

KATY POORE

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Buyer Information Report

Langley Close

St. Ives, PE27

Report compiled

11th March 2024

Your Property

Langley Close

St. Ives, PE27



Property Details

Type of Home Flats/Maisonettes

Tenure Leasehold

Number of Bedrooms 2
Actual

Lease Term 125 Years Start Date 31st Jan 2000
Time Remaining 100 Years End Date 31st Jan 2125

Title Number CB231811

Local Authority Huntingdonshire

Constituency -

Ward St Ives South

Energy Performance C

Council Tax Band A
Current Annual Charge – £1,461*

* May vary slightly for local parish council differences

Katy Poore
07930019620
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Mobile Coverage

EE Good O2 Good
Three Good Vodafone Good

Estimated Broadband Speeds

17Mb Basic 73Mb Superfast
1000Mb Ultrafast 1000Mb Overall

Flood Risk

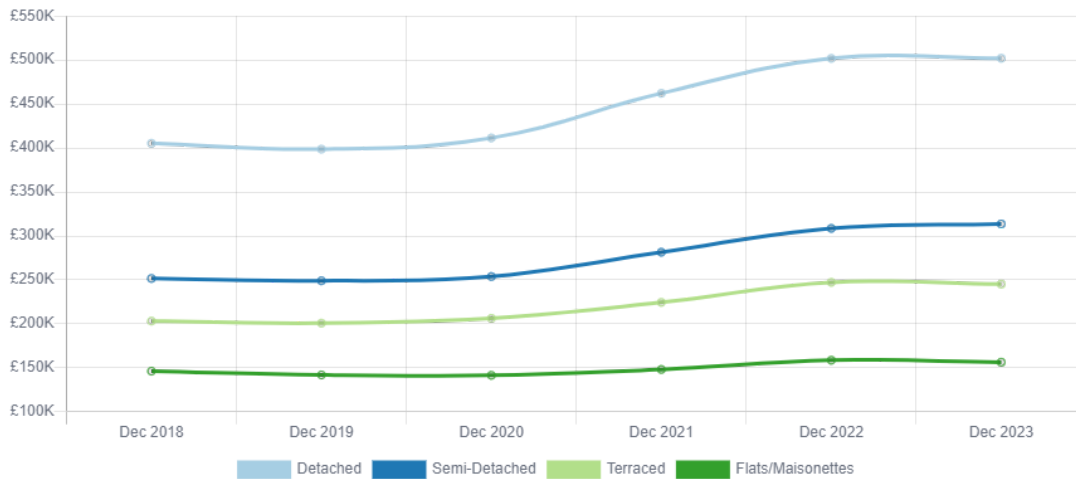
Very Low – Each year, there is a chance of flooding of less than 1 in 1000 (0.1%)

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Your Area

Average House Prices in the Huntingdonshire Local Authority

Since 2018



£180,362

Average price for a Flats/Maisonettes property in PE27

1,457

Number of Flats/Maisonettes properties in PE27

£272,600

Average price for a Flats/Maisonettes property in England

£56,783 ↑ 22%

Average Price Change since 2018

£10,215 ↑ 7%

Flats/Maisonettes Price Change

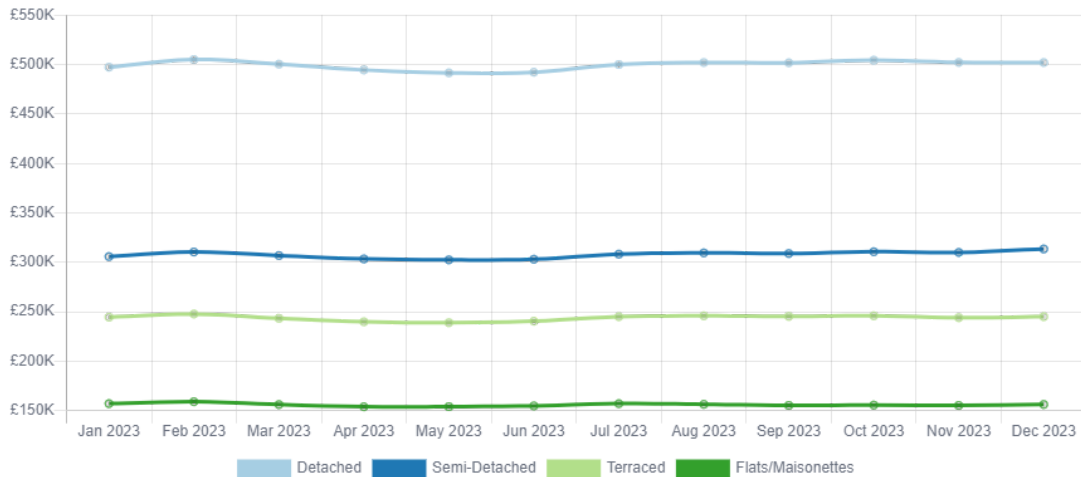
1312

Number of Flats/Maisonettes Transactions

Your Area

Average House Prices in the Huntingdonshire Local Authority

Last 12 Months



£313,871

Average price for property in PE27

10,359

Number of properties in PE27

£368,508

Average price for a property in England

£261 → 0%

Average Price Change
Last 12 Months

£2,233 ↑ 1%

Flats/Maisonettes Price Change
Last 12 Months

17

Number of Flats/Maisonettes
Transactions
Last 12 Months

Local Sales Activity

LISTED 4 MONTHS AGO

SOLD STC



Warren Court

£210,000
Offers over

0.73 km 2 Flats/Maisonettes

LISTED 6 MONTHS AGO

SOLD STC



Knights Way

£200,000
Offers over

1.00 km 1 Flats/Maisonettes

LISTED 4 MONTHS AGO

UNDER OFFER



Bure Close

£190,000
Offers over

1.22 km 2 Terraced

LISTED 6 MONTHS AGO

SOLD STC



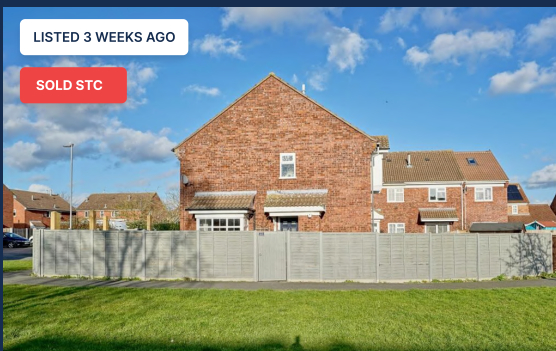
Limes Park

£220,000
Offers over

1.46 km 2 Flats/Maisonettes

LISTED 3 WEEKS AGO

SOLD STC



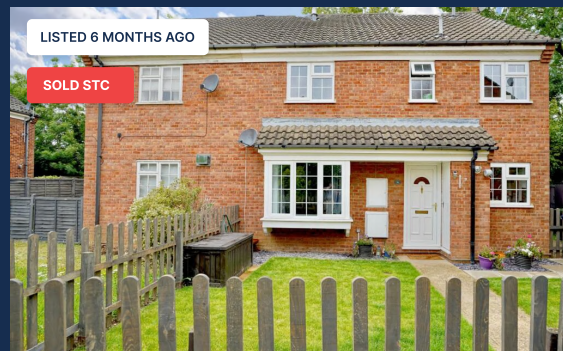
Rubens Way

£220,000
Offers over

1.55 km 2 Terraced

LISTED 6 MONTHS AGO

SOLD STC



Maytrees

£200,000
Offers over

1.58 km 2 Semi-Detached

Local Lettings Activity

ON MARKET 2 WEEKS



North Road **£1,100**
PCM

📍 0.14 km 🏠 2 🏠 Flats/Maisonettes

ON MARKET 1 MONTH



Clare Court **£1,100**
PCM

📍 0.17 km 🏠 2 🏠 Flats/Maisonettes

ON MARKET 3 WEEKS



Leas Close **£1,100**
PCM

📍 0.20 km 🏠 2 🏠 Flats/Maisonettes

ON MARKET 2 MONTHS



St. Georges Road **£1,195**
PCM

📍 0.25 km 🏠 2 🏠 Semi-Detached

ON MARKET 3 WEEKS



Oriol Court **£1,395**
PCM

📍 0.28 km 🏠 3 🏠 Other

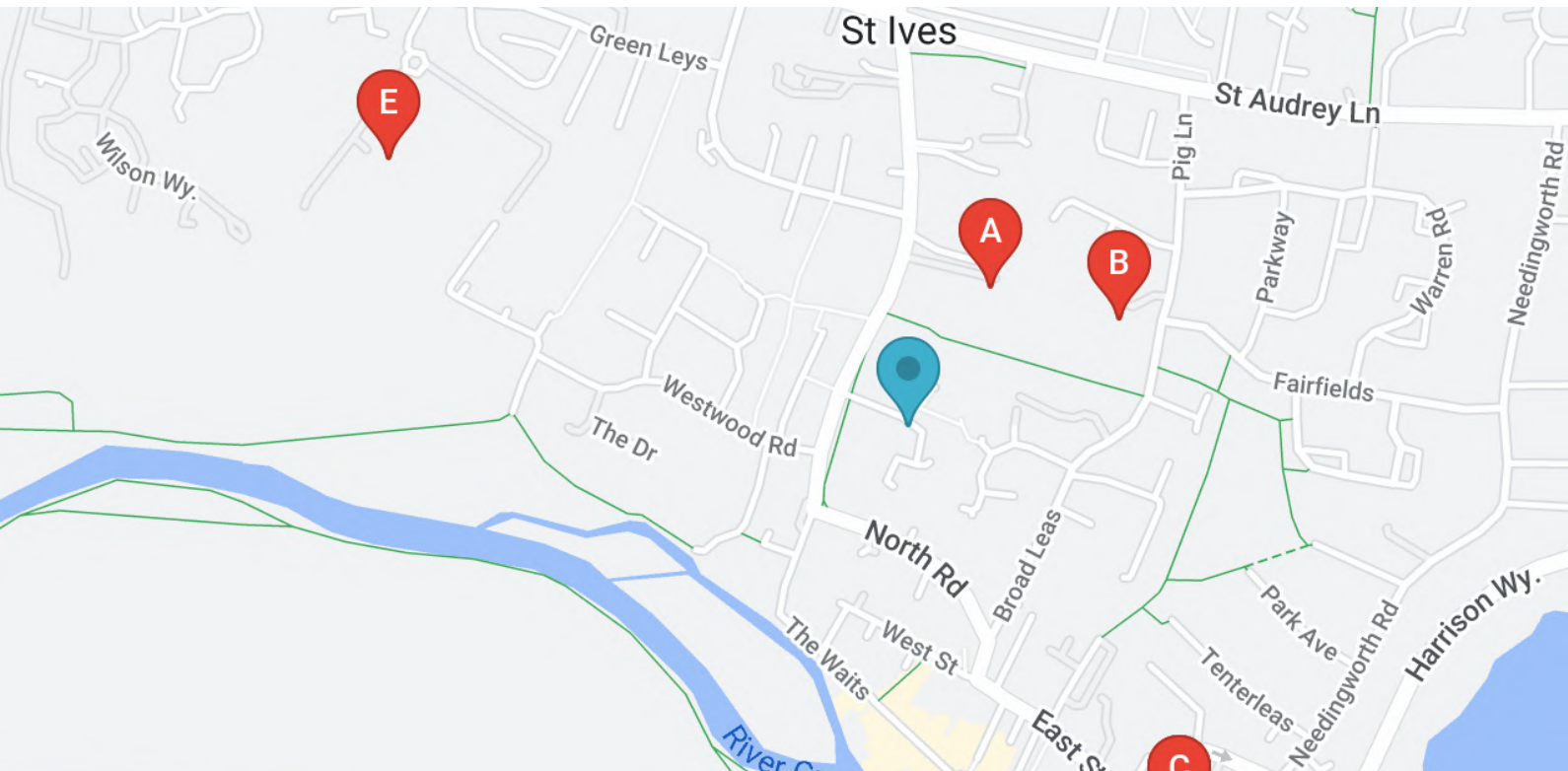
ON MARKET 2 WEEKS



The Thicket **£3,100**
PCM

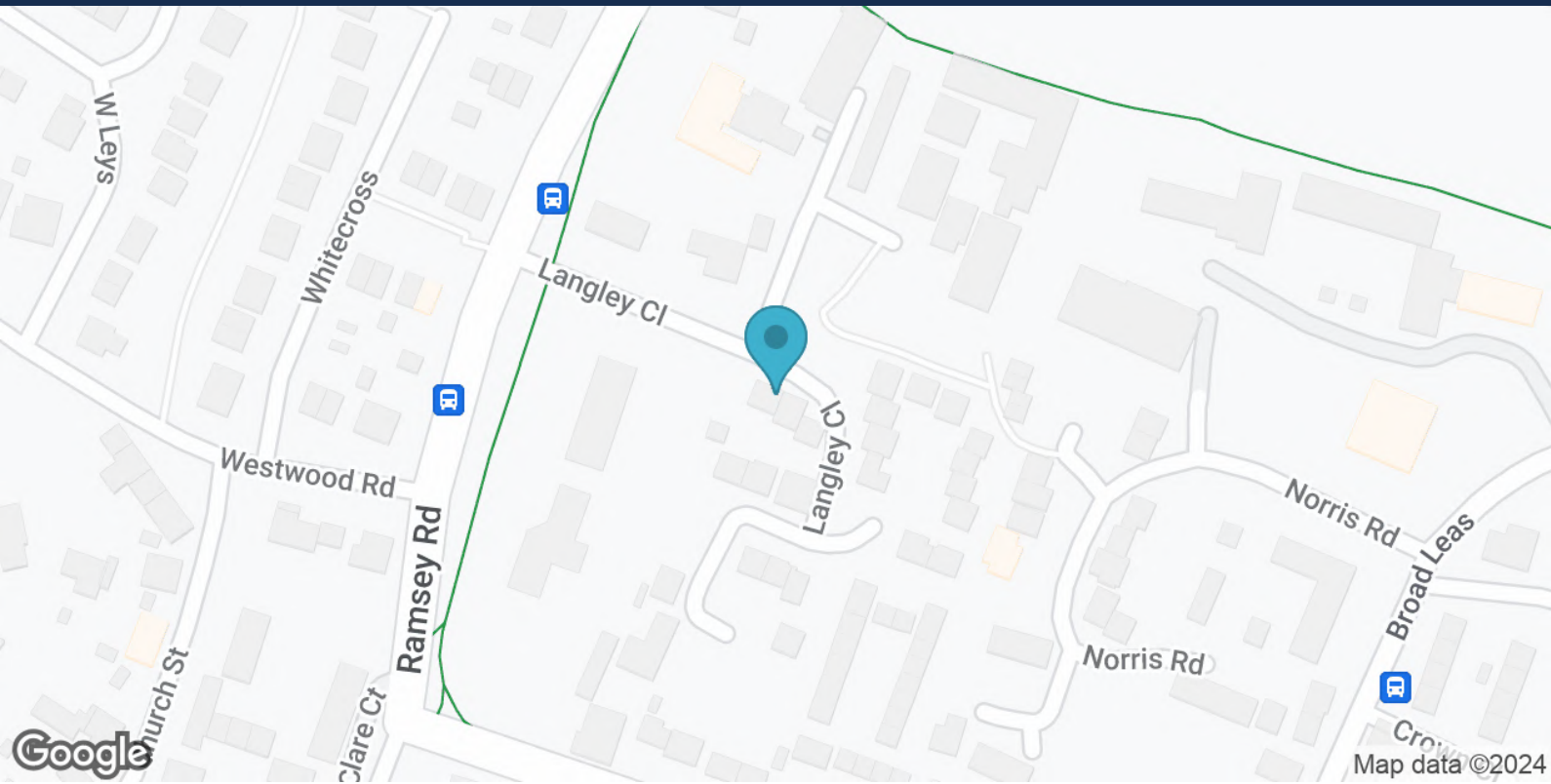
📍 0.29 km 🏠 4 🏠 Detached

Nearby Schools



NAME	POSTCODE	EDUCATION LEVEL	DISTANCE	RATING
A Westfield Junior School	PE27 5RG	Primary	0.19 km	Good
B Eastfield Infant and Nursery School	PE27 5QT	Nursery, Primary	0.28 km	Good
C Thorndown Primary School	PE27 6SE	Nursery, Primary	0.57 km	Good
D Wheatfields Primary School	PE27 3WF	Primary	0.57 km	Good
E St Ivo Academy	PE27 6RR	Secondary, Post 16	0.70 km	Not rated

Transport Links



Nearest Motorway Junction *

NAME	DISTANCE
J13 of A1(M)	12.74 km

Nearest Train Station *

NAME	DISTANCE
Huntingdon Rail Station	7.87 km

Nearby Airports *

NAME	DISTANCE
Cambridge Airport	21.52 km

*Details provided by Department for Transport

Your Agent

Katy Poore

Owner

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PE27 5JZ

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About Katy Poore

I've been in estate agency for nearly 20 years in the lovely town of St Ives and local villages.

With a humble approach and a focus on integrity, I've built a reputation for delivering great results for my clients.

Feel free to reach out anytime – I'm just a phone call (text or whatsapp whatever you prefer) away and always happy to help!

KATY POORE



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