KPF: Key Property Facts

An Analysis of This Property & The Local Area

Thursday 22nd January 2026

73, PAVIOR ROAD, NOTTINGHAM, NG5 5UE
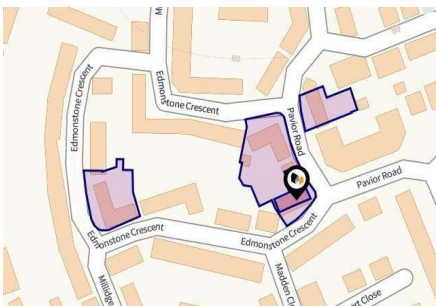
Property

Type:	Flat / Maisonette	**Tenure:**	Leasehold
Bedrooms:	2	**Start Date:**	29/11/2004
Floor Area:	635 ft^2 / 59 m^2	**End Date:**	15/03/2154
Plot Area:	0.71 acres	**Lease Term:**	150 years (less ten days) from 15 March 2004
Year Built :	After 2012		
Council Tax :	Band A	**Term Remaining:**	128 years
Annual Estimate:	£1,771		
Title Number:	NT394195		
UPRN:	10000133171		

Local Area

Local Authority:	Nottingham city
Conservation Area:	No
Flood Risk:	
• Rivers & Seas	Very low
• Surface Water	Very low

Estimated Broadband Speeds
(Standard - Superfast - Ultrafast)

5 mb/s   **80** mb/s   **1800** mb/s

Mobile Coverage:
(based on calls indoors)

O2   EE   3   Vodafone

Satellite/Fibre TV Availability:
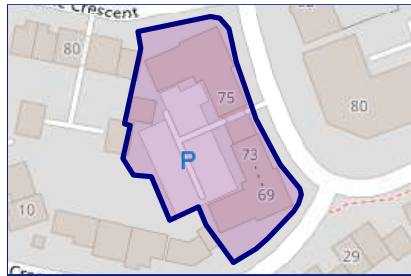
BT ✔   sky ✔   Virgin media ✘

Property
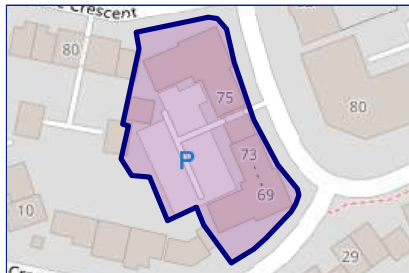# **Multiple Title Plans**

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There have been multiple title plans detected at this address. Here, we have compiled the available information about these plans and - where applicable for leasehold plans - the term lengths related to them.
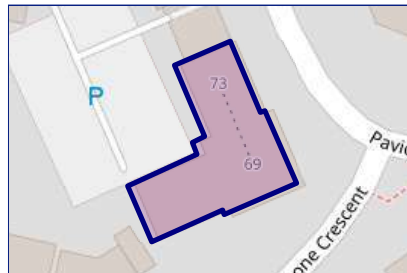
Freehold Title Plan
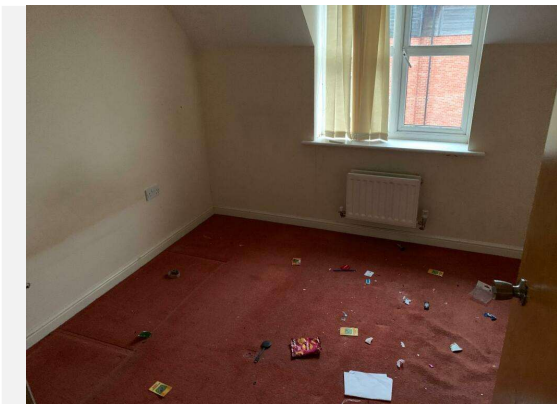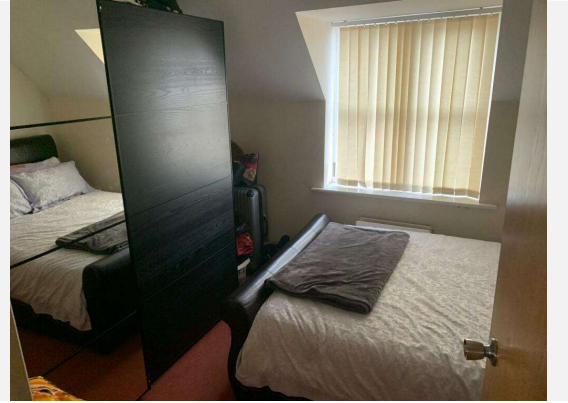

NT447945

Leasehold Title Plans

NT394195

Start Date:	14/03/2004
End Date:	15/03/2154
Lease Term:	150 years from 15 March 2004
Term Remaining:	128 years

NT404909

Start Date:	29/11/2004
End Date:	15/03/2154
Lease Term:	150 years (less ten days) from 15 March 2004
Term Remaining:	128 years

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73 Pavior Road, NG5 5UE

Energy rating
C

Valid until 24.05.2032

Score	Energy rating		Current	Potential
92+	A			
81-91	B			
69-80	C		72 | C	72 | C
55-68	D			
39-54	E			
21-38	F			
1-20	G			

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Additional EPC Data

Property Type:	Flat
Build Form:	Detached
Transaction Type:	Rental
Energy Tariff:	Unknown
Main Fuel:	Electricity (not community)
Main Gas:	No
Floor Level:	03
Flat Top Storey:	Yes
Glazing Type:	Double glazing installed during or after 2002
Previous Extension:	0
Open Fireplace:	0
Ventilation:	Natural
Walls:	Cavity wall, as built, insulated (assumed)
Walls Energy:	Very Good
Roof:	Pitched, insulated (assumed)
Roof Energy:	Good
Main Heating:	Boiler and radiators, electric
Main Heating Controls:	Programmer, room thermostat and TRVs
Hot Water System:	From main system
Hot Water Energy Efficiency:	Very Poor
Lighting:	Low energy lighting in all fixed outlets
Floors:	(another dwelling below)
Total Floor Area:	59 m^2

This map displays nearby coal mine entrances and their classifications.

Leaflet | Contains British Geological Survey materials © UKRI 2026

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.

Conservation Areas

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.
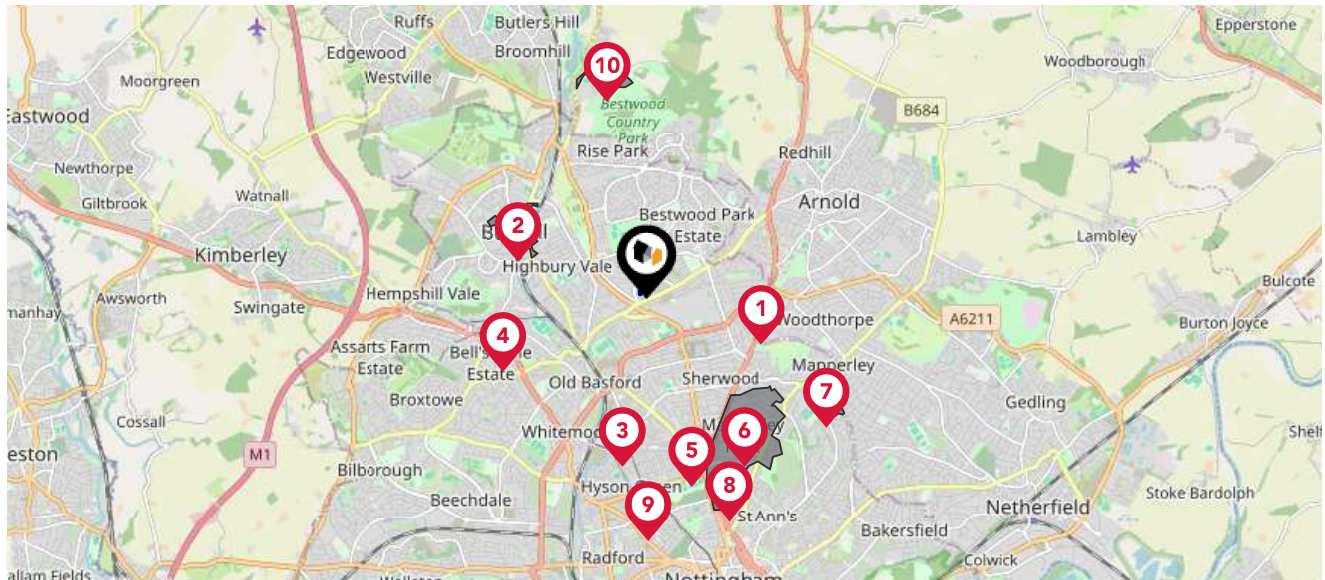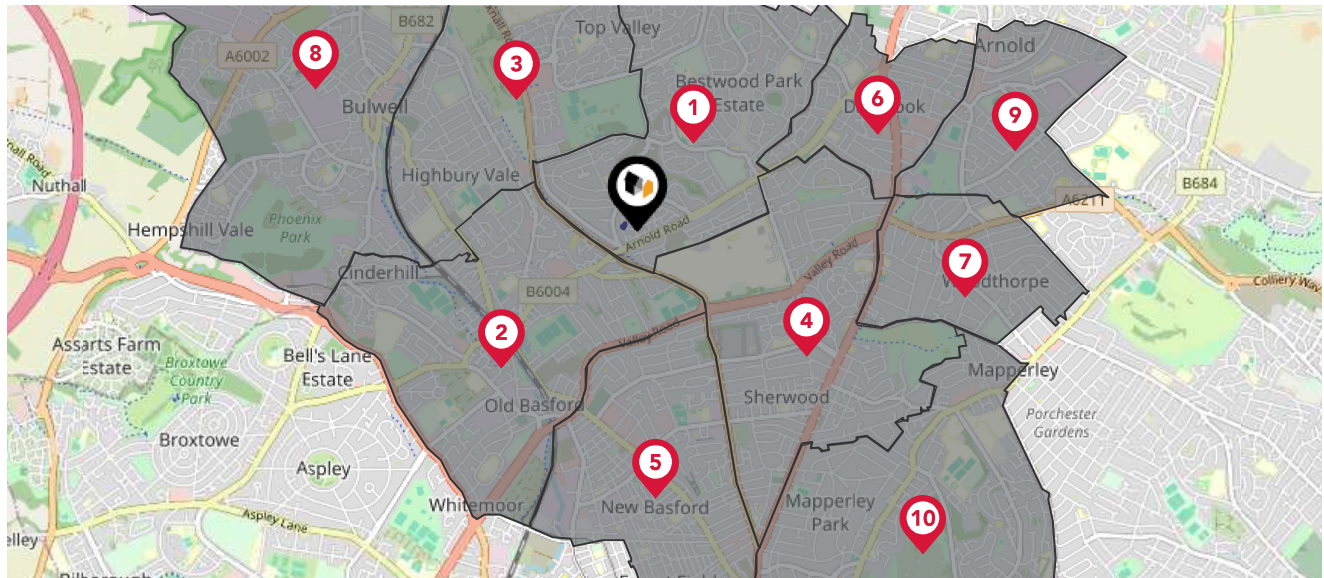

Nearby Conservation Areas

1	The Cedars
2	Bulwell
3	Star Buildings
4	Basford Hall
5	Sherwood Rise
6	Mapperley Park and Alexandra Park
7	Mapperley Hospital
8	Elm Avenue-Corporation Oaks
9	Forest Grove
10	Bestwood Village

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	Bestwood Ward
2	Basford Ward
3	Bulwell Forest Ward
4	Sherwood Ward
5	Berridge Ward
6	Daybrook Ward
7	Woodthorpe Ward
8	Bulwell Ward
9	Ernehale Ward
10	Mapperley Ward

Maps
Rail Noise

This map displays the noise levels from nearby network rail and HS1 railway routes that affect this property...
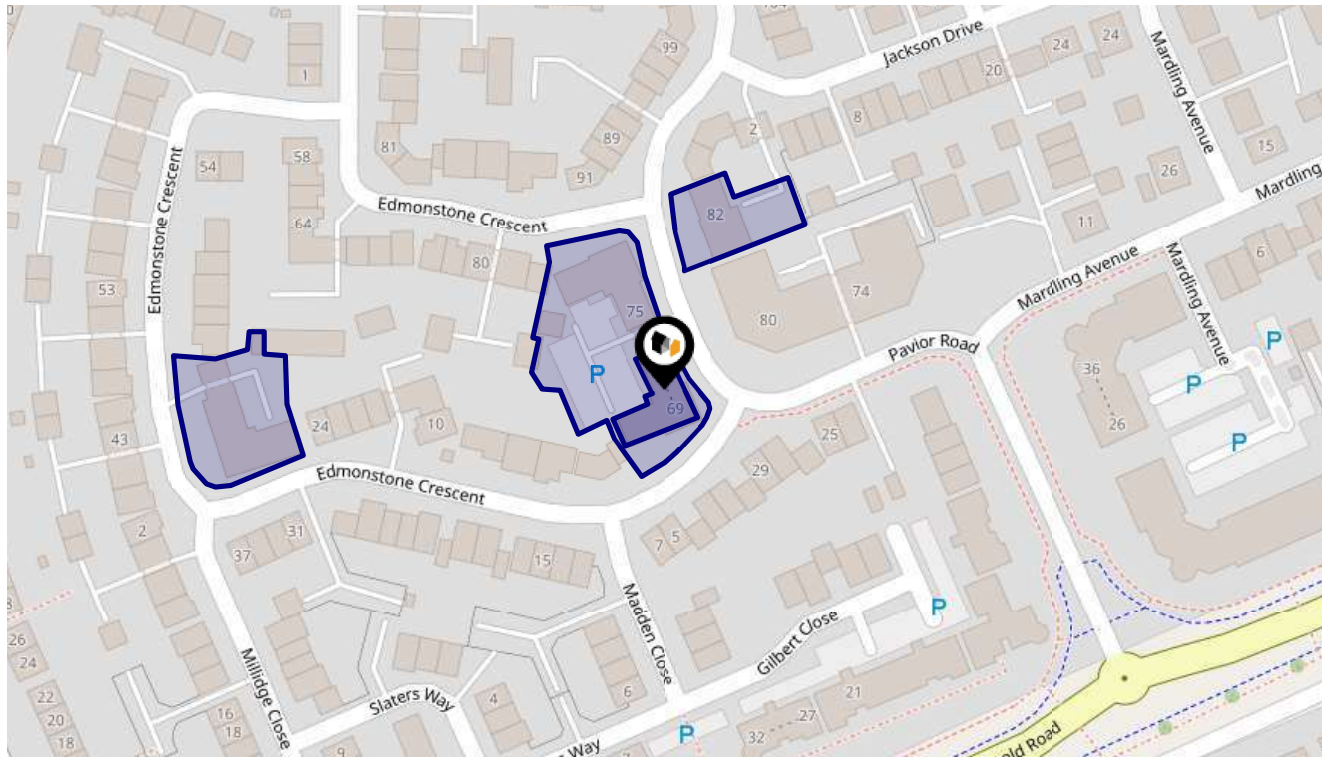
Rail Noise Data

This data indicates the level of noise according to the strategic noise mapping of rail sources within areas with a population of at least 100,000 people (agglomerations) and along Network Rail and HS1 traffic routes.

The data indicates the annual average noise levels for the 16-hour period between 0700 - 2300.

Noise levels are modelled on a 10m grid at a receptor height of 4m above ground, polygons are then produced by merging neighbouring cells within the following noise classes:

5	75.0+ dB	🟥
4	70.0-74.9 dB	🟧
3	65.0-69.9 dB	🟨
2	60.0-64.9 dB	🟩
1	55.0-59.9 dB	🟦

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

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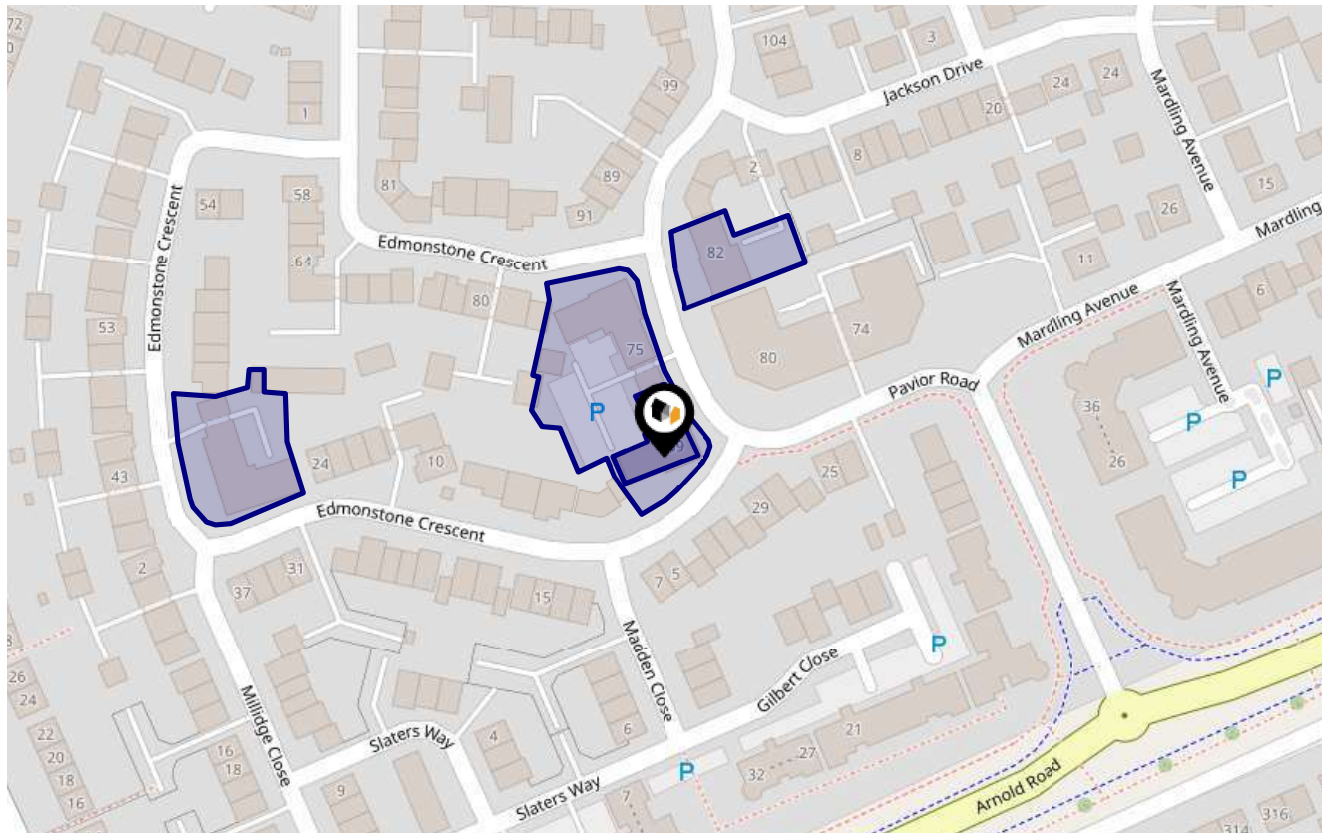
The map does not contain sufficient information for it to be used to determine flood risk to individual properties, but it does give you an indication of whether your area may be affected by surface water flooding at this risk level.

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 (0.1%)** in any one year.

Very Low Risk - an area in which the risk is below **1 in 1000 (0.1%)** in any one year.

Chance of flooding to the following depths at this property:

		Very Low	Low	Medium	High
💧	Up to 20cm (8in)				
💧💧	Up to 30cm (1ft)				
💧💧💧	Up to 60cm (2ft)				

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: Very 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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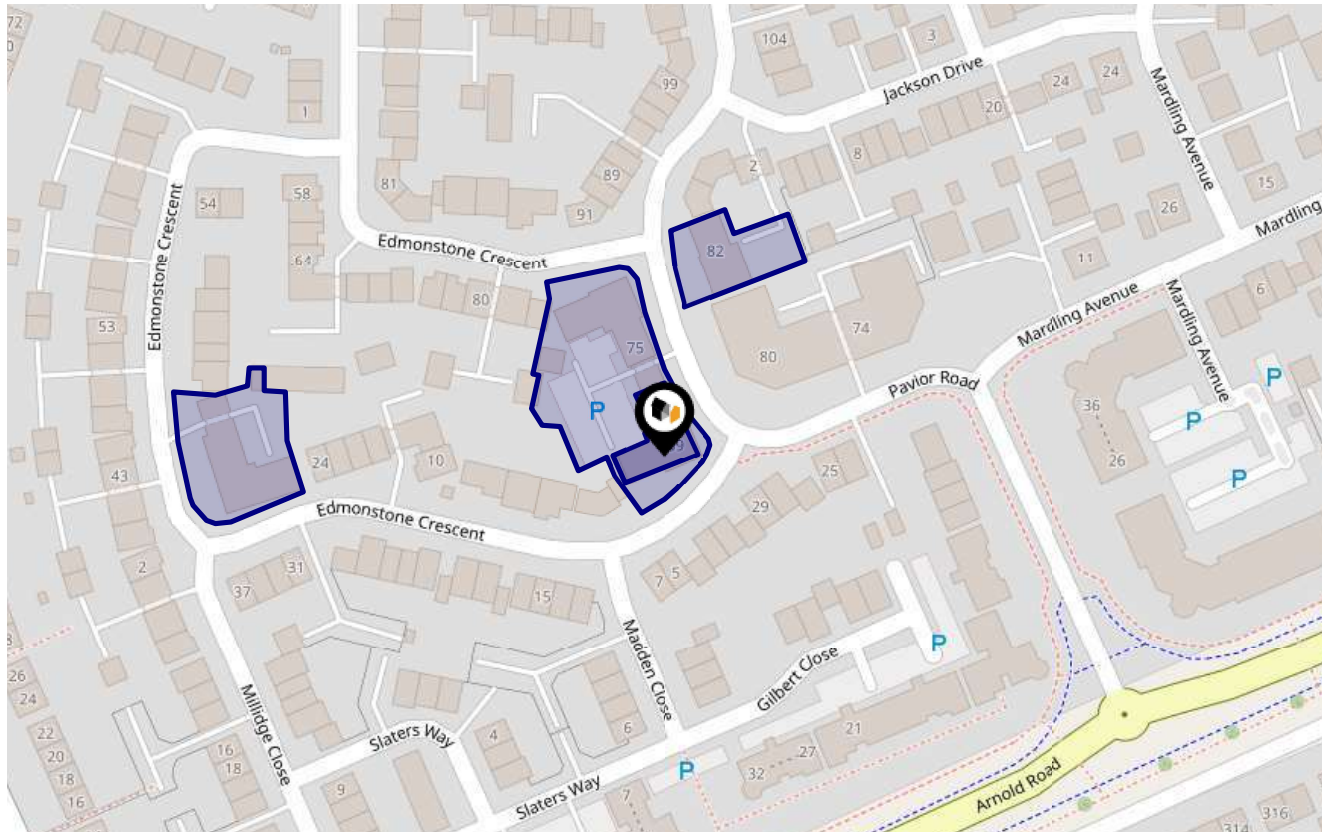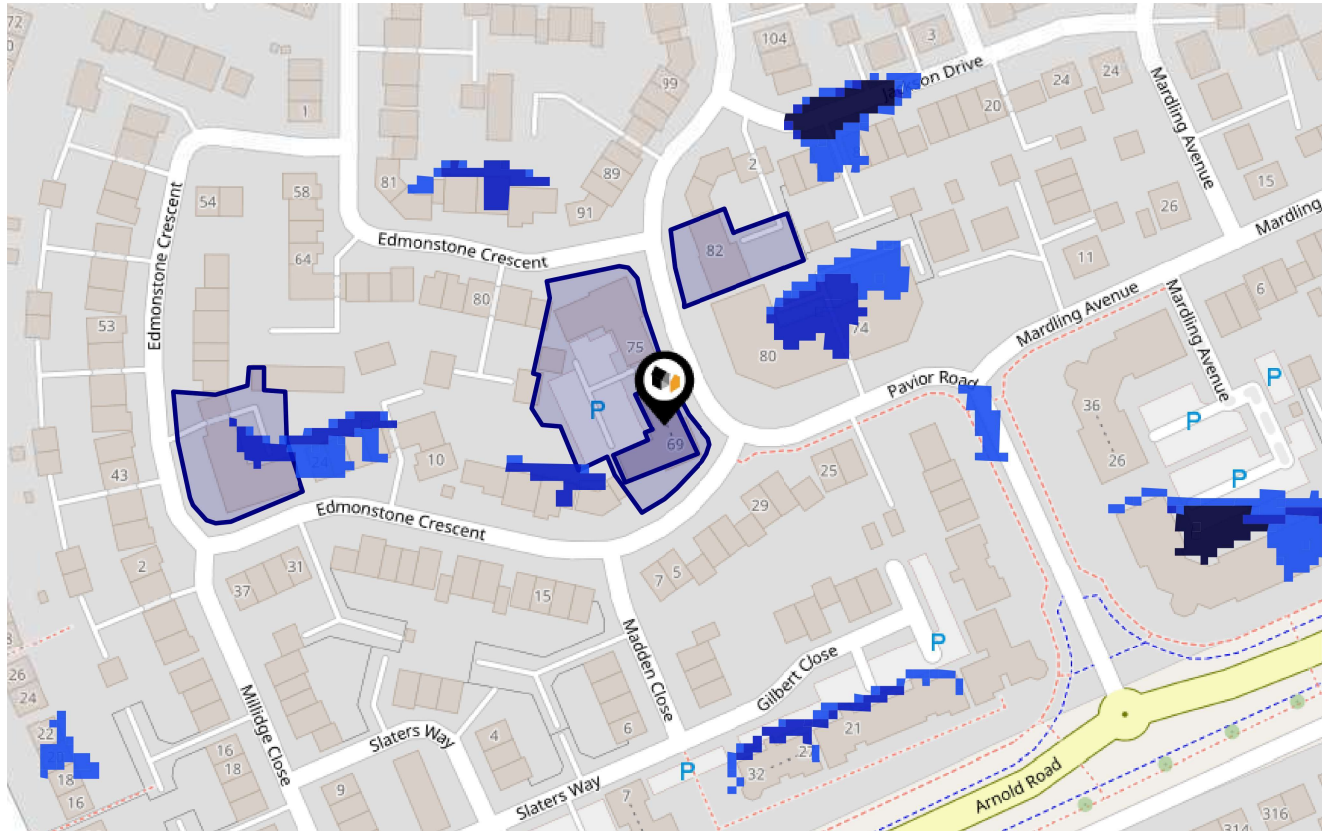Chance of flooding to the following depths at this property:

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Up to 20cm (8in)					
Up to 30cm (1ft)					
Up to 60cm (2ft)					

KPF - Key Property Facts

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: Very low

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💧💧💧	Up to 60cm (2ft)				

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Surface Water - Climate Change

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: Very 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:

		Very Low	Low	Medium	High
● Up to 20cm (8in)					
●●● Up to 30cm (1ft)					
●●● Up to 60cm (2ft)					

KPF - Key Property Facts

Maps
Green Belt

This map displays nearby areas that have been designated as Green Belt...
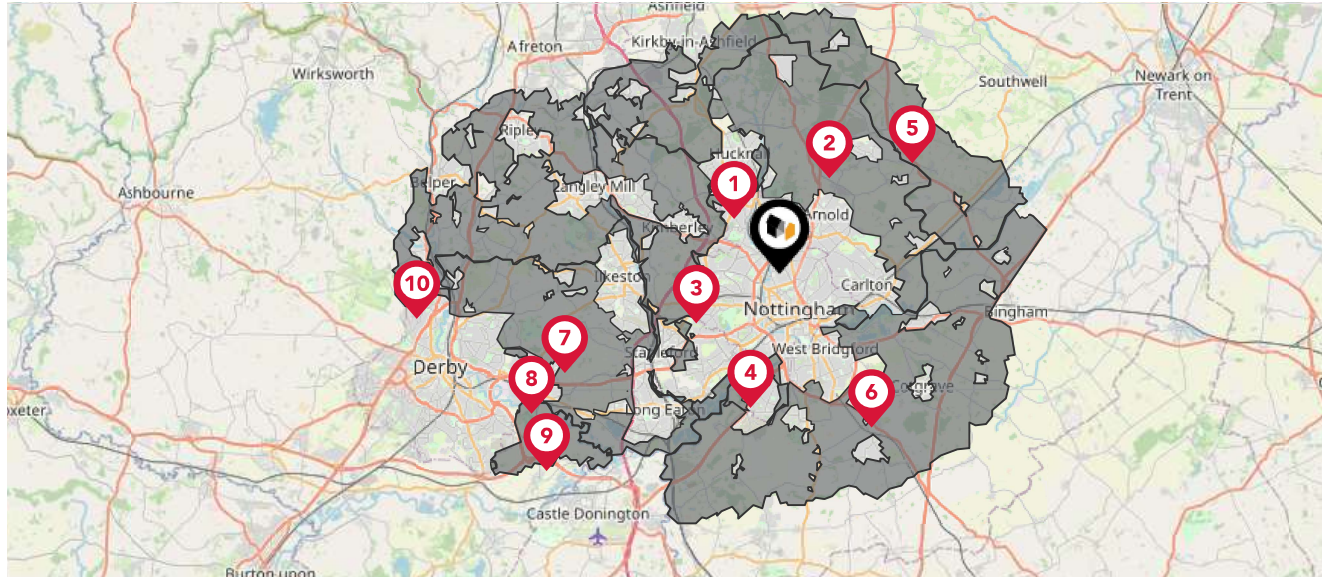

Nearby Green Belt Land

1   Derby and Nottingham Green Belt - Ashfield

2   Derby and Nottingham Green Belt - Gedling

3   Derby and Nottingham Green Belt - Nottingham

4   Derby and Nottingham Green Belt - Broxtowe

5   Derby and Nottingham Green Belt - Newark and Sherwood

6   Derby and Nottingham Green Belt - Rushcliffe

7   Derby and Nottingham Green Belt - Erewash

8   Derby and Nottingham Green Belt - Derby

9   Derby and Nottingham Green Belt - South Derbyshire

10   Derby and Nottingham Green Belt - Amber Valley

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.
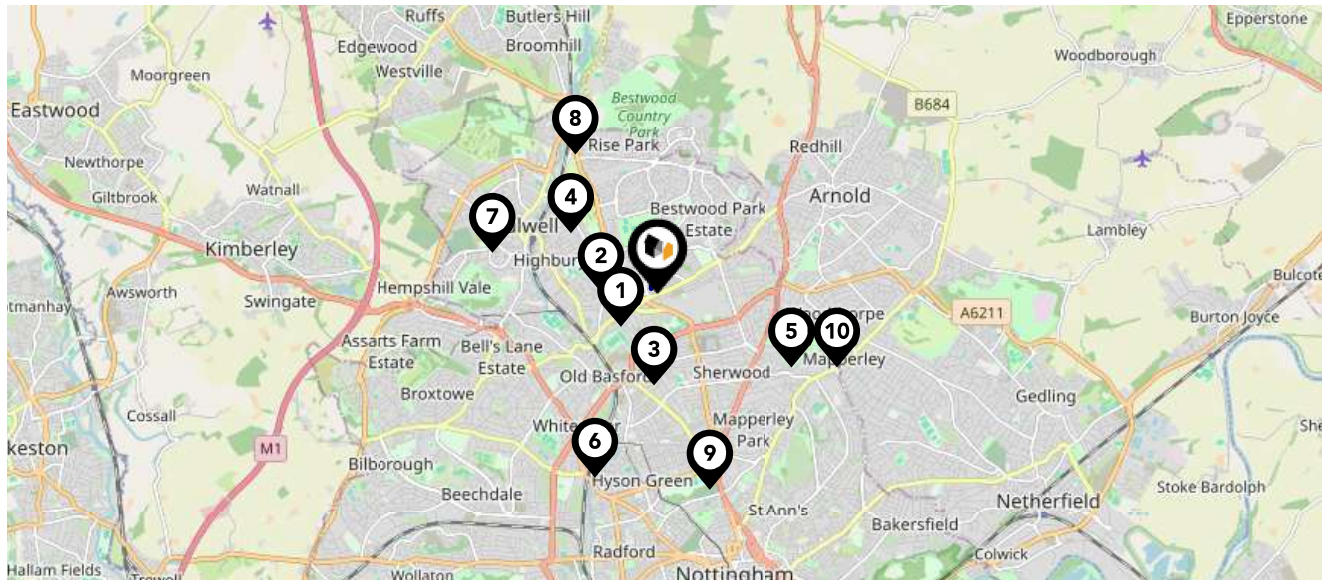
Nearby Landfill Sites

1	Gayhurst Road-Bulwell, Baswell, Nottingham, Nottinghamshire	Historic Landfill
2	Ransom Road-Kersall Road, Mapperley, Nottingham, Nottinghamshire	Historic Landfill
3	Valley Road-Valley Road, Basford, Nottingham, Nottinghamshire	Historic Landfill
4	St. Albans Road-Bulwell, Nottingham, Nottinghamshire	Historic Landfill
5	Woodthorpe Drive Railway Cutting-Railway Cutting, Woodthorpe Drive, Mapperley, Nottingham, Nottinghamshire	Historic Landfill
6	Land off Wistow Close, Off A610 Nuthall Road-Rear of Industrial Units opposite Whitemoor Hotel, Nottingham, Nottinghamshire	Historic Landfill
7	Thames Street Quarry Works-Thames Street, Bulwell	Historic Landfill
8	Moorbridge Works-Moorbridge Works, Bulwell	Historic Landfill
9	Carrington Railway Cutting-Gregory Boulevard / Sherwood Rise, Carrington, Nottingham	Historic Landfill
10	Breckhill Quarry-Breck Hill Road, Arnold, Nottingham	Historic Landfill

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Listed Buildings

This map displays nearby listed buildings and protected structures, as well as their listed tier and distance from the target property...

| Listed Buildings in the local district	Grade	Distance
① 1270775 - Hospital Church Of St Luke At City Hospital	Grade II	0.4 miles
② 1392587 - Scout War Memorial Gateway	Grade II	0.6 miles
③ 1246293 - Old Pear Tree Public House And Attached Garden Wall	Grade II	0.7 miles
④ 1376747 - The Oxclose Public House	Grade II	0.7 miles
⑤ 1245435 - The Five Ways Public House	Grade II	0.8 miles
⑥ 1246295 - Boundary Wall And Gateway At Burlington Towers	Grade II	1.0 miles
⑦ 1247626 - Elberton House	Grade II	1.0 miles
⑧ 1246294 - Burlington Towers	Grade II	1.0 miles
⑨ 1058987 - Woodthorpe House Community Centre	Grade II	1.1 miles
⑩ 1270612 - Boundary Wall And Gateway At Woodthorpe House Community Centre	Grade II	1.1 miles

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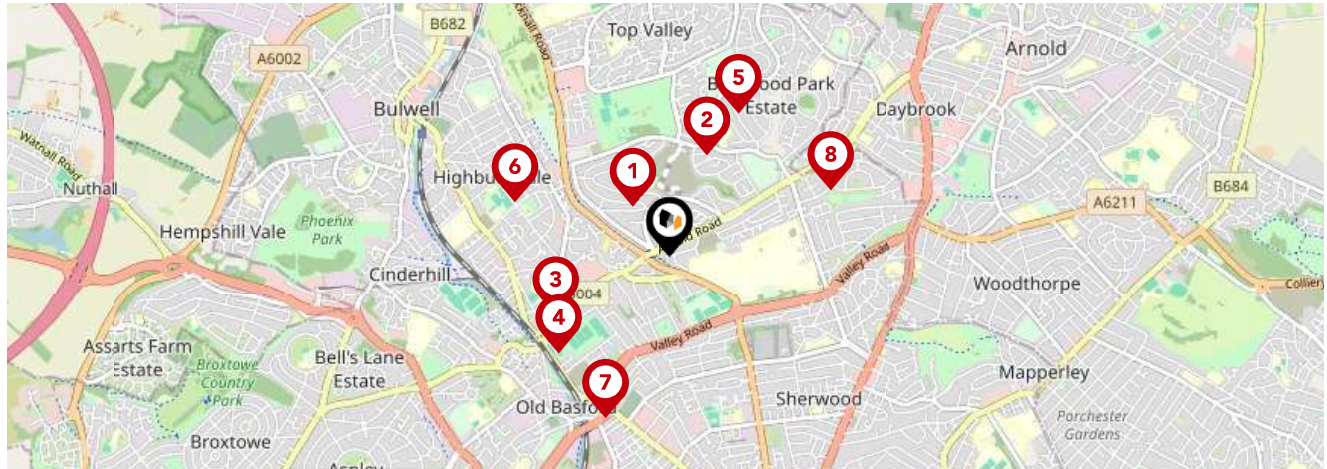
	Nursery	Primary	Secondary	College	Private
1 Henry Whipple Primary School Ofsted Rating: Good	Pupils: 214	Distance:0.29	☐	☑	☐	☐	☐
2 Robin Hood Primary School Ofsted Rating: Good	Pupils: 467	Distance:0.51	☐	☑	☐	☐	☐
3 Southwark Primary School Ofsted Rating: Good	Pupils: 673	Distance:0.6	☐	☑	☐	☐	☐
4 Green Crescent School Ofsted Rating: Good	Pupils: 170	Distance:0.69	☐	☑	☐	☐	☐
5 Southglade Primary and Nursery School Ofsted Rating: Good	Pupils: 435	Distance:0.76	☐	☑	☐	☐	☐
6 Our Lady of Perpetual Succour Catholic Primary School Ofsted Rating: Good	Pupils: 237	Distance:0.78	☐	☑	☐	☐	☐
7 Heathfield Primary and Nursery School Ofsted Rating: Good	Pupils: 702	Distance:0.82	☐	☑	☐	☐	☐
8 Burford Primary and Nursery School Ofsted Rating: Good	Pupils: 226	Distance:0.83	☐	☑	☐	☐	☐
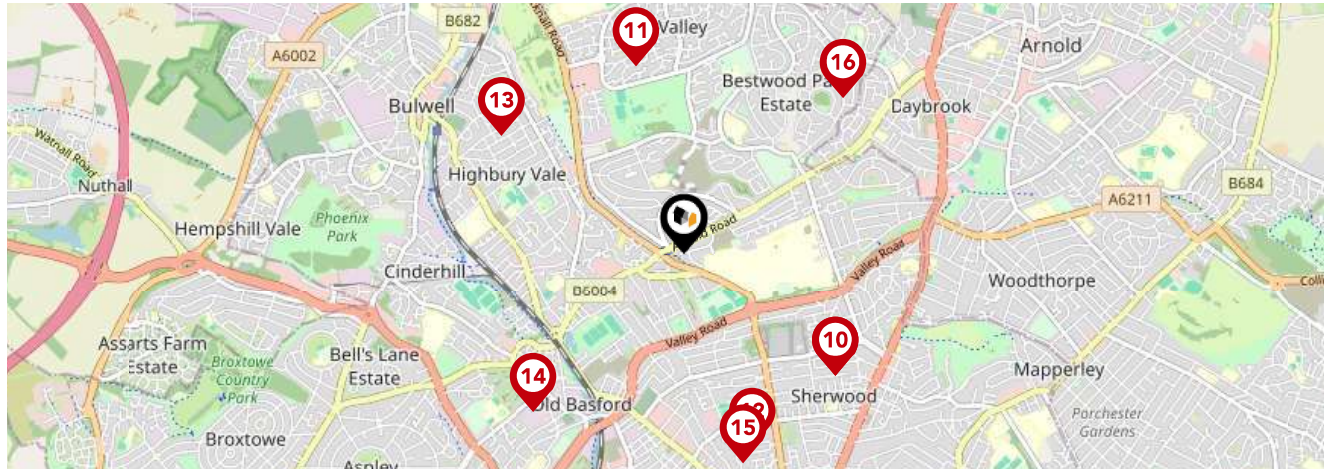
	Nursery	Primary	Secondary	College	Private
9 Seely Primary School Ofsted Rating: Good | Pupils: 530 | Distance:0.92	☐	☑	☐	☐	☐
10 Hospital and Home Education PRU Ofsted Rating: Good | Pupils: 79 | Distance:0.92	☐	☐	☑	☐	☐
11 Westglade Primary School Ofsted Rating: Good | Pupils: 236 | Distance:0.92	☐	☑	☐	☐	☐
12 Nottingham Free School Ofsted Rating: Good | Pupils: 676 | Distance:0.97	☐	☐	☑	☐	☐
13 Cantrell Primary and Nursery School Ofsted Rating: Good | Pupils: 443 | Distance:1.03	☐	☑	☐	☐	☐
14 Old Basford School Ofsted Rating: Good | Pupils: 470 | Distance:1.03	☐	☑	☐	☐	☐
15 FUEL Ofsted Rating: Good | Pupils: 31 | Distance:1.03	☐	☐	☑	☐	☐
16 Glade Hill Primary & Nursery School Ofsted Rating: Good | Pupils: 440 | Distance:1.05	☐	☑	☐	☐	☐

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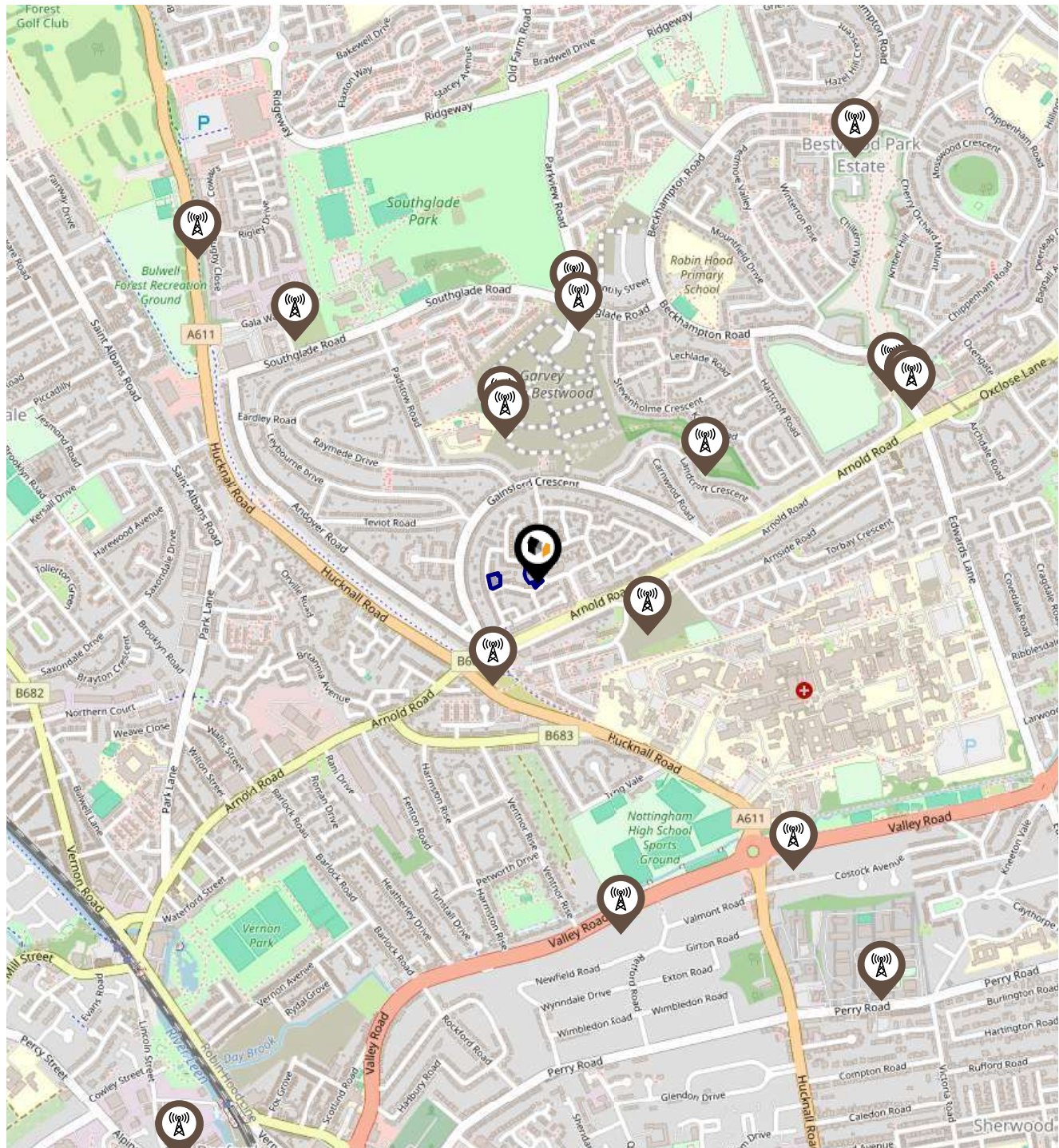
Key:

Power Pylons

Communication Masts

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Environment
Radon Gas

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).
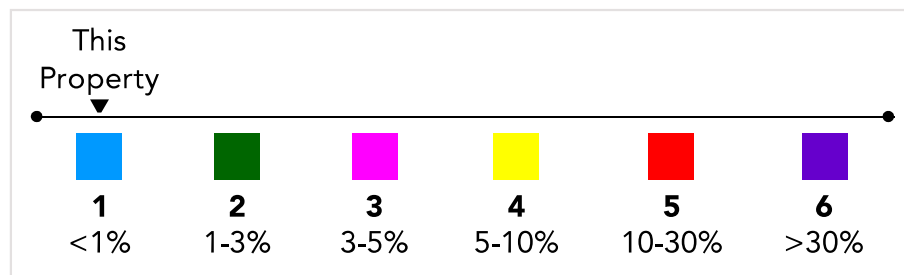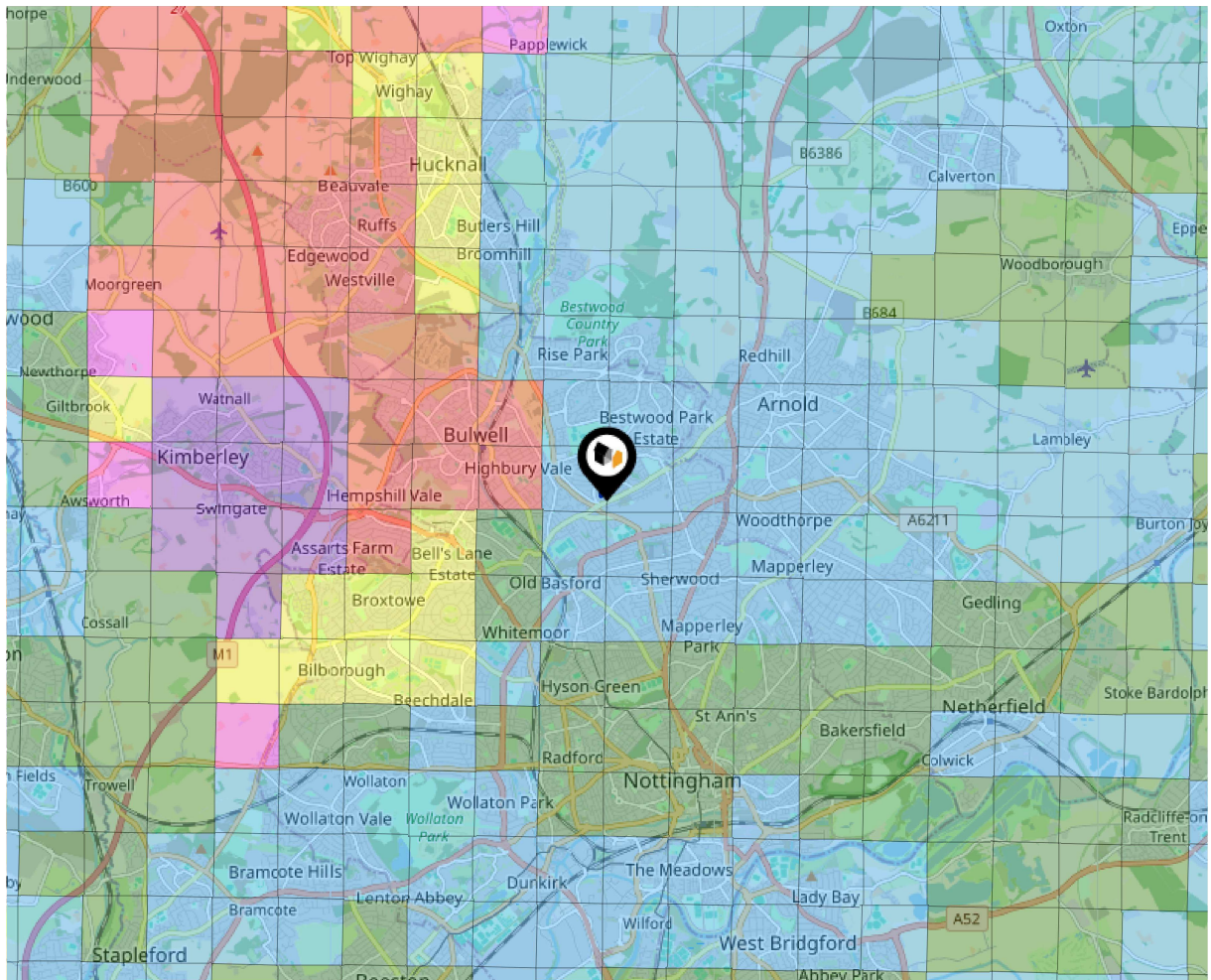
This
Property

1	2	3	4	5	6
<1%	1-3%	3-5%	5-10%	10-30%	>30%
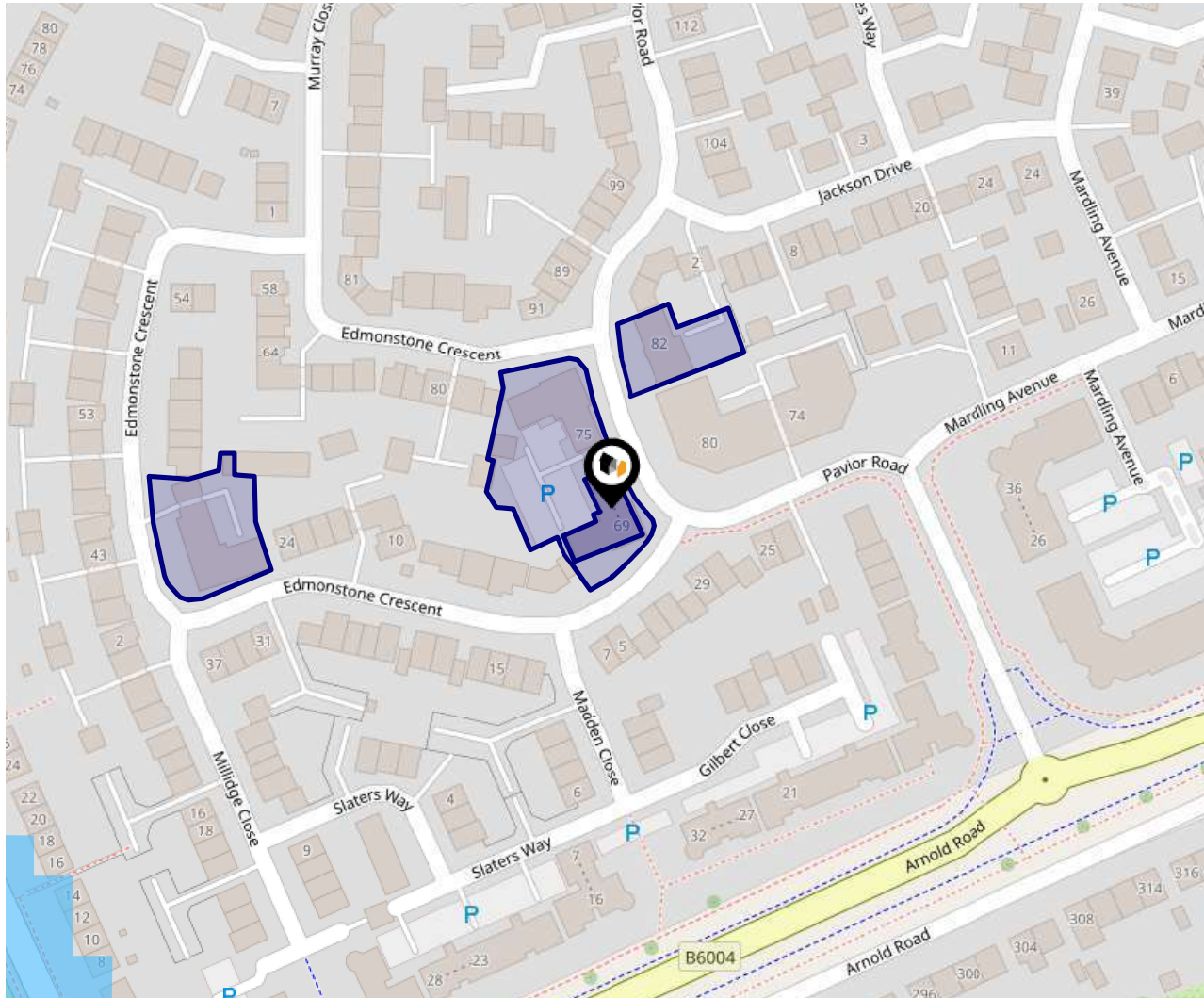
This data indicates the level of noise according to the strategic noise mapping of road sources within areas with a population of at least 100,000 people (agglomerations) and along major traffic routes. This indicates a 24 hour annual average noise level with separate weightings for the evening and night periods.

Noise levels are modelled on a 10m grid at a receptor height of 4m above ground, polygons are then produced by merging neighbouring cells within the following noise classes:

- 75.0+ dB
- 70.0-74.9 dB
- 65.0-69.9 dB
- 60.0-64.9 dB
- 55.0-59.9 dB

Environment
Soils & Clay

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

Carbon Content: NONE
Parent Material Grain: ARENACEOUS
Soil Group: LIGHT(SANDY) TO MEDIUM(SANDY)

Soil Texture: SAND TO SANDY LOAM
Soil Depth: INTERMEDIATE
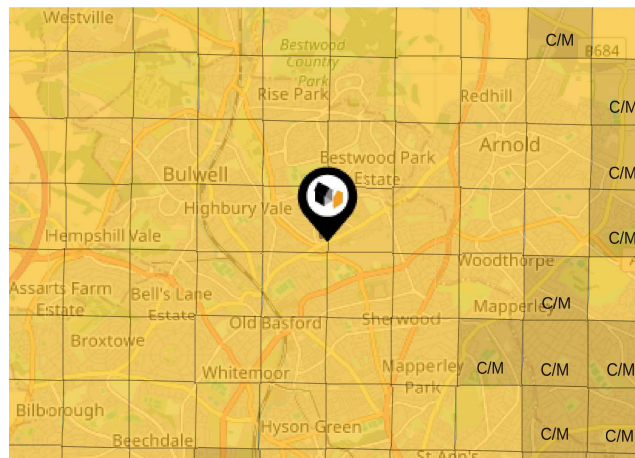
Primary Classifications (Most Common Clay Types)

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

Transport (National)
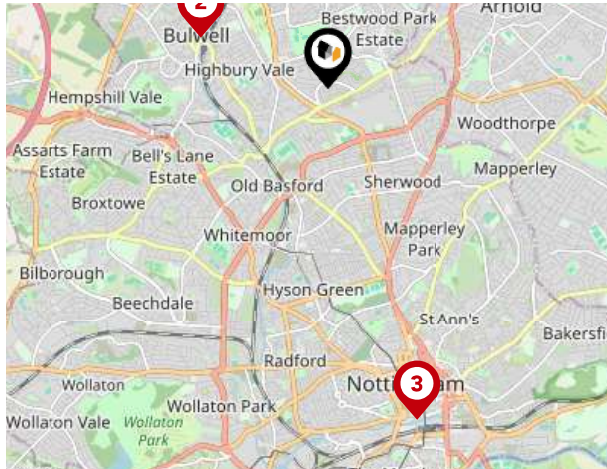
National Rail Stations

Pin	Name	Distance
1	Bulwell Rail Station	1.29 miles
2	Bulwell Rail Station	1.29 miles
3	Nottingham Rail Station	3.27 miles
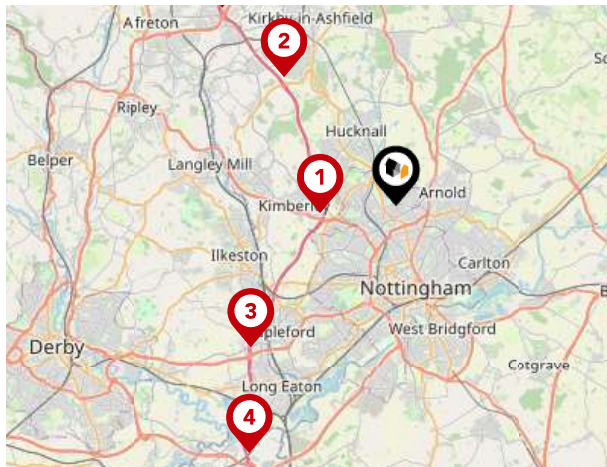
Trunk Roads/Motorways

Pin	Name	Distance
1	M1 J26	2.86 miles
2	M1 J27	6.44 miles
3	M1 J25	7.68 miles
4	M1 J24A	10.89 miles
5	M1 J28	9.97 miles

Airports/Helipads

Pin	Name	Distance
1	East Mids Airport	13.36 miles
2	Finningley	34.36 miles
3	Baginton	45.12 miles
4	Birmingham Airport	44.19 miles
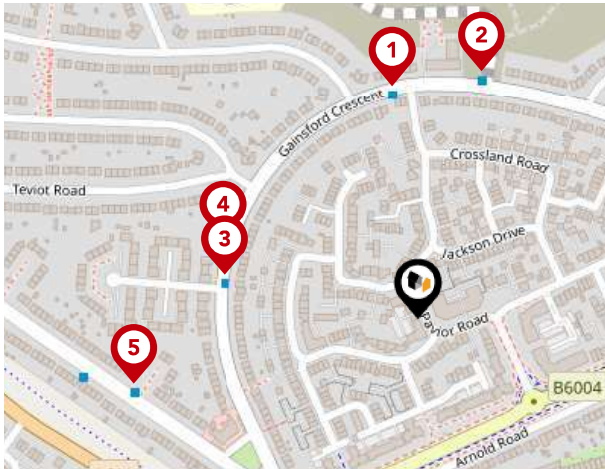
Bus Stops/Stations

Pin	Name	Distance
1	High Pavement College	0.14 miles
2	High Pavement College	0.15 miles
3	Gainsford Close	0.12 miles
4	Gainsford Close	0.12 miles
5	Gainsford Crescent	0.17 miles
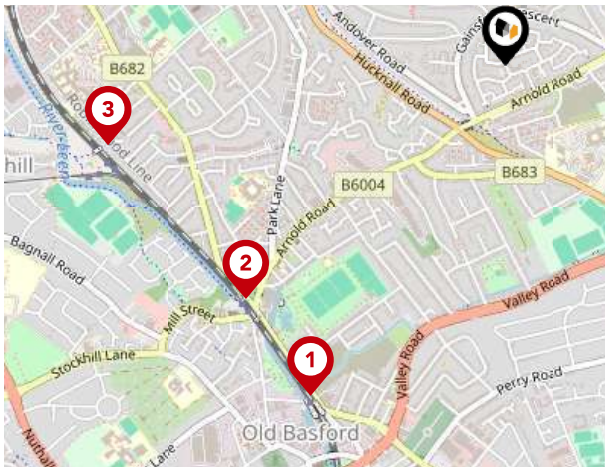
Local Connections

Pin	Name	Distance
1	Basford Tram Stop	0.91 miles
2	David Lane Tram Stop	0.83 miles
3	Highbury Vale Tram Stop	0.96 miles

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Data Quality

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Land Registry

Environment Agency

Historic England

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Valuation Office Agency

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