

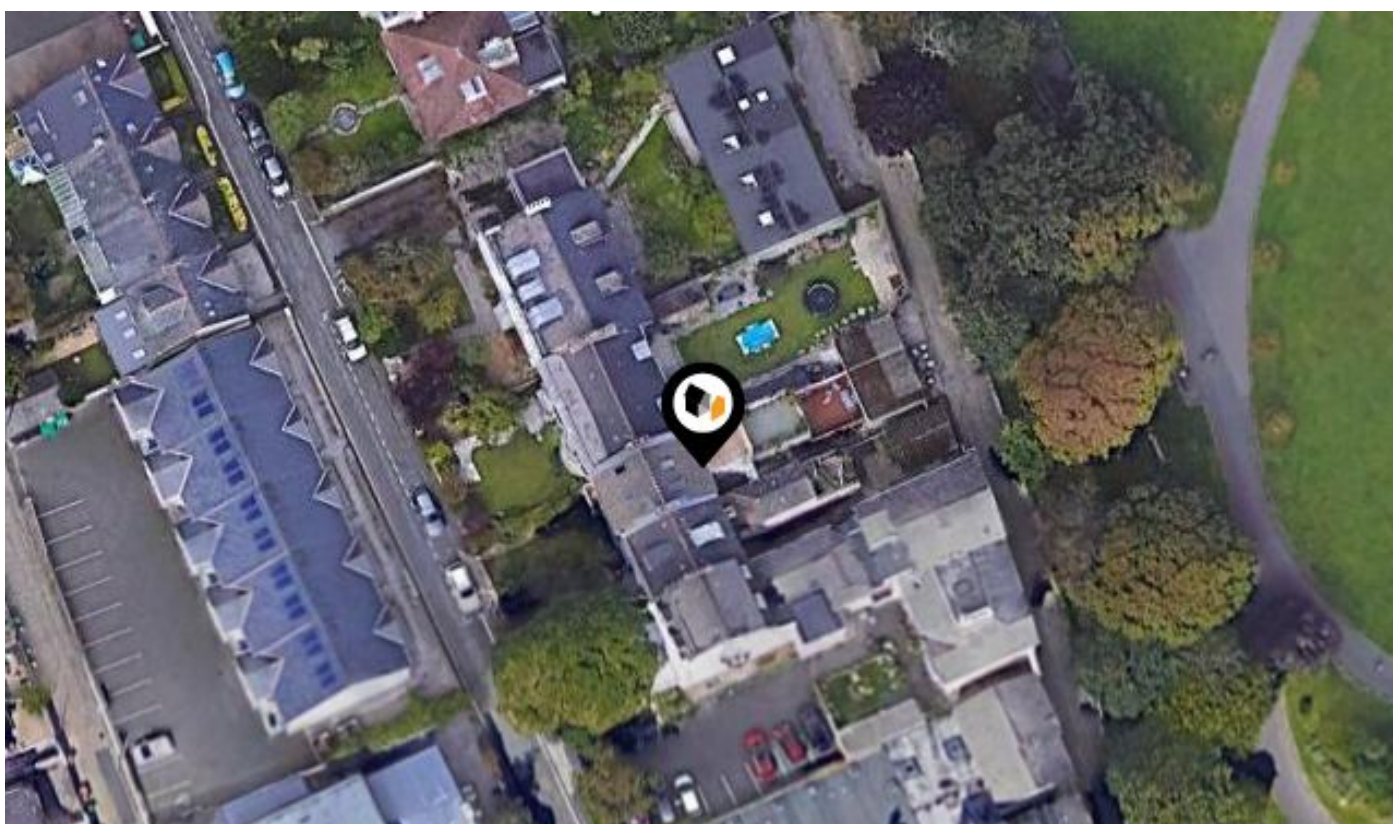


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KFB: Key Facts For Buyers

A Guide to This Property & the Local Area

Wednesday 05th February 2025



6, WOODSIDE, PLYMOUTH, PL4

Lang Town & Country

6 The Broadway Plymstock Plymouth PL9 7AU

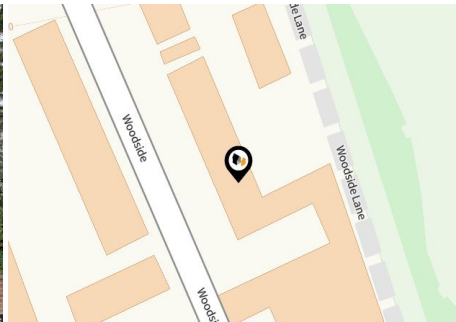
01752 456000

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Property




Type:	Flat / Maisonette
Bedrooms:	2
Floor Area:	818 ft ² / 76 m ²
Council Tax :	Band A
Annual Estimate:	£1,477

Local Area

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

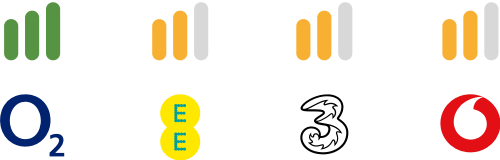
Estimated Broadband Speeds

(Standard - Superfast - Ultrafast)

14	79	1000
mb/s	mb/s	mb/s
		

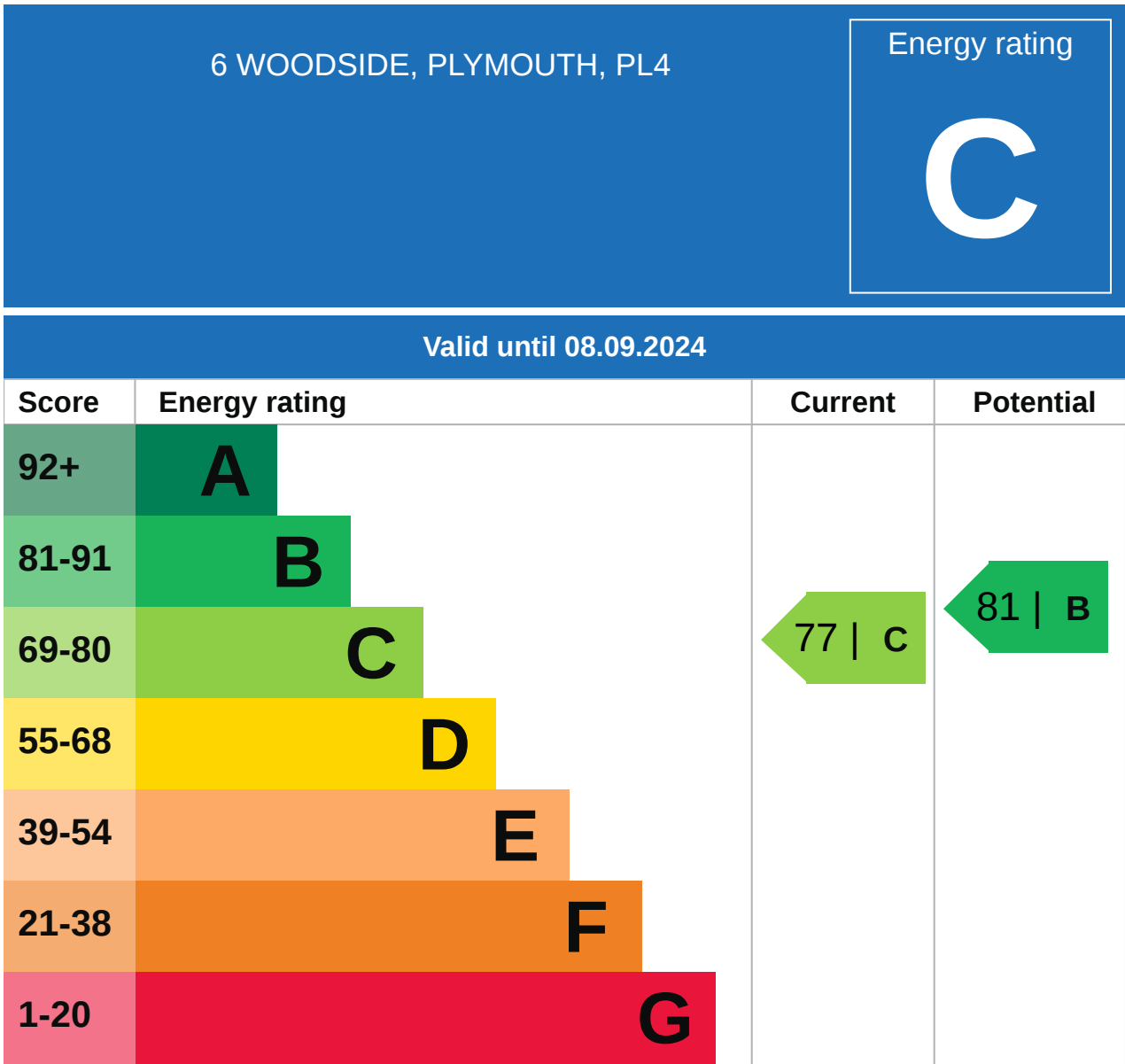
Mobile Coverage:

(based on calls indoors)



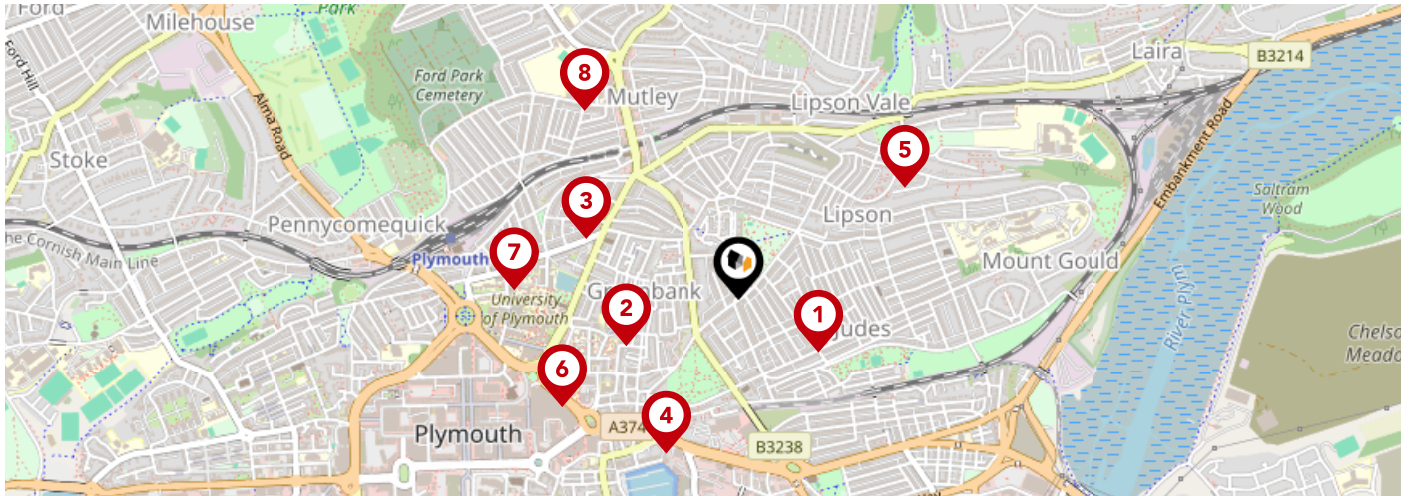
Satellite/Fibre TV Availability:



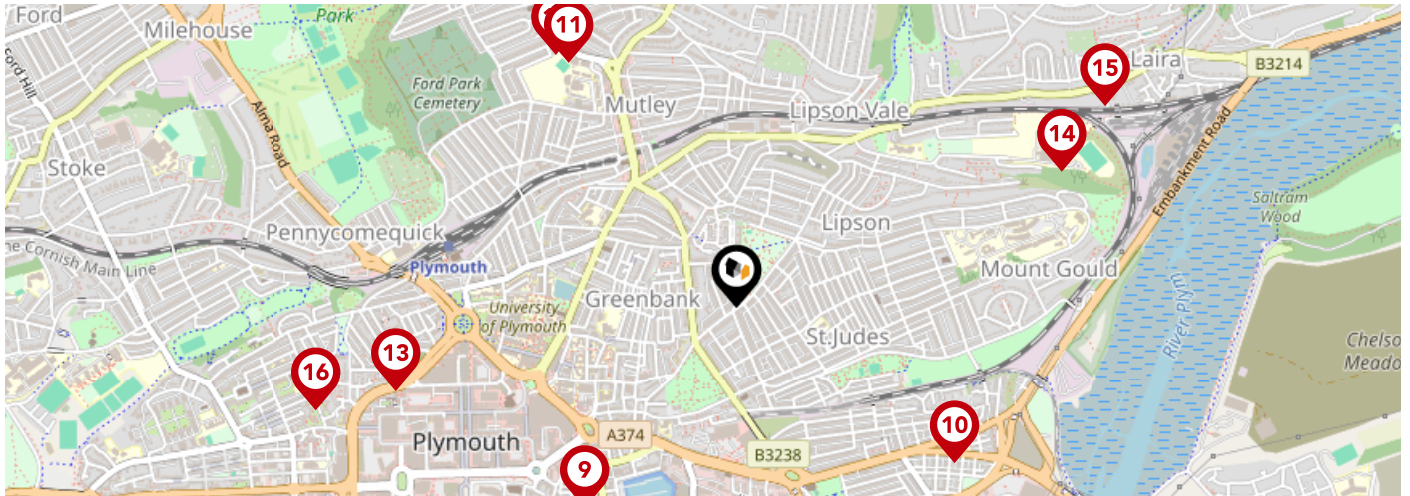


Additional EPC Data

Property Type:	Mid-floor flat
Walls:	Cavity wall, filled cavity
Walls Energy:	Good
Roof:	(another dwelling above)
Window:	Fully double glazed
Window Energy:	Average
Main Heating:	Boiler and radiators, mains gas
Main Heating Energy:	Good
Main Heating Controls:	Programmer, TRVs and bypass
Main Heating Controls Energy:	Average
Hot Water System:	From main system
Hot Water Energy Efficiency:	Good
Lighting:	No low energy lighting
Lighting Energy:	Very poor
Floors:	(other premises below)
Secondary Heating:	None
Total Floor Area:	76 m ²

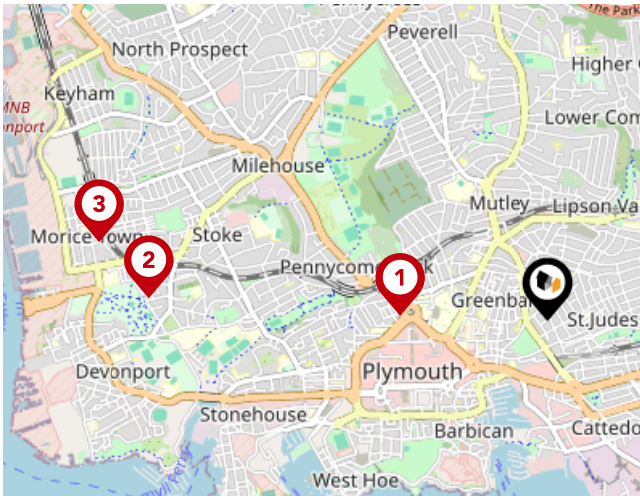


		Nursery	Primary	Secondary	College	Private
1	Salisbury Road Primary School Ofsted Rating: Good Pupils: 381 Distance:0.23	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2	Mount Street Primary School Ofsted Rating: Good Pupils: 258 Distance:0.29	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3	Plymouth High School for Girls Ofsted Rating: Good Pupils: 816 Distance:0.39	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4	Holy Cross Catholic Primary School Ofsted Rating: Good Pupils: 306 Distance:0.4	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5	Lipson Vale Primary School Ofsted Rating: Good Pupils: 405 Distance:0.48	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6	Arts University Plymouth Ofsted Rating: Good Pupils:0 Distance:0.49	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7	Fletewood School at Derry Villas Ofsted Rating: Good Pupils: 58 Distance:0.53	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8	Plymouth College Ofsted Rating: Not Rated Pupils: 513 Distance:0.58	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>



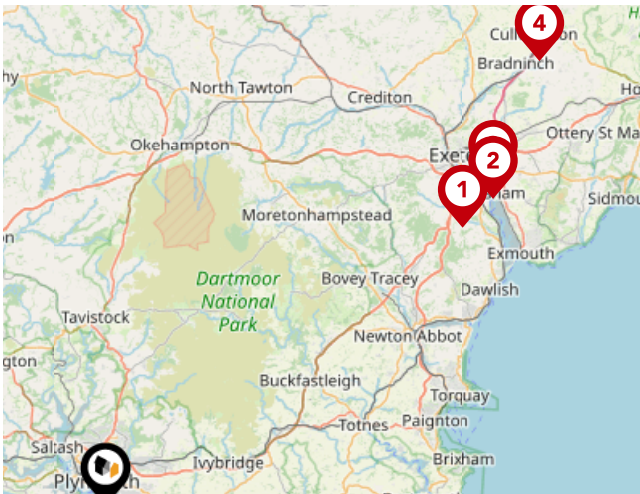
		Nursery	Primary	Secondary	College	Private
9	ACE Schools Plymouth Ofsted Rating: Good Pupils: 233 Distance:0.59	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
10	Prince Rock Primary School Ofsted Rating: Outstanding Pupils: 408 Distance:0.63	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
11	Hyde Park Infants' School Ofsted Rating: Not Rated Pupils: 243 Distance:0.7	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
12	Hyde Park Junior School Ofsted Rating: Good Pupils: 355 Distance:0.74	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
13	Pilgrim Primary Academy Ofsted Rating: Outstanding Pupils: 390 Distance:0.83	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
14	Lipson Co-operative Academy Ofsted Rating: Good Pupils: 1102 Distance:0.84	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
15	Laira Green Primary School Ofsted Rating: Good Pupils: 230 Distance:0.99	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
16	The Cathedral School of St Mary Ofsted Rating: Requires improvement Pupils: 109 Distance:1.02	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Area Transport (National)



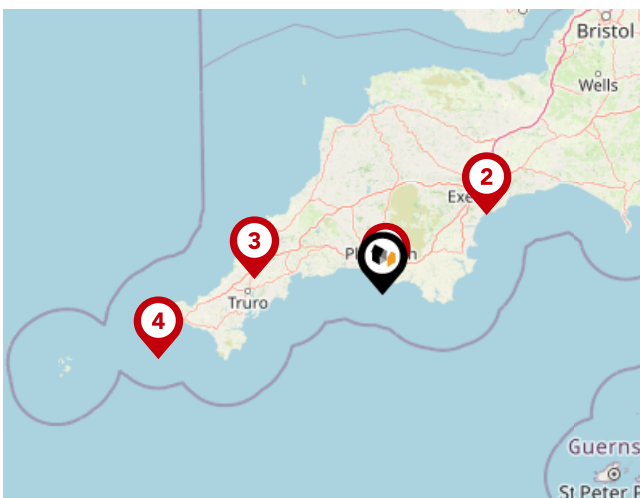
National Rail Stations

Pin	Name	Distance
1	Plymouth Rail Station	0.69 miles
2	Devonport Rail Station	1.89 miles
3	Dockyard (Plymouth) Rail Station	2.15 miles



Trunk Roads/Motorways

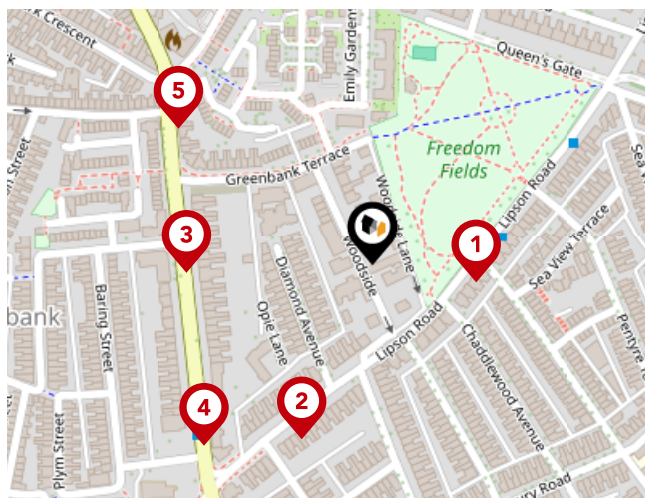
Pin	Name	Distance
1	M5 J31	34.14 miles
2	M5 J30	37.29 miles
3	M5 J29	38.07 miles
4	M5 J28	46.77 miles



Airports/Helipads

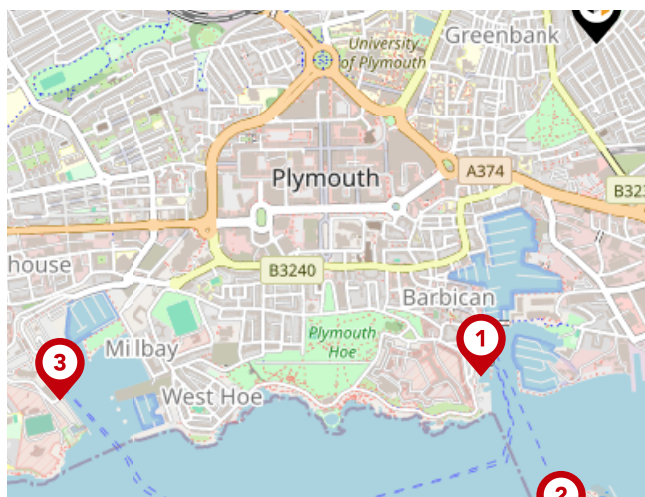
Pin	Name	Distance
1	Glenholt	3.24 miles
2	Exeter Airport	39.71 miles
3	St Mawgan	38.97 miles
4	Joppa	70.71 miles

Area Transport (Local)



Bus Stops/Stations

Pin	Name	Distance
1	Freedom Park	0.06 miles
2	Diamond Avenue	0.11 miles
3	Hospital Road	0.11 miles
4	Lipson Court	0.15 miles
5	Greenbank Road	0.14 miles



Ferry Terminals

Pin	Name	Distance
1	Plymouth (Barbican) Landing Stage	0.83 miles
2	Plymouth Mount Batten Ferry Landing	1.16 miles
3	Plymouth Ferry Terminal	1.52 miles

Important - Please Read

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They should not be relied upon as a statement or representation of fact and, although believed to be correct, are not guaranteed and form no part of an offer or contract. Any intending buyers must satisfy themselves as to their correctness.

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Lang Town & Country

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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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