

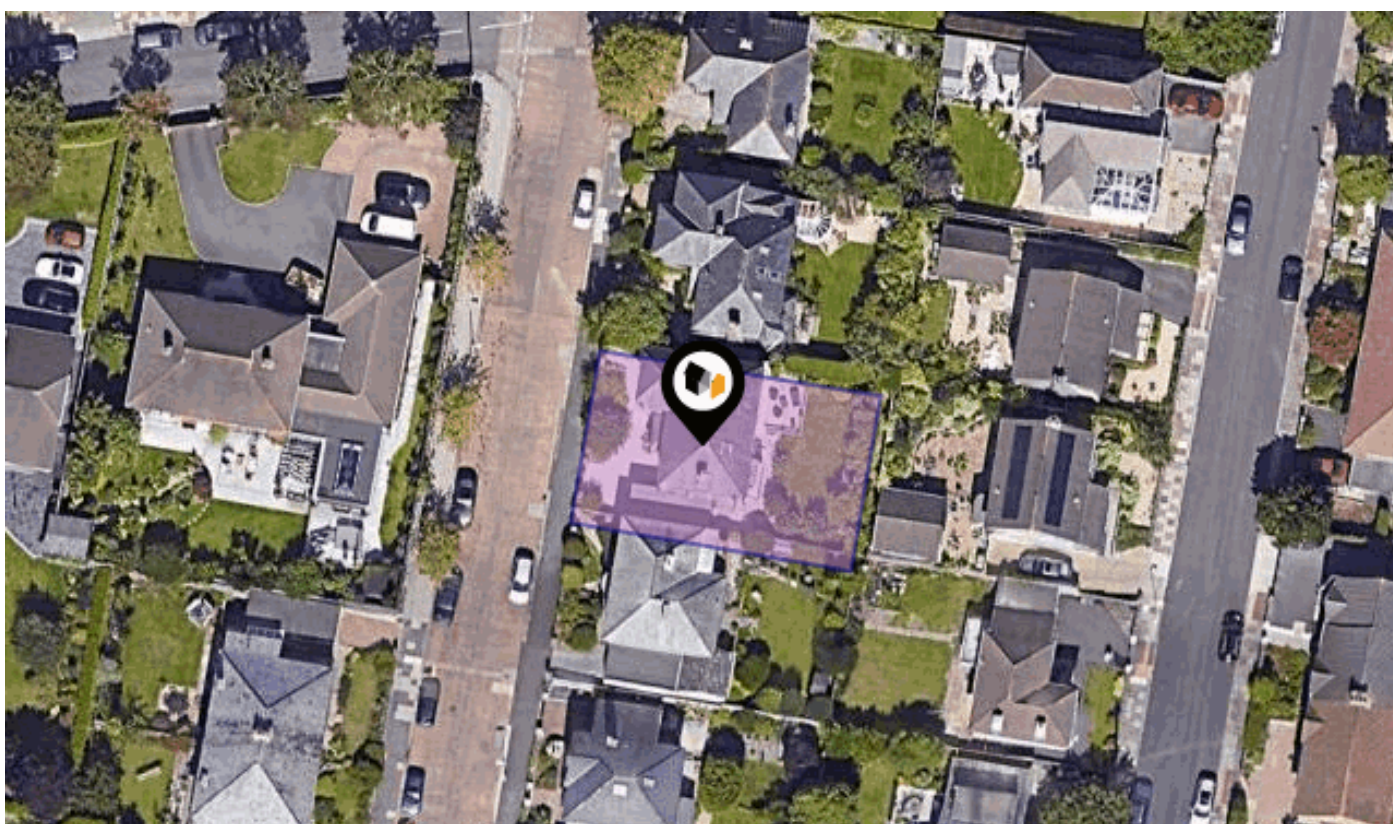


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KFB: Key Facts For Buyers

A Guide to This Property & the Local Area

Monday 19th May 2025



CULME ROAD, PLYMOUTH, PL3

Lang Town & Country

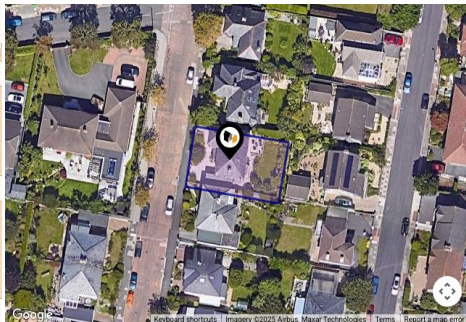
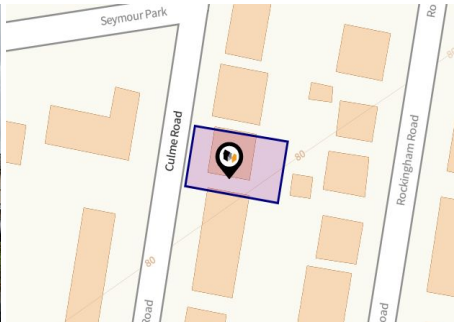
6 The Broadway Plymstock Plymouth PL9 7AU

01752 456000

Natalie@langtownandcountry.com

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Property

Type:	Detached	Tenure:	Freehold
Bedrooms:	5		
Floor Area:	2,002 ft ² / 186 m ²		
Plot Area:	0.09 acres		
Year Built :	1930-1949		
Council Tax :	Band F		
Annual Estimate:	£3,359		
Title Number:	DN19118		

Local Area

Local Authority:	City of plymouth
Conservation Area:	No
Flood Risk:	
• Rivers & Seas	Very low
• Surface Water	Very low

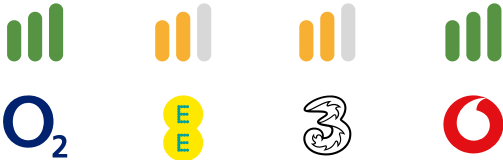
Estimated Broadband Speeds

(Standard - Superfast - Ultrafast)

4	80	1800
mb/s	mb/s	mb/s

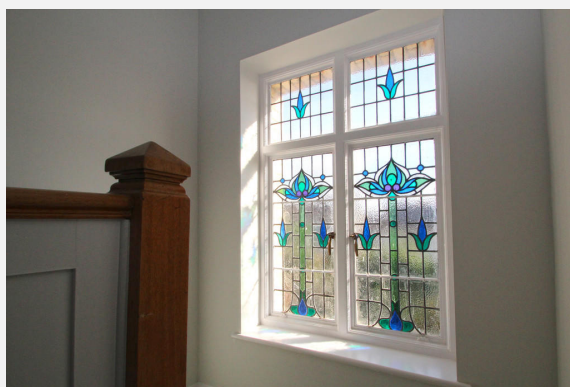
Mobile Coverage:

(based on calls indoors)



Satellite/Fibre TV Availability:



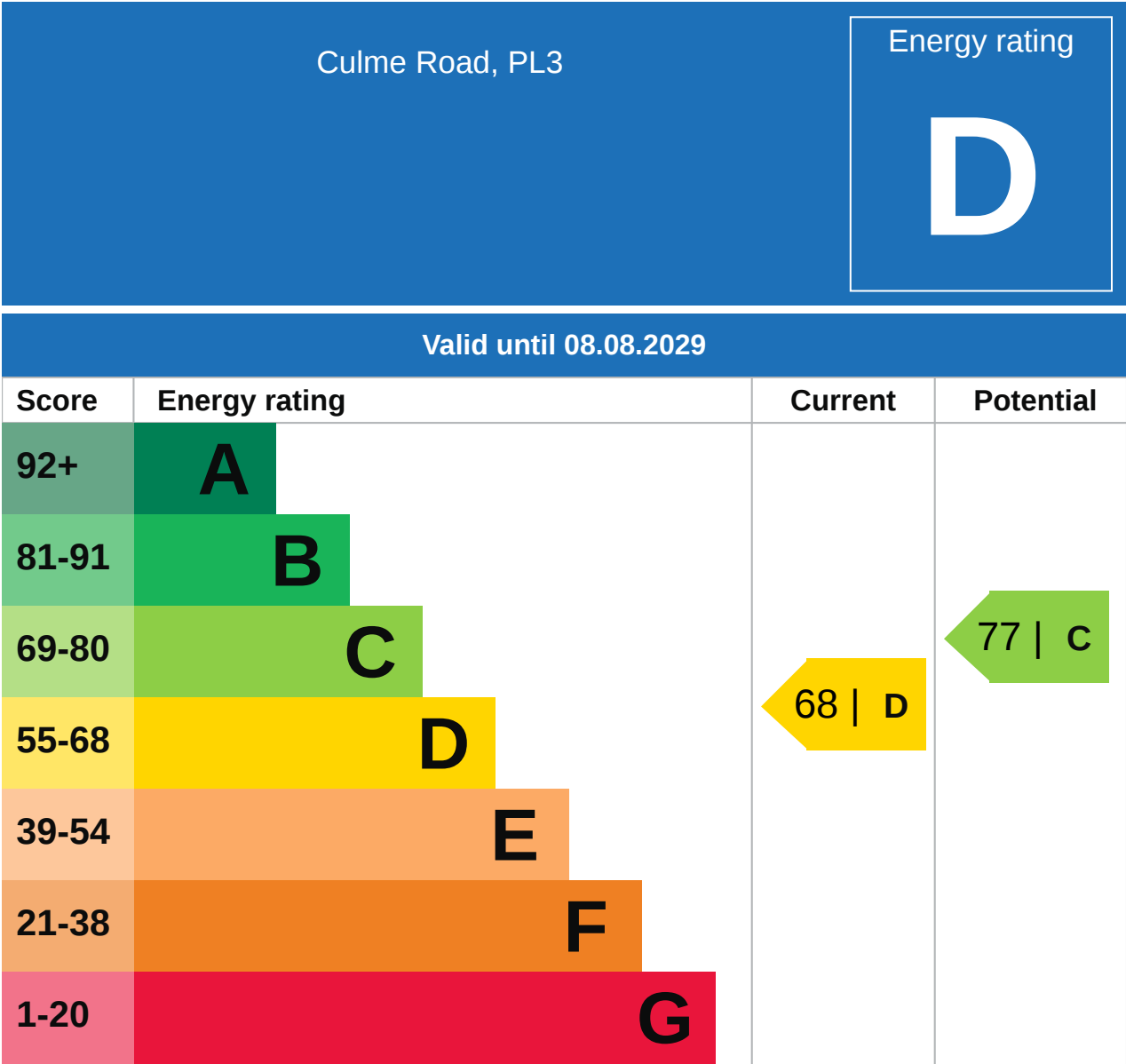




CULME ROAD, PLYMOUTH, PL3



Total Area: 208.3 m² ... 2242 ft²



Additional EPC Data

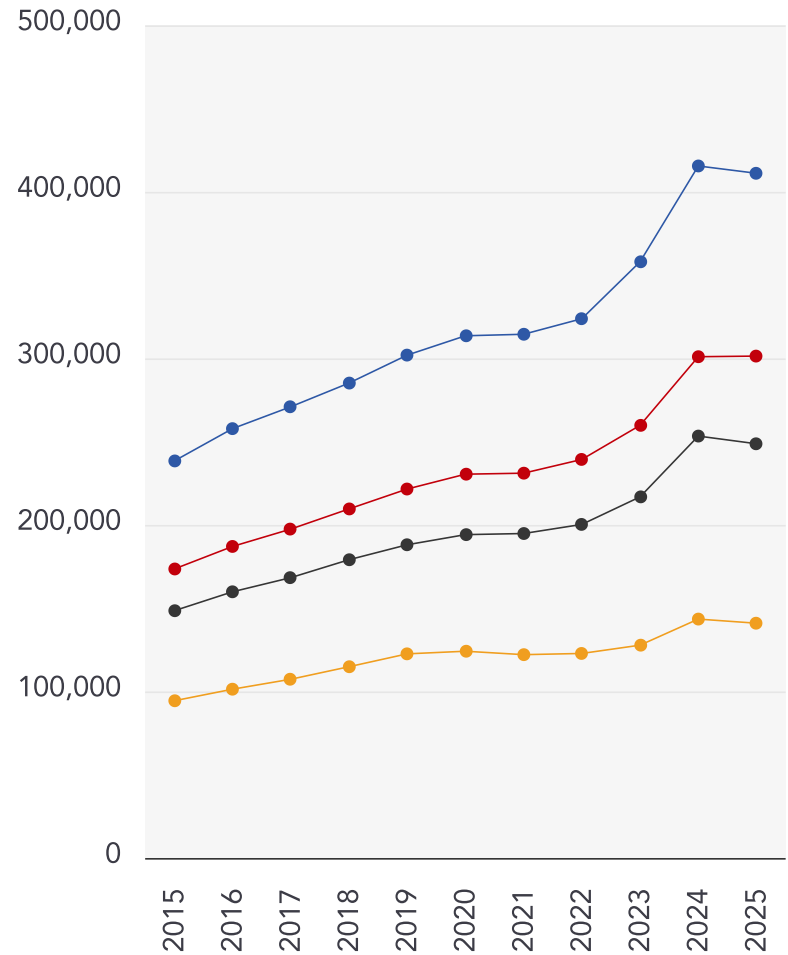
Property Type:	House
Build Form:	Detached
Transaction Type:	Marketed sale
Energy Tariff:	Single
Main Fuel:	Mains gas (not community)
Main Gas:	Yes
Flat Top Storey:	No
Top Storey:	0
Glazing Type:	Double glazing installed during or after 2002
Previous Extension:	0
Open Fireplace:	2
Ventilation:	Natural
Walls:	Cavity wall, filled cavity
Walls Energy:	Average
Roof:	Pitched, insulated at rafters
Roof Energy:	Average
Main Heating:	Boiler and radiators, mains gas
Main Heating Controls:	Programmer, room thermostat and TRVs
Hot Water System:	From main system
Hot Water Energy Efficiency:	Good
Lighting:	Low energy lighting in 64% of fixed outlets
Floors:	Suspended, no insulation (assumed)
Total Floor Area:	186 m ²

Market

House Price Statistics



10 Year History of Average House Prices by Property Type in PL3



Detached

+72.44%

Semi-Detached

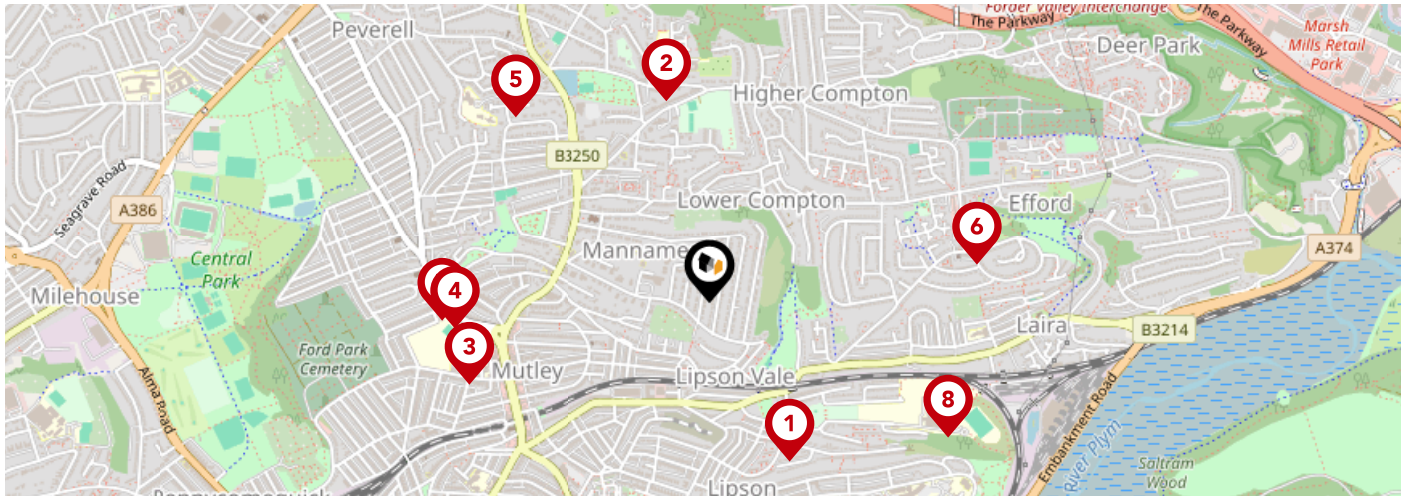
+73.65%

Terraced

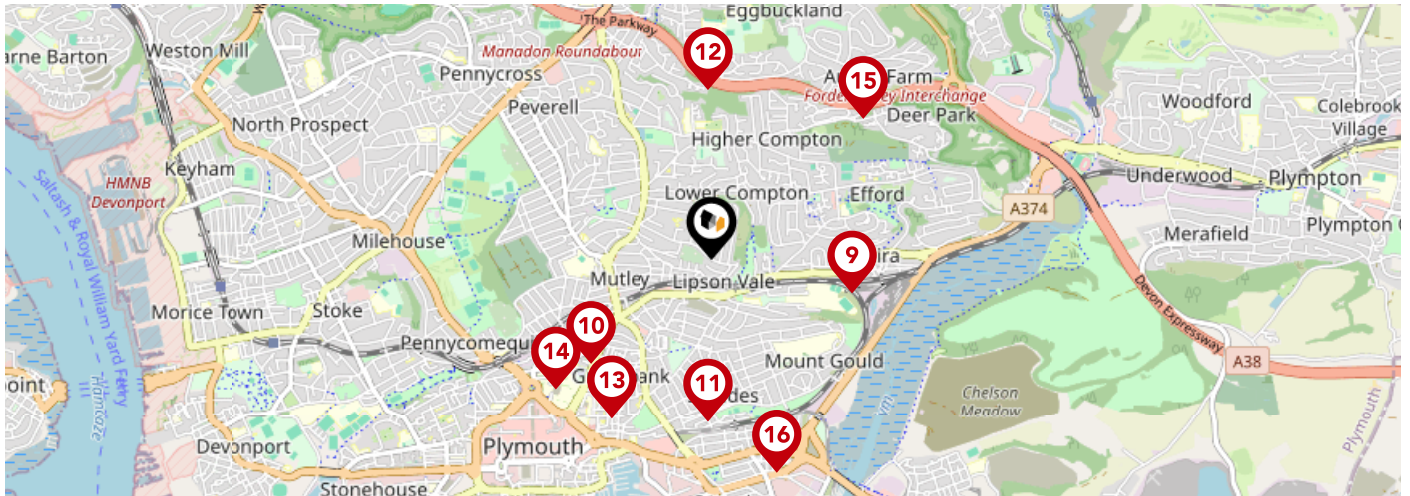
+67.5%

Flat

+49.31%

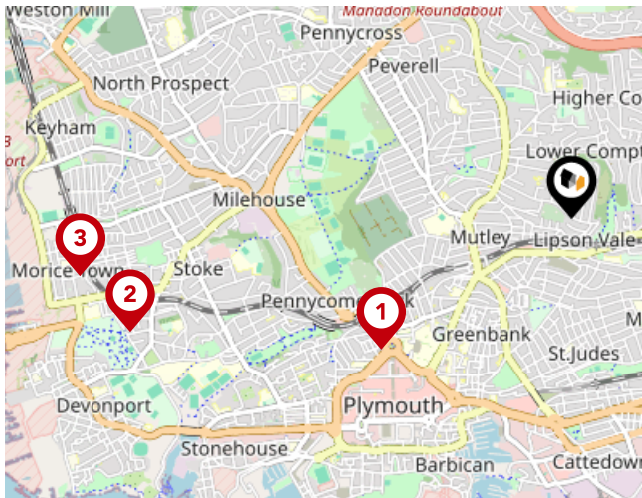


		Nursery	Primary	Secondary	College	Private
1	Lipson Vale Primary School Ofsted Rating: Good Pupils: 405 Distance:0.42	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2	Compton CofE Primary School Ofsted Rating: Good Pupils: 431 Distance:0.49	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3	Plymouth College Ofsted Rating: Not Rated Pupils: 513 Distance:0.6	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4	Hyde Park Infants' School Ofsted Rating: Not Rated Pupils: 243 Distance:0.61	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5	King's School Ofsted Rating: Not Rated Pupils: 298 Distance:0.64	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6	High View School Ofsted Rating: Outstanding Pupils: 356 Distance:0.64	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7	Hyde Park Junior School Ofsted Rating: Good Pupils: 355 Distance:0.64	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8	Lipson Co-operative Academy Ofsted Rating: Good Pupils: 1102 Distance:0.65	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>



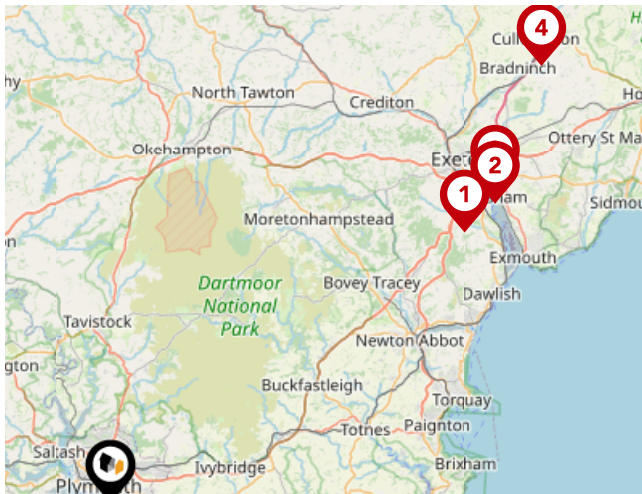
		Nursery	Primary	Secondary	College	Private
9	Laira Green Primary School Ofsted Rating: Good Pupils: 230 Distance:0.68	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
10	Plymouth High School for Girls Ofsted Rating: Good Pupils: 816 Distance:0.75	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
11	Salisbury Road Primary School Ofsted Rating: Good Pupils: 381 Distance:0.77	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
12	Eggbuckland Community College Ofsted Rating: Requires improvement Pupils: 1040 Distance:0.8	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
13	Mount Street Primary School Ofsted Rating: Good Pupils: 258 Distance:0.89	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
14	Fletewood School at Derry Villas Ofsted Rating: Good Pupils: 58 Distance:0.96	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
15	Austin Farm Academy Ofsted Rating: Good Pupils: 125 Distance:0.98	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
16	Prince Rock Primary School Ofsted Rating: Outstanding Pupils: 408 Distance:1.06	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Area Transport (National)



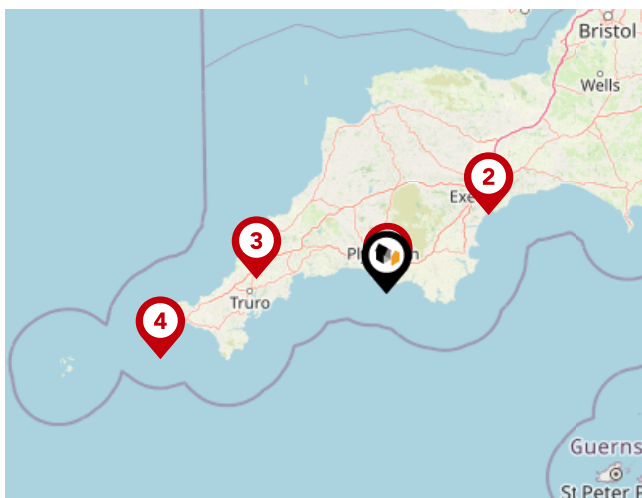
National Rail Stations

Pin	Name	Distance
1	Plymouth Rail Station	1.09 miles
2	Devonport Rail Station	2.16 miles
3	Dockyard (Plymouth) Rail Station	2.35 miles



Trunk Roads/Motorways

Pin	Name	Distance
1	M5 J31	33.58 miles
2	M5 J30	36.72 miles
3	M5 J29	37.5 miles
4	M5 J28	46.16 miles

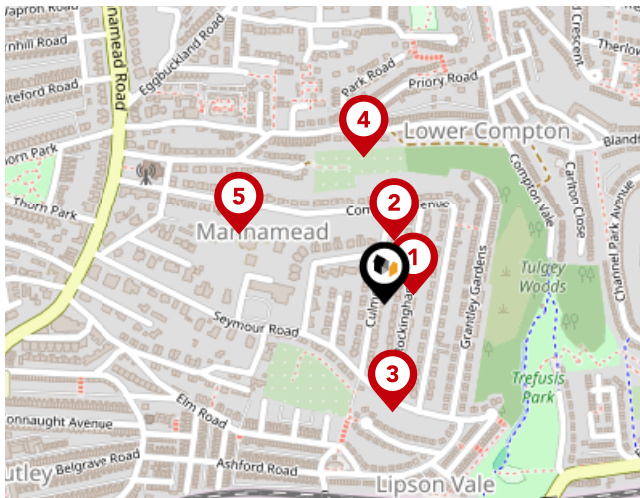


Airports/Helipads

Pin	Name	Distance
1	Glenholt	2.57 miles
2	Exeter Airport	39.15 miles
3	St Mawgan	39.1 miles
4	Joppa	71.08 miles

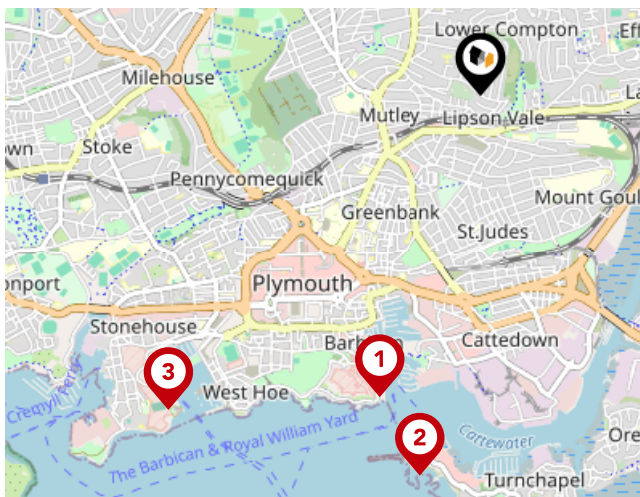
Area

Transport (Local)



Bus Stops/Stations

Pin	Name	Distance
1	Rockingham Road Top	0.04 miles
2	Culme Avenue	0.08 miles
3	Rockingham Road Bottom	0.13 miles
4	Beechcroft Road	0.18 miles
5	Compton Avenue	0.19 miles



Ferry Terminals

Pin	Name	Distance
1	Plymouth (Barbican) Landing Stage	1.51 miles
2	Plymouth Mount Batten Ferry Landing	1.82 miles
3	Plymouth Ferry Terminal	2.09 miles



Lang Town & Country

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The business is headed up by a team of Directors who specialise in their own chosen fields. This unique attribute sets us apart from the competition and offers clients a chance to deal with leading, local property experts. This ensures that you receive the best possible advice whether you are selling, letting or buying.

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Lang Town & Country

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