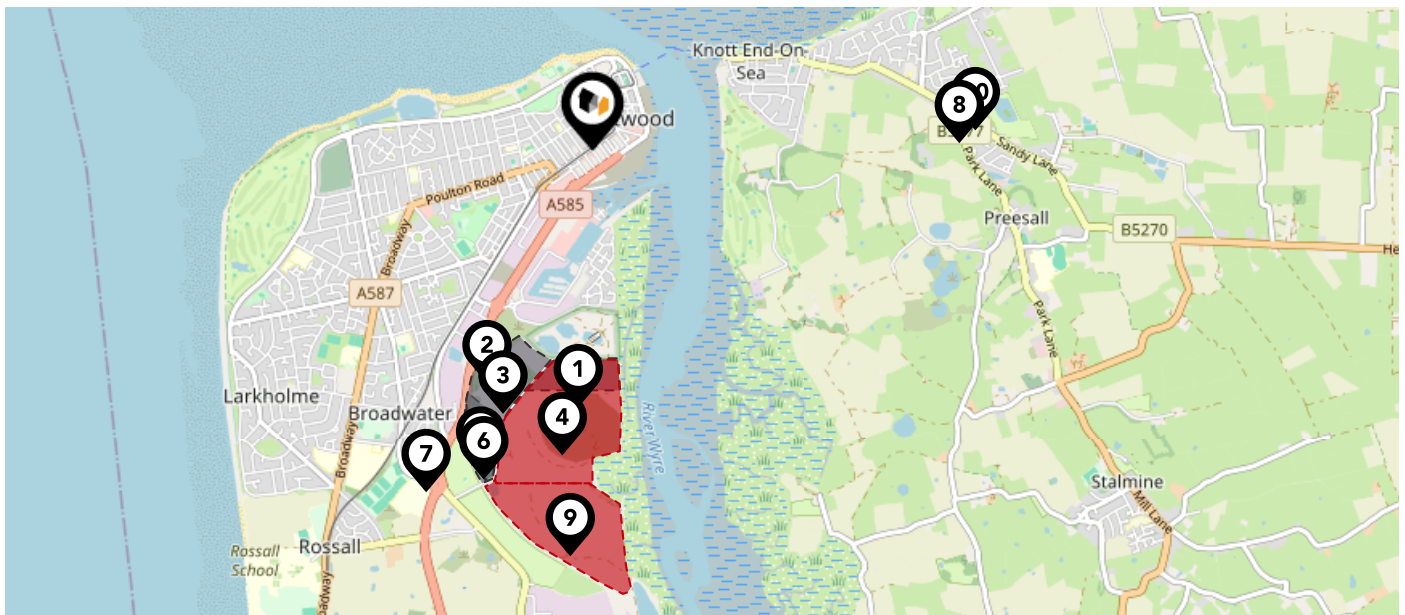
KPF - Key Property Facts

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Maps

Landfill Sites

This map displays the location of known landfill sites. Historic sites are where there is no environmental permit in force. Active sites are currently authorised by the Environment Agency under Environmental Permitting Regulations.

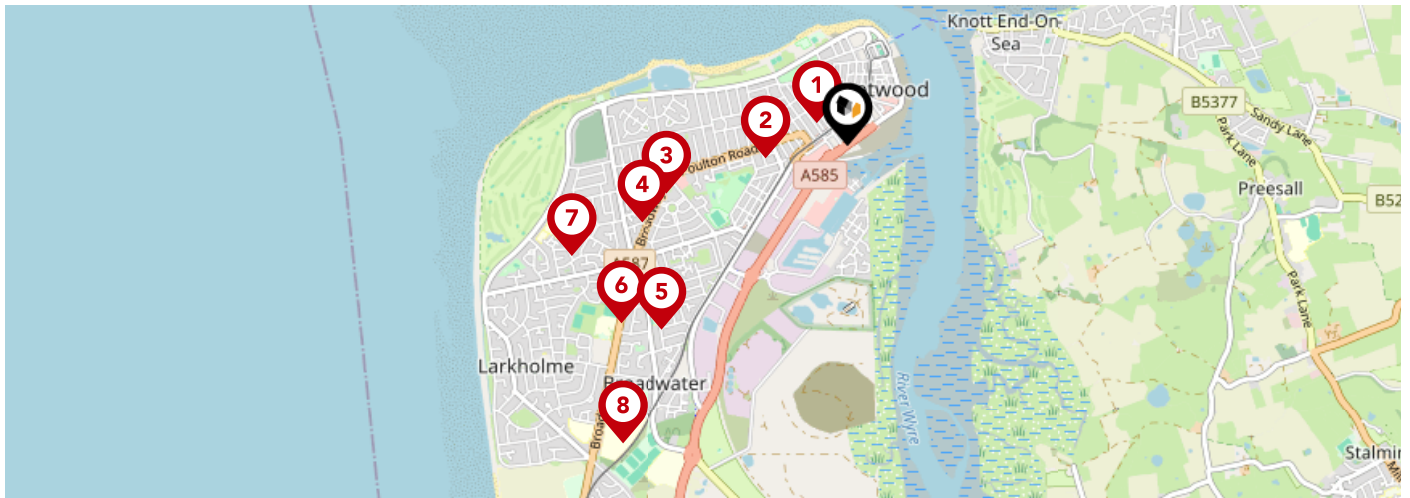


Nearby Landfill Sites

1	Fleetwood Power Station-Jameson Road, Fleetwood, Lancashire	Historic Landfill
2	Fleetwood Power Station-Wyre Dock, Fleetwood, Lancashire	Historic Landfill
3	Jameson Road Power Station-Jameson Road, Fleetwood, Lancashire	Historic Landfill
4	EA/EPR/AP3095LF/V010	Active Landfill
5	18 Acre Tip-Jameson Road, Fleetwood, Lancashire	Historic Landfill
6	Land At Jameson Road-Land At Jameson Road, Fleetwood, Lancashire	Historic Landfill
7	Rossall College No.1-Fleetwood Road, Fleetwood, Lancashire	Historic Landfill
8	Sandy Lane Tip-Pressall, Blackpool, Lancashire	Historic Landfill
9	EA/EPR/KP3791CA/V003	Active Landfill
10	Willow Grove-Preesall, Lancashire	Historic Landfill

Area Schools

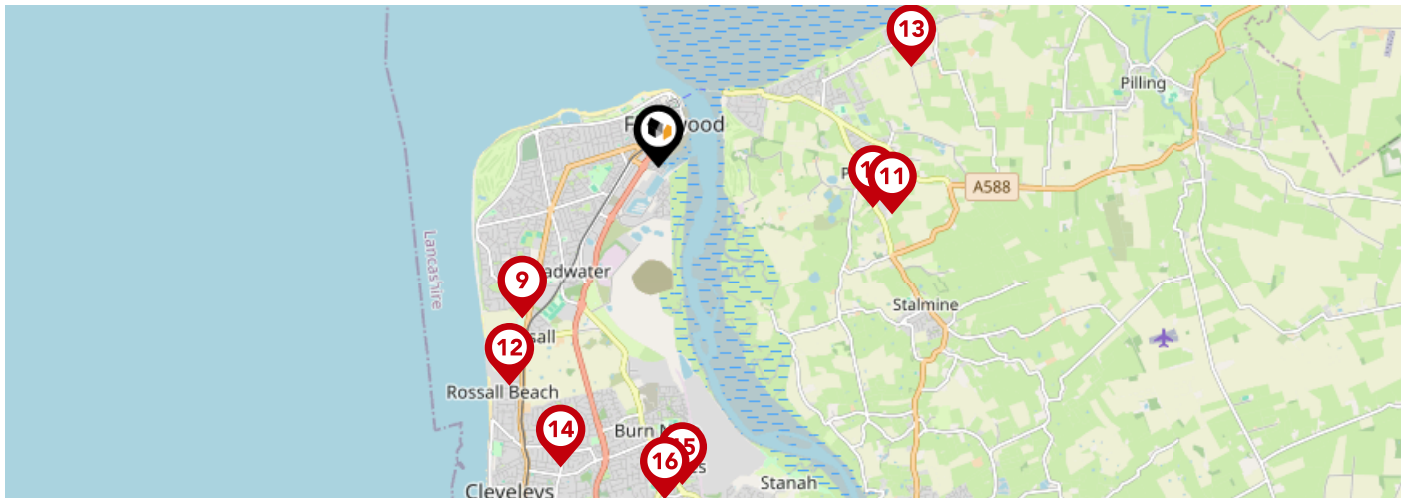
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		Nursery	Primary	Secondary	College	Private
1	St Mary's Catholic Primary School, Fleetwood Ofsted Rating: Good Pupils: 164 Distance:0.17	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2	Fleetwood Chaucer Community Primary School Ofsted Rating: Good Pupils: 261 Distance:0.36	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3	Shakespeare Primary School Ofsted Rating: Outstanding Pupils: 418 Distance:0.82	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4	St Wulstan's and St Edmund's Catholic Academy Ofsted Rating: Requires improvement Pupils: 206 Distance:0.96	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5	Fleetwood Flakefleet Primary School Ofsted Rating: Good Pupils: 471 Distance:1.14	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6	Fleetwood High School Ofsted Rating: Good Pupils: 1008 Distance:1.25	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7	Charles Saer Community Primary School Ofsted Rating: Requires improvement Pupils: 311 Distance:1.29	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8	Cardinal Allen Catholic High School, Fleetwood Ofsted Rating: Good Pupils: 796 Distance:1.63	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Area Schools

LANDWOOD GROUP

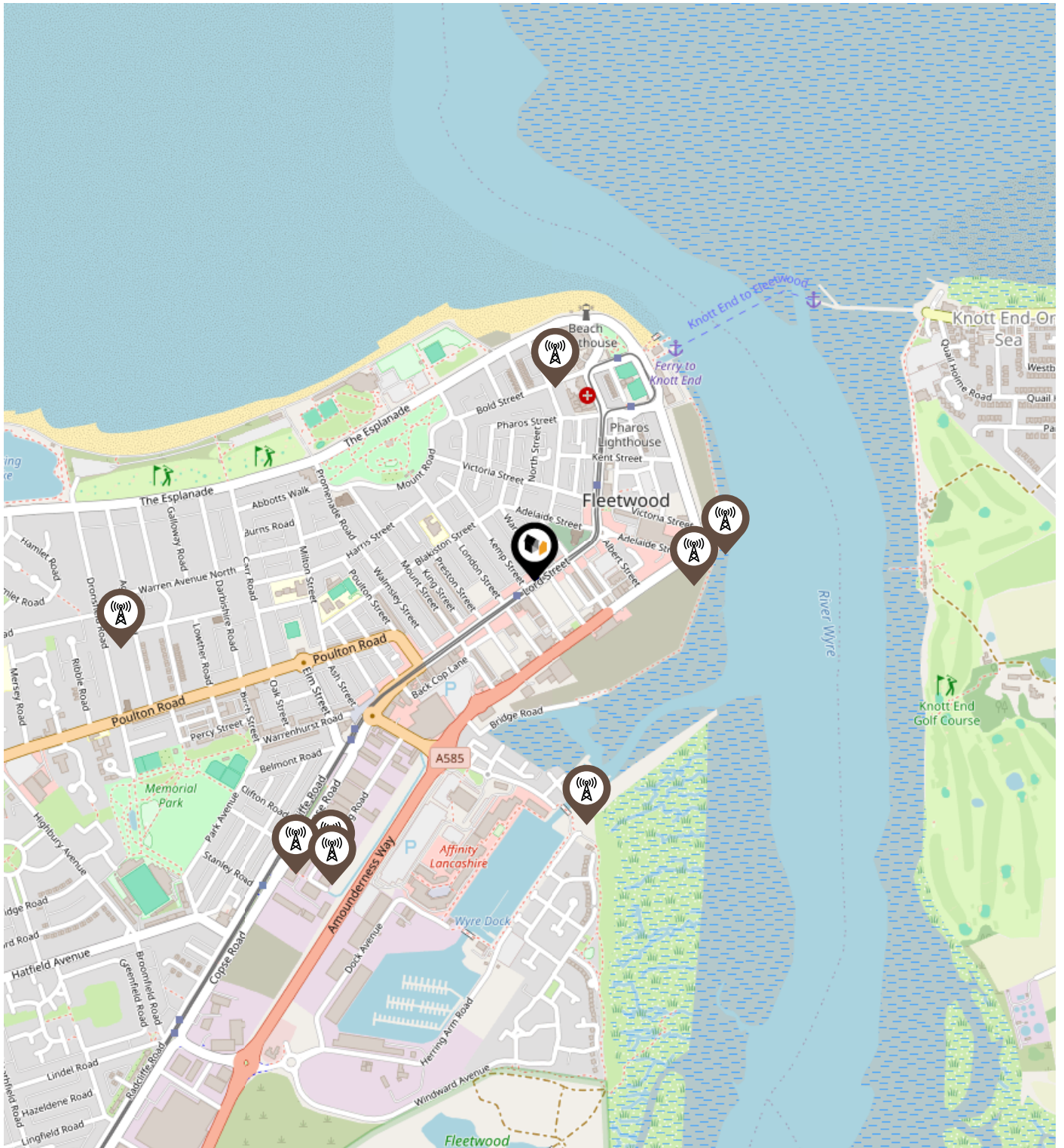


	Nursery	Primary	Secondary	College	Private
<p>9 Larkholme Primary School Ofsted Rating: Good Pupils: 298 Distance:1.78</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>10 Preesall Fleetwood's Charity Church of England Primary School Ofsted Rating: Good Pupils: 152 Distance:1.91</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>11 Saint Aidan's Church of England High School Ofsted Rating: Good Pupils: 839 Distance:2.08</p>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>12 Rossall School Ofsted Rating: Not Rated Pupils: 852 Distance:2.31</p>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>13 Carter's Charity Voluntary Controlled Primary School, Preesall Ofsted Rating: Requires improvement Pupils: 176 Distance:2.37</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>14 Northfold Community Primary School Ofsted Rating: Good Pupils: 205 Distance:2.75</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>15 Thornton Primary School Ofsted Rating: Good Pupils: 136 Distance:2.78</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>16 Sacred Heart Catholic Primary School, Thornton Cleveleys Ofsted Rating: Good Pupils: 206 Distance:2.9</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>



Local Area

Masts & Pylons

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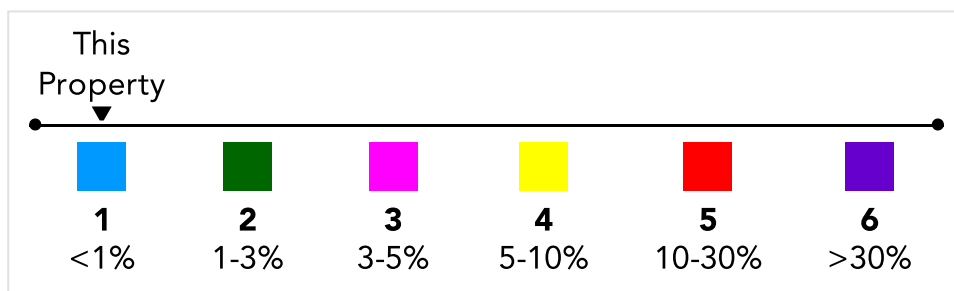
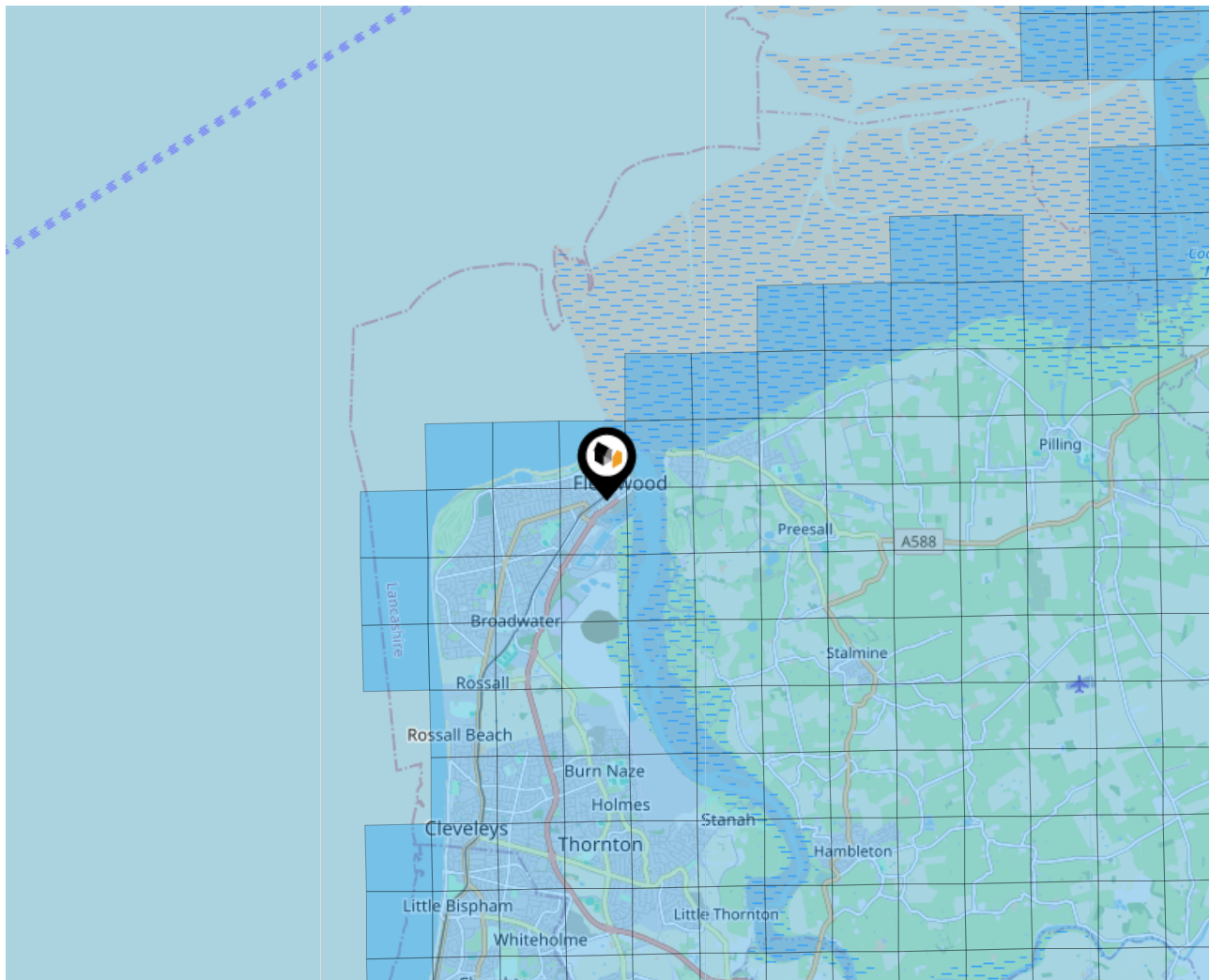


Key:

-  Power Pylons
-  Communication Masts

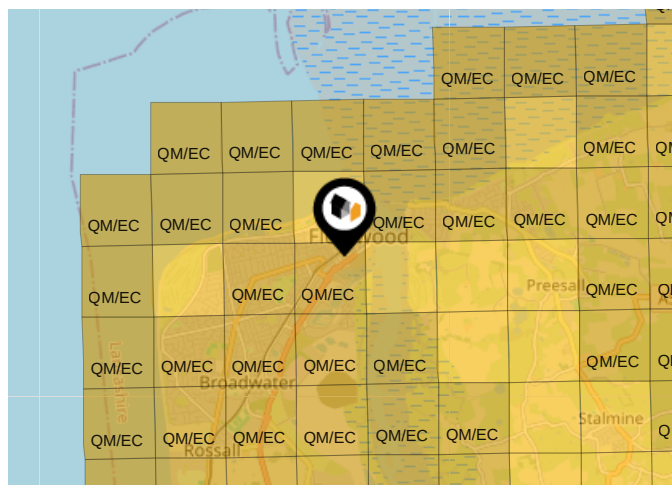
What is Radon?

Radon is a natural radioactive gas, which enters buildings from the ground. Exposure to high concentrations increases the risk of lung cancer. The UK Health Security Agency (UKHSA) recommends that radon levels should be reduced in homes where the annual average is at or above 200 becquerels per cubic metre (200 Bq/m³).



Ground Composition for this Address (Surrounding square kilometer zone around property)

Carbon Content:	NONE	Soil Texture:	CLAY TO CLAYEY LOAM
Parent Material Grain:	ARGILLIC - ARENACEOUS	Soil Depth:	DEEP
Soil Group:	MEDIUM(SILTY) TO LIGHT(SILTY) TO HEAVY		



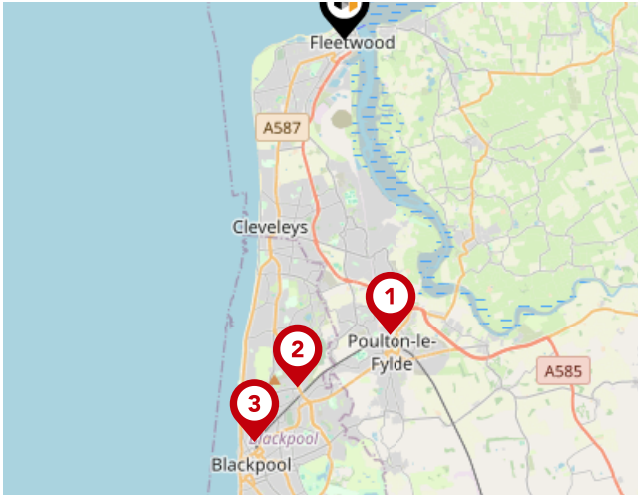
Primary Classifications (Most Common Clay Types)

C/M	Claystone / Mudstone
FPC,S	Floodplain Clay, Sand / Gravel
FC,S	Fluvial Clays & Silts
FC,S,G	Fluvial Clays, Silts, Sands & Gravel
PM/EC	Prequaternary Marine / Estuarine Clay / Silt
QM/EC	Quaternary Marine / Estuarine Clay / Silt
RC	Residual Clay
RC/LL	Residual Clay & Loamy Loess
RC,S	River Clay & Silt
RC,FS	Riverine Clay & Floodplain Sands and Gravel
RC,FL	Riverine Clay & Fluvial Sands and Gravel
TC	Terrace Clay
TC/LL	Terrace Clay & Loamy Loess

Area

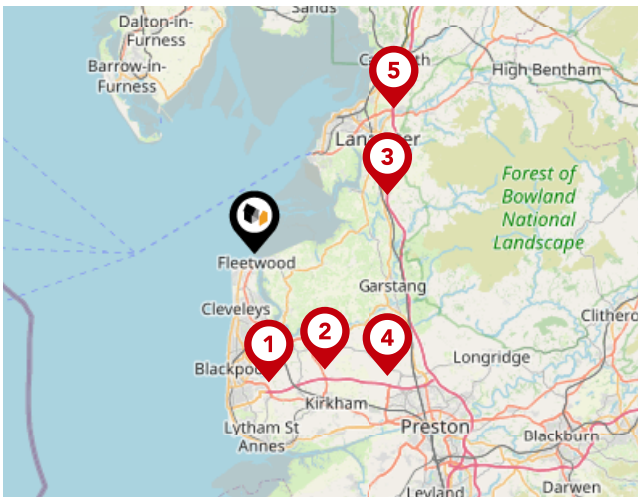
Transport (National)

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National Rail Stations

Pin	Name	Distance
1	Poulton-le-Fylde Rail Station	5.22 miles
2	Layton (Lancs) Rail Station	6.14 miles
3	Blackpool North Rail Station	7.2 miles



Trunk Roads/Motorways

Pin	Name	Distance
1	M55 J4	9 miles
2	M55 J3	9.42 miles
3	M6 J33	10.26 miles
4	M55 J2	12.55 miles
5	M6 J34	14.15 miles

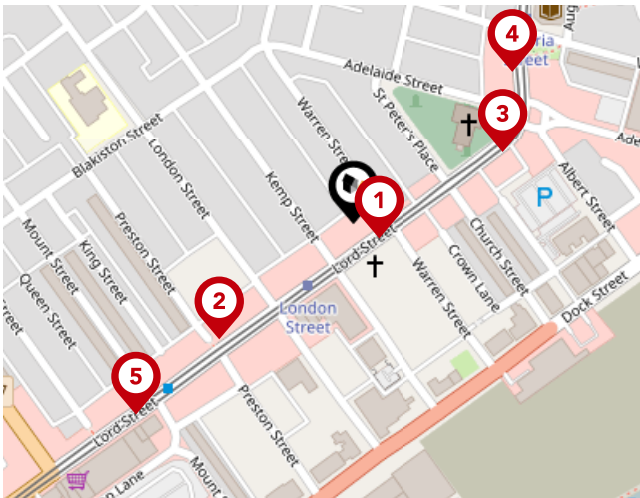


Airports/Helipads

Pin	Name	Distance
1	Highfield	10.11 miles
2	Speke	40.99 miles
3	Manchester Airport	49.18 miles
4	Leeds Bradford Airport	55.19 miles

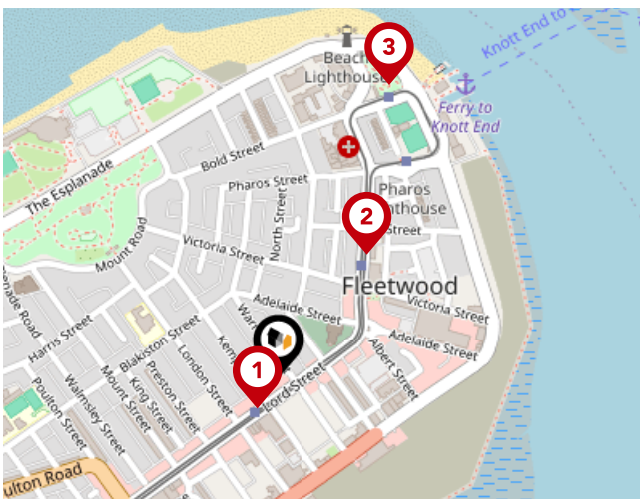
Area

Transport (Local)



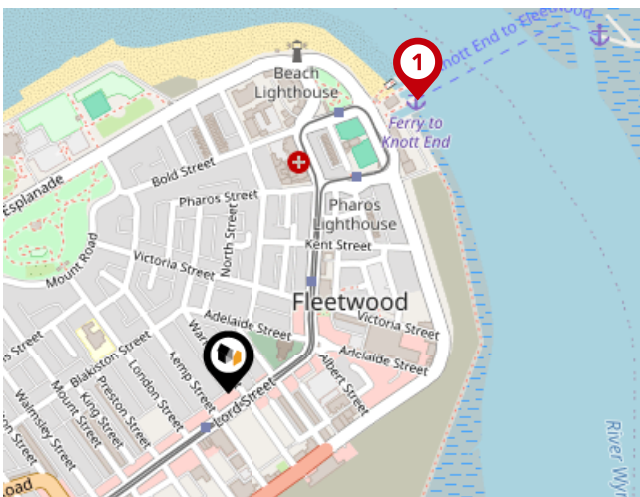
Bus Stops/Stations

Pin	Name	Distance
1	St Marys Church	0.02 miles
2	Preston Street	0.1 miles
3	Albert Square	0.09 miles
4	Albert Square	0.12 miles
5	Mount Street	0.16 miles



Local Connections

Pin	Name	Distance
1	London Street (Blackpool Tramway)	0.04 miles
2	Victoria Street (Blackpool Tramway)	0.17 miles
3	Fleetwood Ferry (Blackpool Tramway)	0.34 miles



Ferry Terminals

Pin	Name	Distance
1	Fleetwood for Knott End Ferry Landing	0.38 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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