

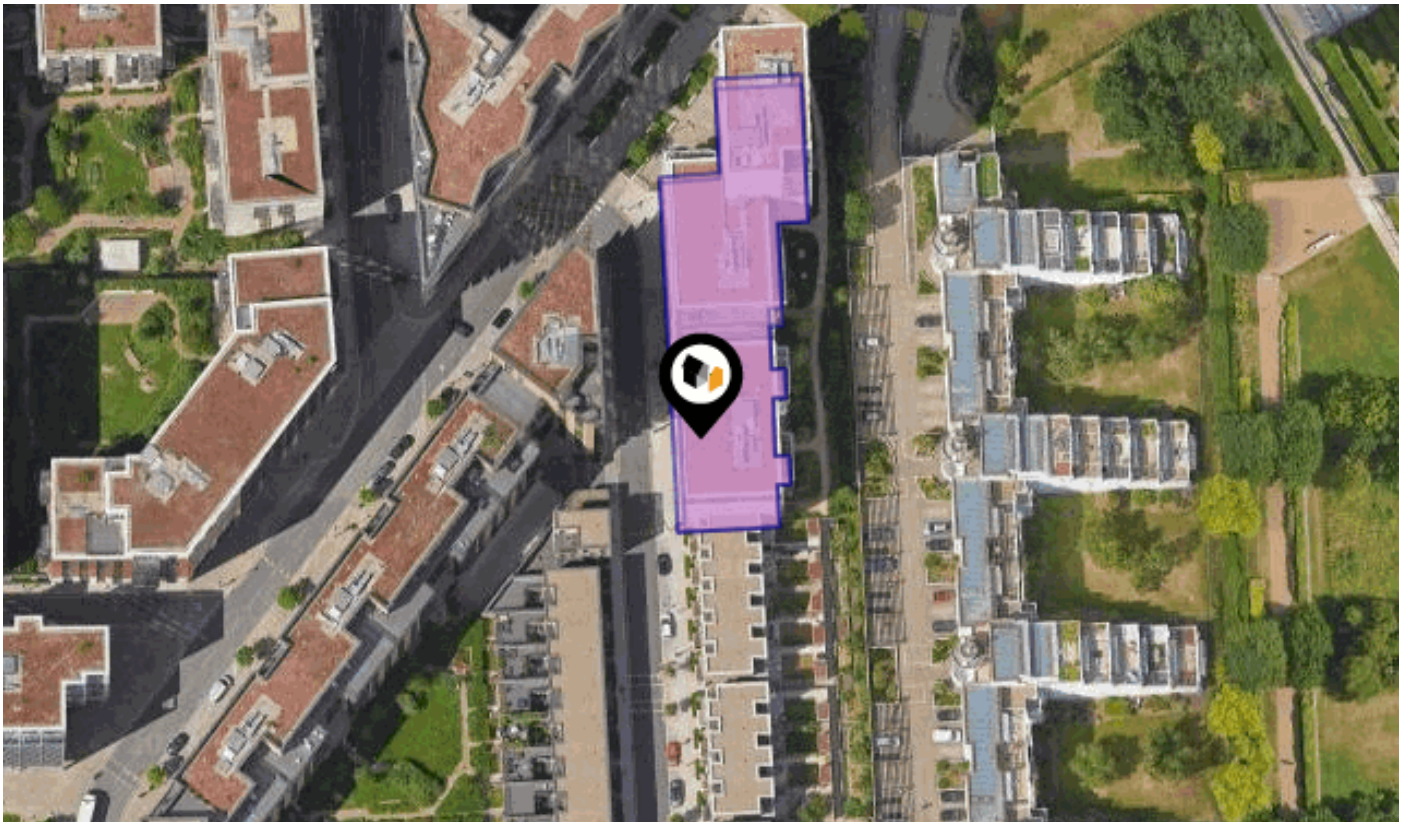


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KFB: Key Facts For Buyers

A Guide to This Property & the Local Area

Monday 11th November 2024



98, CORSAIR HOUSE, 9, STARBOARD WAY, LONDON, E16 2NZ

Avocado Property

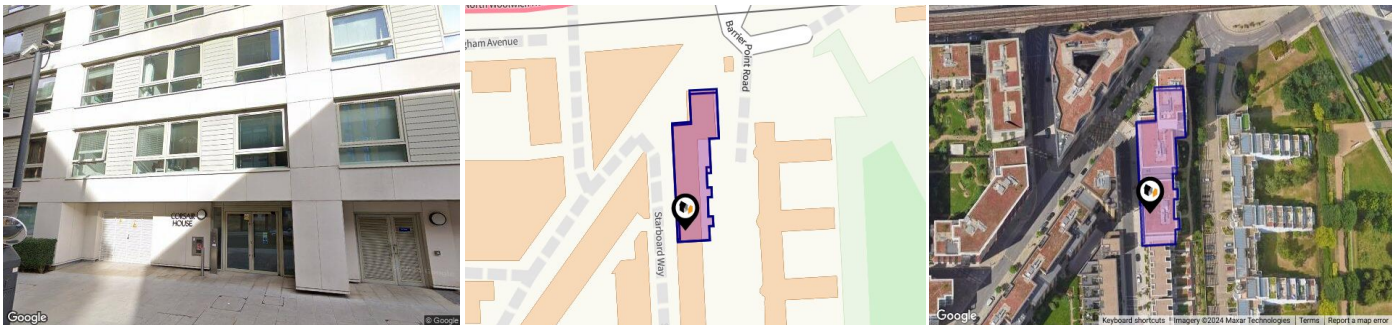
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Property Overview



Property

Type:	Flat / Maisonette	Tenure:	Leasehold
Bedrooms:	2	Start	16/05/2018
Floor Area:	602 ft ² / 56 m ²	Date:	
Plot Area:	0.68 acres	End Date:	02/02/2140
Council Tax :	Band D	Lease	125 years (less 10 days) from and
Annual Estimate:	£1,724	Term:	including the 2 February 2015
Title Number:	TGL512874	Term	115 years
UPRN:	10093132277	Remaining:	

Local Area

Local Authority:	Newham	Estimated Broadband Speeds		
Conservation Area:	No	(Standard - Superfast - Ultrafast)		
Flood Risk:		5	165	1000
● Rivers & Seas	Very Low	mb/s	mb/s	mb/s
● Surface Water	Medium			
Mobile Coverage:		Satellite/Fibre TV Availability:		
(based on calls indoors)				

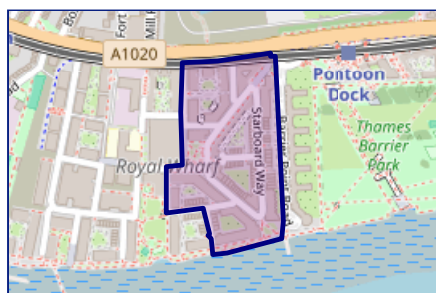
Property

Multiple Title Plans



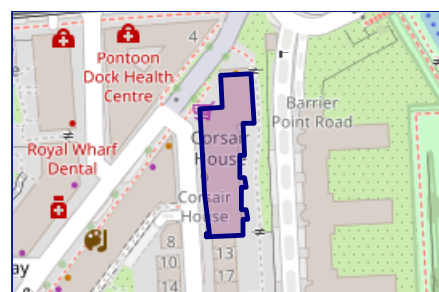
There have been multiple title plans detected at this address. Here, we have compiled the available information about these plans and - where applicable for leasehold plans - the term lengths related to them.

Freehold Title Plan



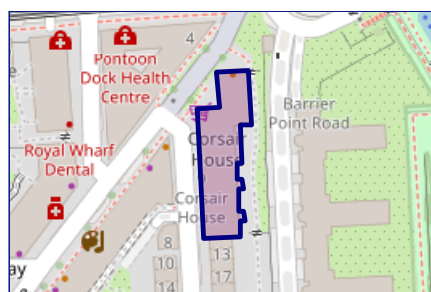
EGL434755

Leasehold Title Plans



TGL512874

Start Date: 01/02/2015
End Date: 02/02/2140
Lease Term: 125 years from 2 February 2015
Term Remaining: 115 years



TGL419316

Start Date: 16/05/2018
End Date: 02/02/2140
Lease Term: 125 years (less 10 days) from and including the 2 February 2015
Term Remaining: 115 years

Property
EPC - Certificate



98 Corsair House, 9, Starboard Way, E16 2NZ

Energy rating

B

Valid until 13.03.2028

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

Property

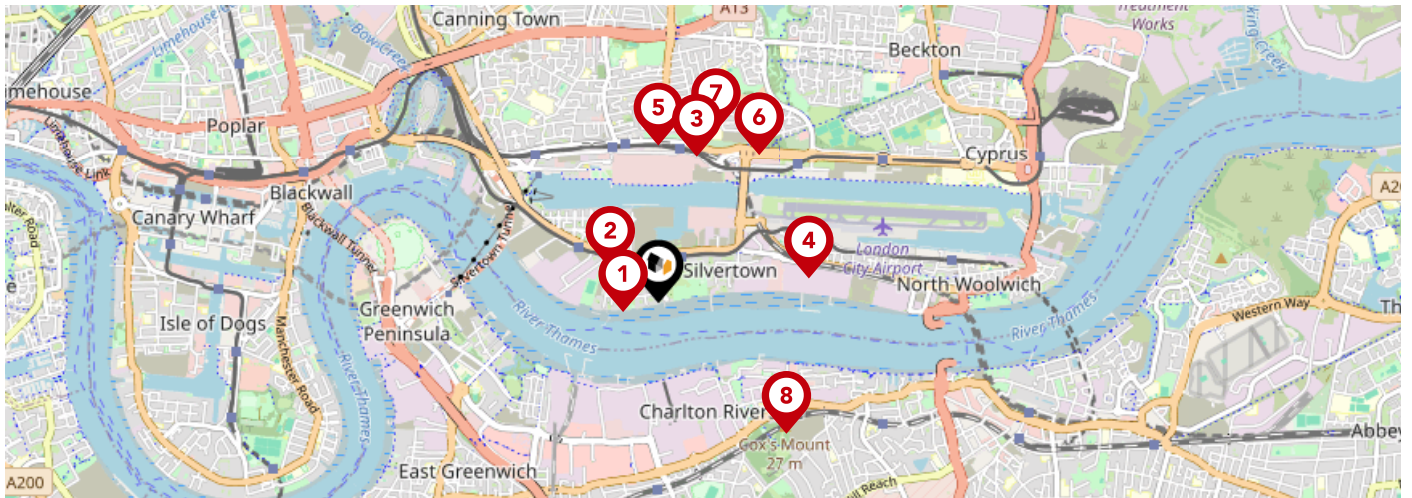
EPC - Additional Data



Additional EPC Data

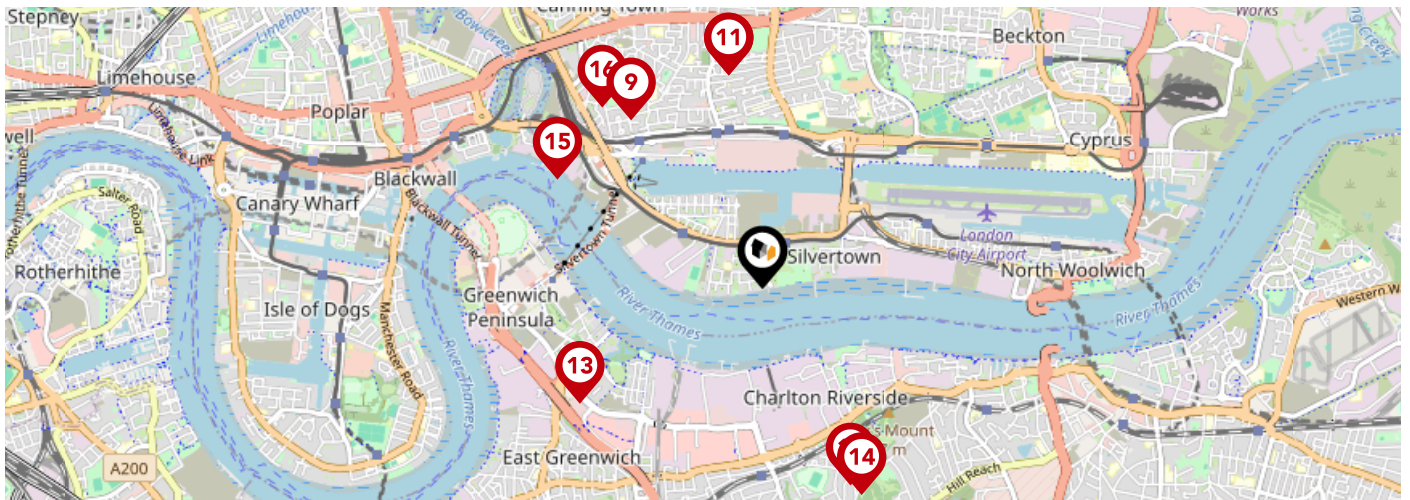
Property Type:	Flat
Build Form:	Detached
Transaction Type:	New dwelling
Energy Tariff:	Standard tariff
Floor Level:	Mid floor
Flat Top Storey:	No
Top Storey:	0
Previous Extension:	0
Open Fireplace:	0
Walls:	Average thermal transmittance 0.30 W/m-Â°K
Walls Energy:	Good
Roof:	(other premises above)
Main Heating:	Community scheme
Main Heating Controls:	Charging system linked to use of community heating, programmer and TRVs
Hot Water System:	Community scheme
Hot Water Energy Efficiency:	Very Good
Lighting:	Low energy lighting in all fixed outlets
Floors:	(other premises below)
Total Floor Area:	56 m ²









Area Schools



		Nursery	Primary	Secondary	College	Private
1	Royal Wharf Primary School Ofsted Rating: Good Pupils: 347 Distance:0.17	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2	Britannia Village Primary School Ofsted Rating: Outstanding Pupils: 448 Distance:0.27	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3	Royal Docks Academy Ofsted Rating: Good Pupils: 880 Distance:0.69	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4	Drew Primary School Ofsted Rating: Good Pupils: 418 Distance:0.7	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5	St Joachim's Catholic Primary School Ofsted Rating: Good Pupils: 346 Distance:0.72	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6	Calverton Primary School Ofsted Rating: Requires improvement Pupils: 321 Distance:0.82	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7	Scott Wilkie Primary School Ofsted Rating: Outstanding Pupils: 363 Distance:0.83	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8	Royal Greenwich Trust School Ofsted Rating: Good Pupils: 842 Distance:0.85	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

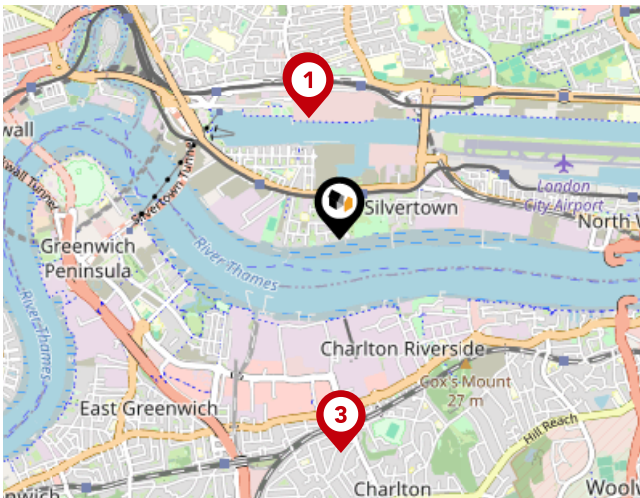
Area Schools



		Nursery	Primary	Secondary	College	Private
	Hallsville Primary School Ofsted Rating: Outstanding Pupils: 456 Distance:0.98	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Edith Kerrison Nursery School Ofsted Rating: Good Pupils: 133 Distance:0.99	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Rosetta Primary School Ofsted Rating: Outstanding Pupils: 581 Distance:0.99	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Pound Park Nursery School Ofsted Rating: Outstanding Pupils: 140 Distance:1	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Millennium Primary School Ofsted Rating: Outstanding Pupils: 425 Distance:1	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Thorntree Primary School Ofsted Rating: Good Pupils: 203 Distance:1.06	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Faraday School Ofsted Rating: Not Rated Pupils: 108 Distance:1.07	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	St Luke's Primary School Ofsted Rating: Good Pupils: 211 Distance:1.11	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

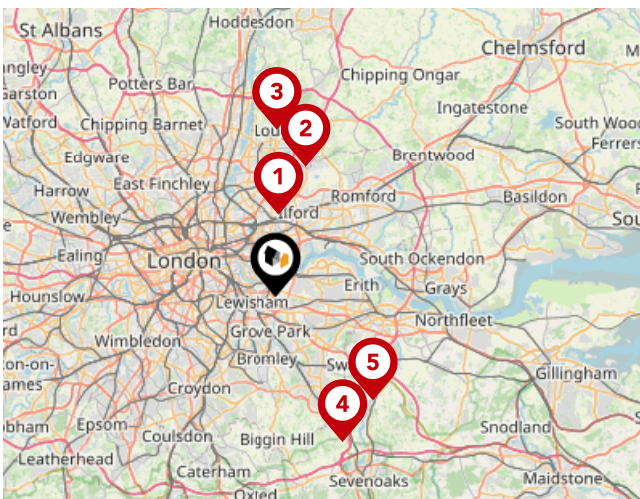
Area

Transport (National)



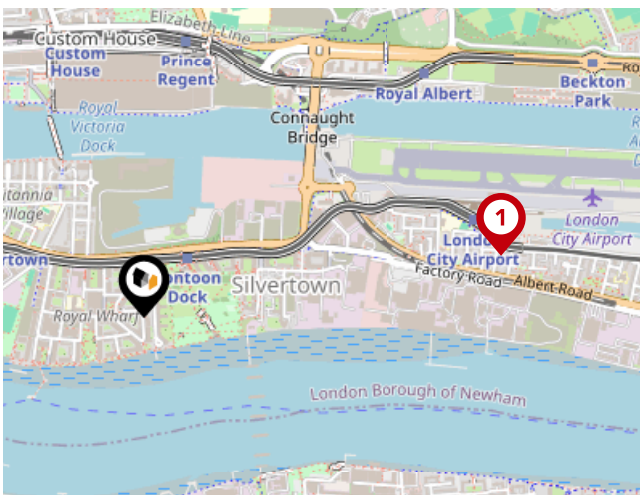
National Rail Stations

Pin	Name	Distance
	Custom House	0.58 miles
	Custom House Station	0.6 miles
	Charlton Rail Station	0.98 miles



Trunk Roads/Motorways

Pin	Name	Distance
	M11 J4	6.11 miles
	M11 J5	9.81 miles
	M25 J26	12.26 miles
	M25 J4	11.86 miles
	M25 J3	10.49 miles

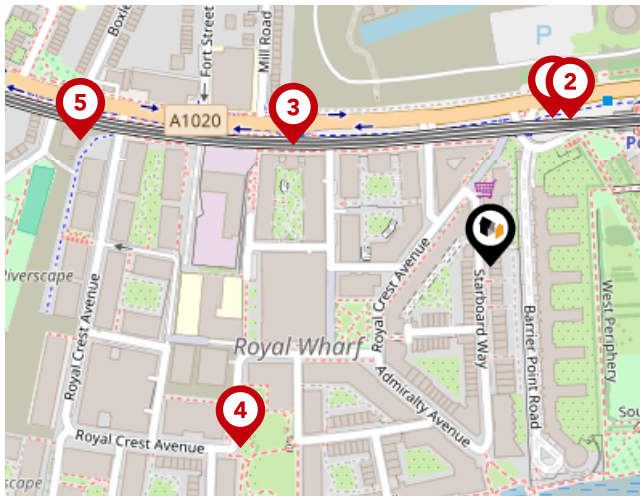


Airports/Helipads

Pin	Name	Distance
	Silvertown	0.84 miles
	Leaves Green	11.66 miles
	Heathrow Airport Terminal 4	20.82 miles
	Heathrow Airport	20.92 miles

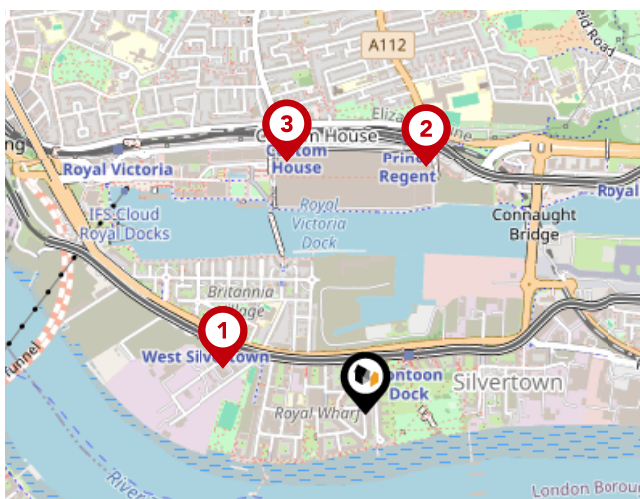
Area

Transport (Local)



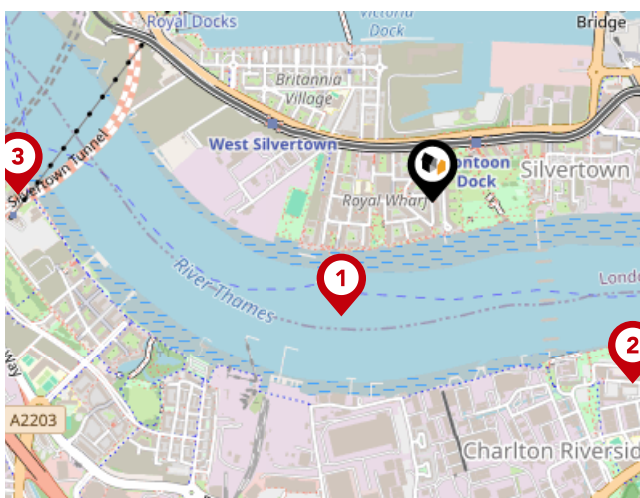
Bus Stops/Stations

Pin	Name	Distance
1	Silvertown South Car Park	0.09 miles
2	Pontoon Dock Station DLR	0.1 miles
3	Mill Road	0.13 miles
4	Royal Crest Avenue	0.18 miles
5	Boxley Street	0.25 miles



Local Connections

Pin	Name	Distance
1	West Silvertown DLR Station	0.35 miles
2	Prince Regent DLR Station	0.59 miles
3	Custom House (for ExCel) DLR Station	0.61 miles



Ferry Terminals

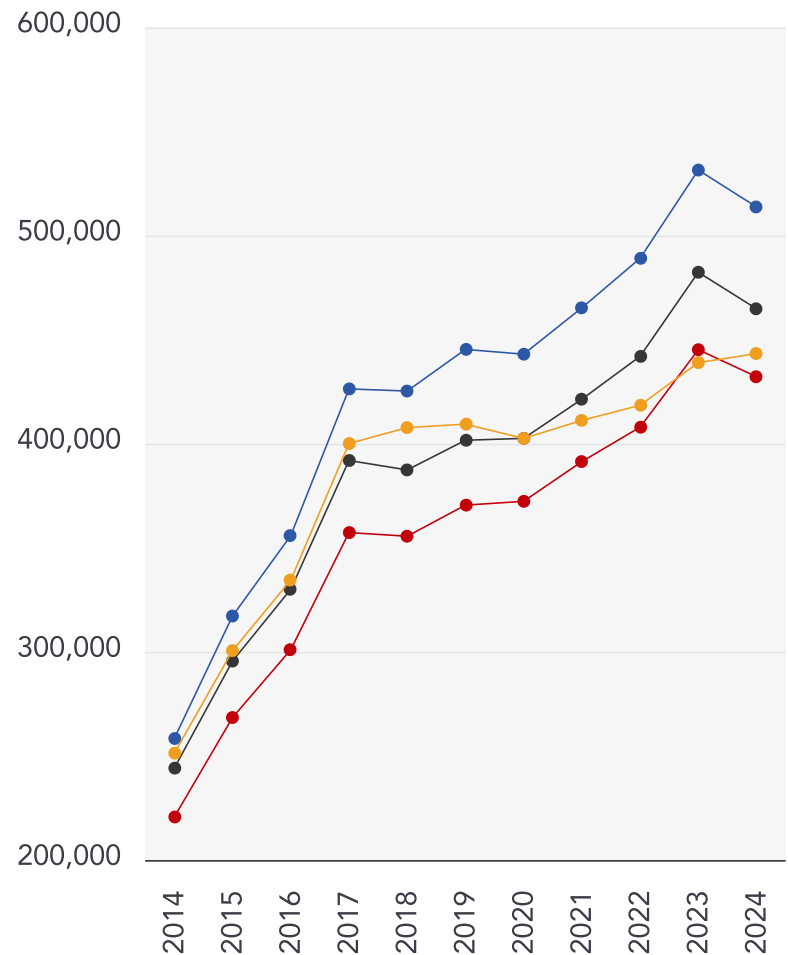
Pin	Name	Distance
1	Royal Wharf Pier	0.34 miles
2	Barrier Gardens Pier	0.62 miles
3	North Greenwich Pier	0.96 miles

Market

House Price Statistics



10 Year History of Average House Prices by Property Type in E16



Detached

+98.83%

Terraced

+90.37%

Flat

+76.38%

Semi-Detached

+95.82%

Avocado Property

About Us



Avocado Property

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Our clients all get direct access to business partners who live locally and are part of their local community. We work with local businesses to help promote their companies free of charge and we give back to teachers, nurses and armed forces servicemen/women.

We are passionate about changing the industry, passionate about helping people move on to the next chapter in their lives and passionate about property.

Avocado Property

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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