

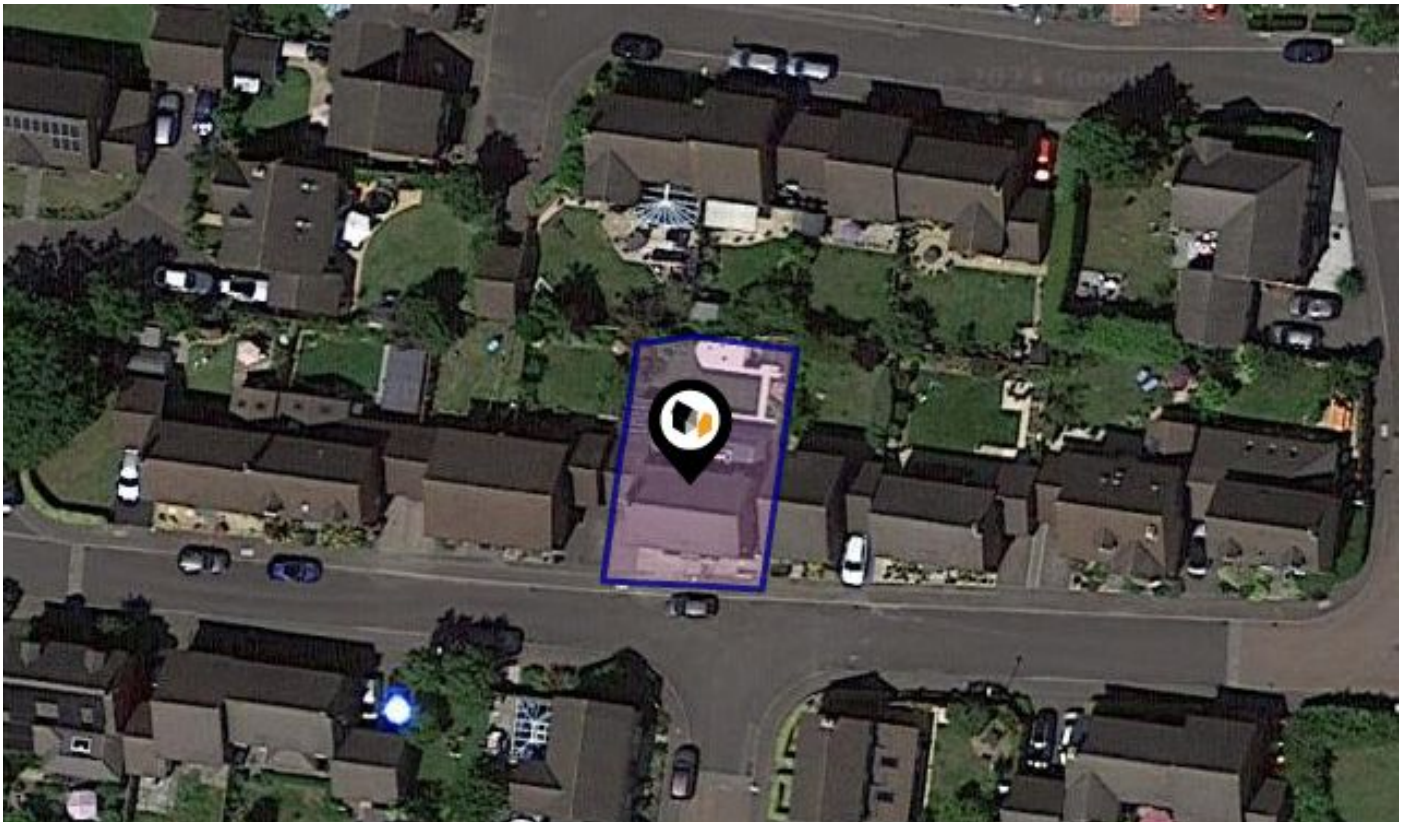


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KFB: Key Facts For Buyers

A Guide to This Property & the Local Area

Tuesday 25th June 2024



BILBERRY GARDENS, MORTIMER, READING, RG7

Avocado Property

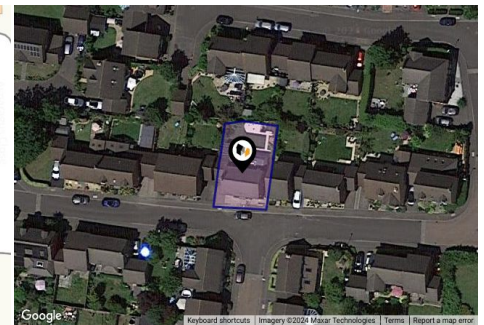
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Property Overview



Property

Type:	Detached	Tenure:	Freehold
Bedrooms:	3		
Floor Area:	1,388 ft ² / 129 m ²		
Plot Area:	0.07 acres		
Year Built :	2006		
Council Tax :	Band F		
Annual Estimate:	£3,270		
Title Number:	BK404267		

Local Area

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

Estimated Broadband Speeds (Standard - Superfast - Ultrafast)

17 mb/s	1000 mb/s

Mobile Coverage: (based on calls indoors)



Satellite/Fibre TV Availability:



Planning History

This Address



Planning records for: *Bilberry Gardens, Mortimer, Reading, RG7*

Reference - 14/02241/HOUSE	
Decision:	Decided
Date:	02nd September 2014
Description:	Single storey rear extension.

Property EPC - Certificate



READING, RG7

Energy rating

C

Valid until 26.10.2018

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	75 c	78 c
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Property

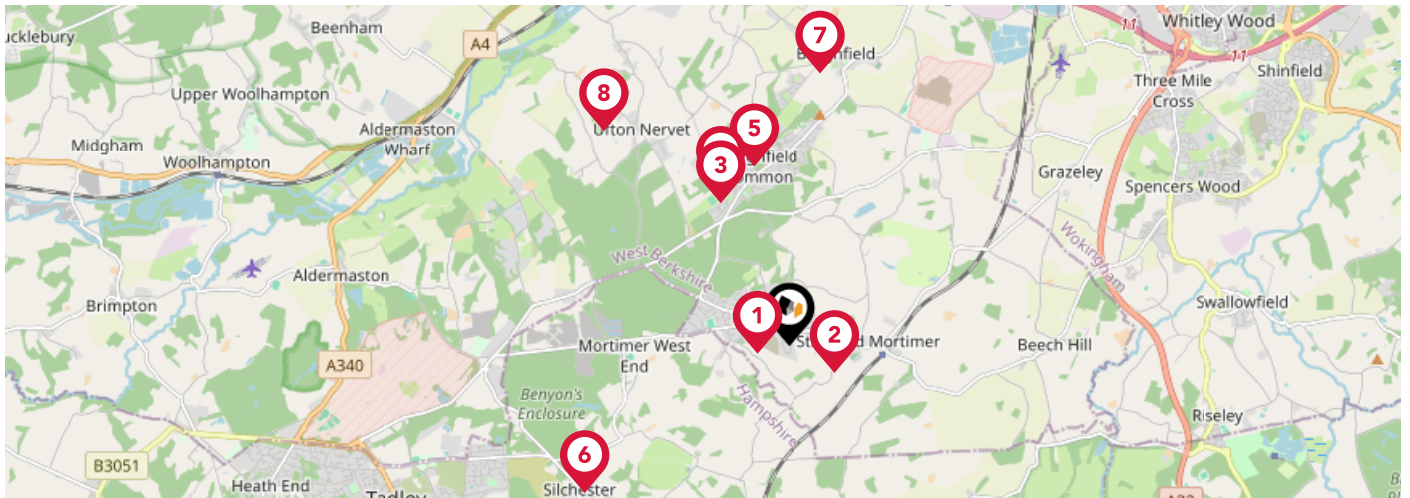
EPC - Additional Data



Additional EPC Data

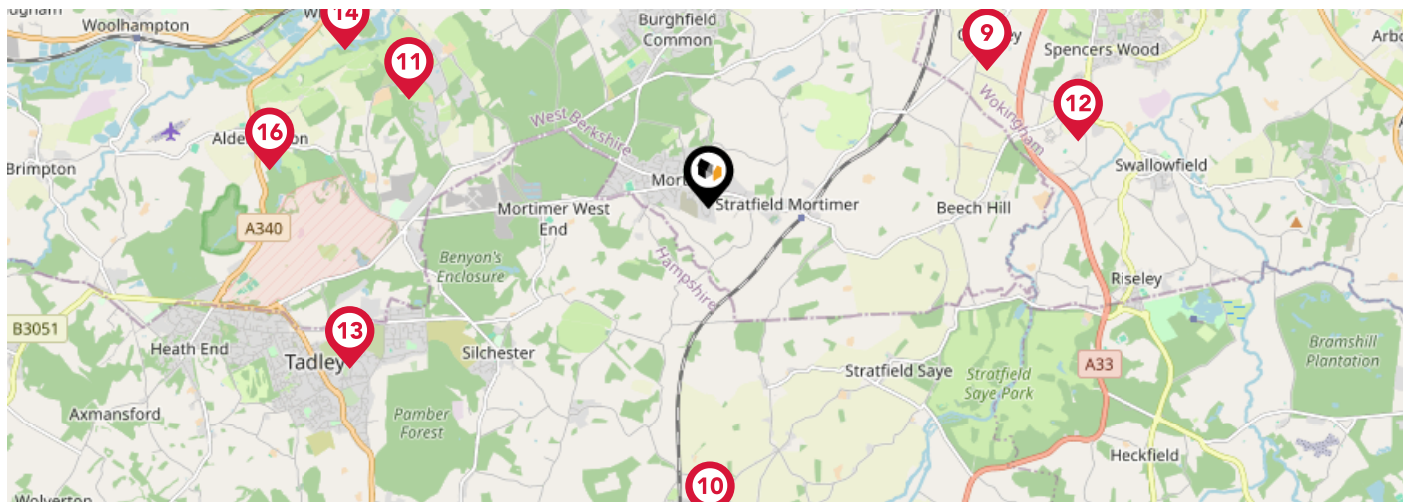
Walls:	Cavity wall, as built, insulated (assumed)
Walls Energy:	Good
Roof:	Pitched, 200 mm loft insulation
Roof Energy:	Good
Window:	Fully double glazed
Window Energy:	Good
Main Heating:	Boiler and radiators, mains gas
Main Heating Energy:	Very good
Main Heating Controls:	Programmer, room thermostat and TRVs
Main Heating Controls Energy:	Average
Hot Water System:	From main system
Hot Water Energy Efficiency:	Very good
Lighting:	Low energy lighting in 20% of fixed outlets
Lighting Energy:	Poor
Floors:	Suspended, no insulation (assumed)
Secondary Heating:	Room heaters, mains gas
Total Floor Area:	129 m ²

Area Schools



	Nursery	Primary	Secondary	College	Private
<p>1 Mortimer St. John's C.E. Infant School Ofsted Rating: Good Pupils: 168 Distance:0.31</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>2 Mortimer St Mary's C.E. Junior School Ofsted Rating: Good Pupils: 211 Distance:0.47</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>3 The Willink School Ofsted Rating: Good Pupils: 1117 Distance:1.47</p>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>4 Mrs Bland's Infant School Ofsted Rating: Good Pupils: 228 Distance:1.59</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>5 Garland Junior School Ofsted Rating: Good Pupils: 220 Distance:1.69</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>6 Silchester Church of England Primary School Ofsted Rating: Good Pupils: 208 Distance:2.33</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>7 Burghfield St Mary's C.E. Primary School Ofsted Rating: Good Pupils: 211 Distance:2.53</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>8 Sulhamstead and Upton Nernet School Ofsted Rating: Good Pupils: 103 Distance:2.63</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Area Schools



	Nursery	Primary	Secondary	College	Private
<p>9 Grazeley Parochial Church of England Aided Primary School Ofsted Rating: Good Pupils: 200 Distance:2.87</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>10 Bramley Church of England Primary School Ofsted Rating: Good Pupils: 386 Distance:2.92</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>11 Padworth College Ofsted Rating: Not Rated Pupils: 59 Distance:2.96</p>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>12 Lambs Lane Primary School Ofsted Rating: Good Pupils: 202 Distance:3.47</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>13 Tadley Court School Ofsted Rating: Good Pupils: 59 Distance:3.64</p>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>14 Alder Bridge School Ofsted Rating: Inadequate Pupils: 64 Distance:3.68</p>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>15 The Vine Christian School Ofsted Rating: Inadequate Pupils: 25 Distance:4.08</p>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>16 The Cedars School Ofsted Rating: Not Rated Pupils: 37 Distance:4.09</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Market Sold in Street



38, Bilberry Gardens, Reading, RG7 3WU			Semi-detached House
Last Sold Date:	24/07/2023	23/12/2005	
Last Sold Price:	£403,000	£232,500	
15, Bilberry Gardens, Reading, RG7 3WU			Semi-detached House
Last Sold Date:	16/06/2023	17/03/2006	
Last Sold Price:	£390,000	£235,000	
24, Bilberry Gardens, Reading, RG7 3WU			Detached House
Last Sold Date:	30/11/2022	23/06/2006	
Last Sold Price:	£625,000	£335,000	
27, Bilberry Gardens, Reading, RG7 3WU			Detached House
Last Sold Date:	09/12/2020	20/06/2014	
Last Sold Price:	£375,000	£335,000	
6, Bilberry Gardens, Reading, RG7 3WU			Detached House
Last Sold Date:	30/11/2020	25/03/2011	08/12/2005
Last Sold Price:	£625,000	£468,000	£450,000
36, Bilberry Gardens, Reading, RG7 3WU			Detached House
Last Sold Date:	03/09/2020	18/02/2014	22/06/2006
Last Sold Price:	£534,500	£370,000	£335,000
37, Bilberry Gardens, Reading, RG7 3WU			Semi-detached House
Last Sold Date:	15/07/2020	31/07/2006	
Last Sold Price:	£713,500	£499,950	
10, Bilberry Gardens, Reading, RG7 3WU			Detached House
Last Sold Date:	31/01/2020	23/12/2005	
Last Sold Price:	£588,000	£430,000	
11, Bilberry Gardens, Reading, RG7 3WU			Semi-detached House
Last Sold Date:	19/07/2019	21/12/2012	27/01/2006
Last Sold Price:	£500,000	£340,000	£295,000
23, Bilberry Gardens, Reading, RG7 3WU			Detached House
Last Sold Date:	11/04/2019	22/06/2006	
Last Sold Price:	£475,000	£330,000	
9, Bilberry Gardens, Reading, RG7 3WU			Detached House
Last Sold Date:	27/02/2019	20/12/2005	
Last Sold Price:	£710,000	£535,000	
3, Bilberry Gardens, Reading, RG7 3WU			Detached House
Last Sold Date:	14/02/2017	18/11/2005	
Last Sold Price:	£635,000	£410,000	

NOTE: In this list we display up to 6 most recent sales records per property, since 1995.

Market Sold in Street



17, Bilberry Gardens, Reading, RG7 3WU			Detached House
Last Sold Date:	12/12/2016	12/06/2006	
Last Sold Price:	£395,000	£245,000	
35, Bilberry Gardens, Reading, RG7 3WU			Semi-detached House
Last Sold Date:	11/04/2016	30/06/2006	
Last Sold Price:	£270,000	£226,000	
28, Bilberry Gardens, Reading, RG7 3WU			Semi-detached House
Last Sold Date:	29/10/2014	17/11/2006	
Last Sold Price:	£110,000	£90,800	
25, Bilberry Gardens, Reading, RG7 3WU			Detached House
Last Sold Date:	31/07/2014	31/07/2006	
Last Sold Price:	£420,000	£325,000	
7, Bilberry Gardens, Reading, RG7 3WU			Detached House
Last Sold Date:	23/05/2014		
Last Sold Price:	£568,500		
22, Bilberry Gardens, Reading, RG7 3WU			Detached House
Last Sold Date:	05/10/2012	30/06/2006	
Last Sold Price:	£312,000	£279,950	
18, Bilberry Gardens, Reading, RG7 3WU			Detached House
Last Sold Date:	24/09/2010	10/03/2006	
Last Sold Price:	£375,000	£325,000	
21, Bilberry Gardens, Reading, RG7 3WU			Detached House
Last Sold Date:	05/10/2007	21/07/2006	
Last Sold Price:	£552,500	£499,950	
26, Bilberry Gardens, Reading, RG7 3WU			Detached House
Last Sold Date:	17/11/2006		
Last Sold Price:	£112,000		
34, Bilberry Gardens, Reading, RG7 3WU			Detached House
Last Sold Date:	28/07/2006		
Last Sold Price:	£265,000		
19, Bilberry Gardens, Reading, RG7 3WU			Detached House
Last Sold Date:	31/05/2006		
Last Sold Price:	£440,000		
20, Bilberry Gardens, Reading, RG7 3WU			Detached House
Last Sold Date:	27/04/2006		
Last Sold Price:	£385,000		

NOTE: In this list we display up to 6 most recent sales records per property, since 1995.

Market Sold in Street



16, Bilberry Gardens, Reading, RG7 3WU	Detached House
Last Sold Date: 24/03/2006	
Last Sold Price: £305,000	
14, Bilberry Gardens, Reading, RG7 3WU	Semi-detached House
Last Sold Date: 10/03/2006	
Last Sold Price: £220,000	
12, Bilberry Gardens, Reading, RG7 3WU	Semi-detached House
Last Sold Date: 08/03/2006	
Last Sold Price: £365,000	
39, Bilberry Gardens, Reading, RG7 3WU	Detached House
Last Sold Date: 30/01/2006	
Last Sold Price: £315,000	
1, Bilberry Gardens, Reading, RG7 3WU	Semi-detached House
Last Sold Date: 15/12/2005	
Last Sold Price: £295,000	
2, Bilberry Gardens, Reading, RG7 3WU	Semi-detached House
Last Sold Date: 11/11/2005	
Last Sold Price: £220,875	

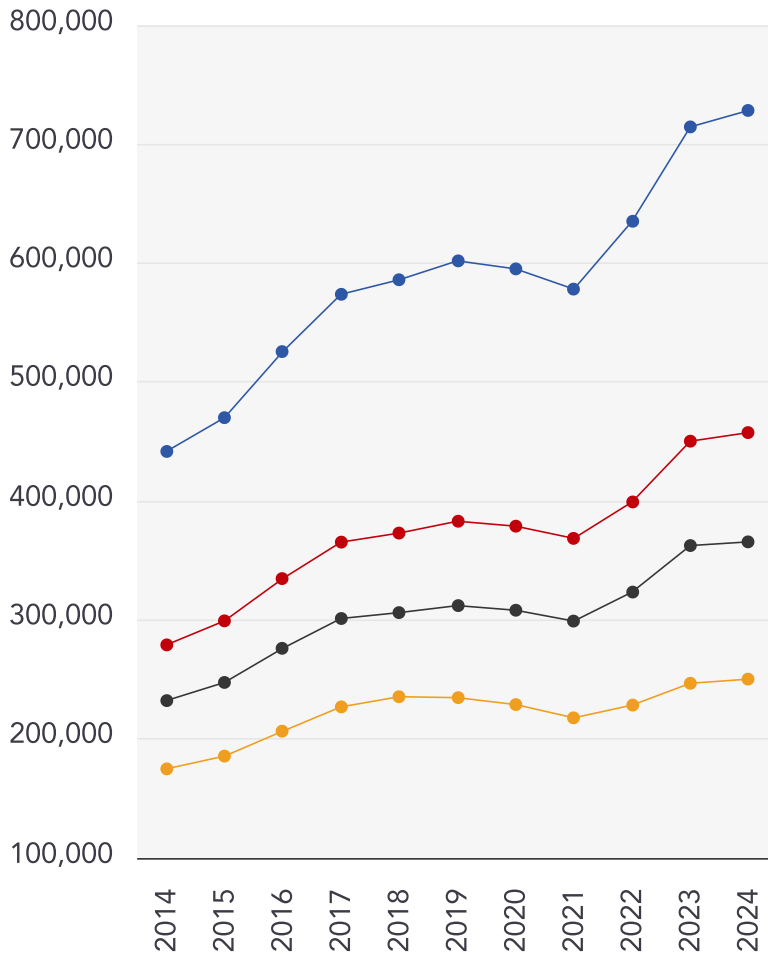
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Market

House Price Statistics



10 Year History of Average House Prices by Property Type in RG7



Detached

+64.88%

Semi-Detached

+63.92%

Terraced

+57.43%

Flat

+43.13%

Avocado Property

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Avocado Property

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