

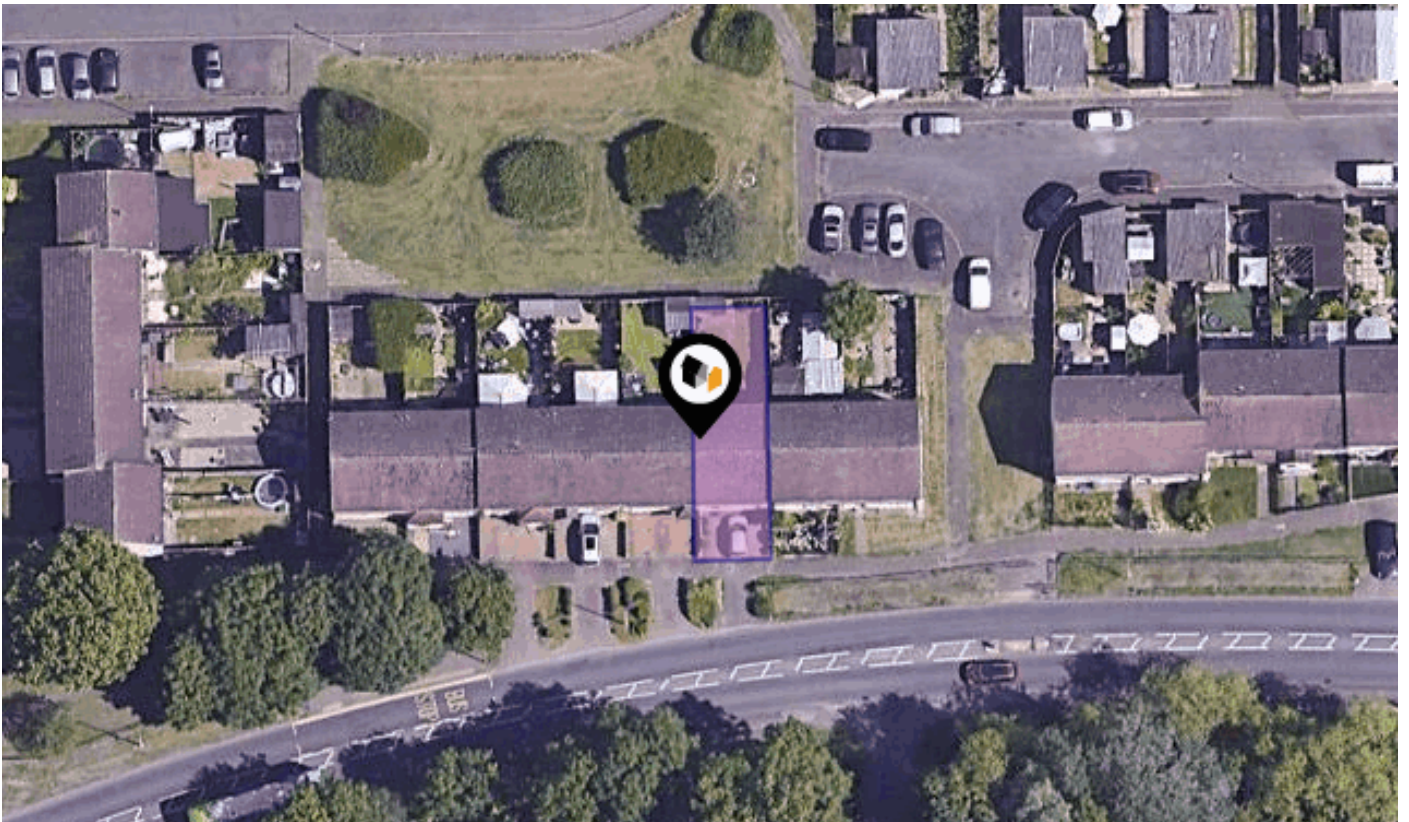


See More Online

KFT: Key Facts for Tenants

An Insight Into This Property & the Local Market

Friday 05th April 2024



TYEFIELDS, PITSEA, BASILDON, SS13

Griffin

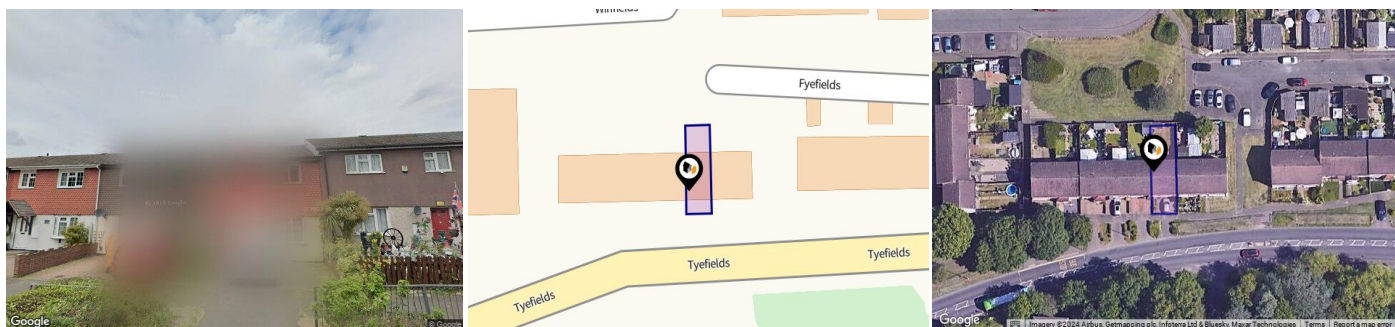
4-6 Queensgate Centre, Orsett Road, Grays, Essex RM17 5DF

01375 397872

toni@griffingroup.co.uk

www.griffingroup.co.uk

Property Overview



Property

Type:	Terraced	Last Sold £/ft²:	£187
Bedrooms:	3	Tenure:	Freehold
Floor Area:	925 ft ² / 86 m ²		
Plot Area:	0.03 acres		
Year Built :	1950-1966		
Council Tax :	Band B		
Annual Estimate:	£1,680		
Title Number:	EX476664		
UPRN:	100090266270		

Local Area

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

Estimated Broadband Speeds (Standard - Superfast - Ultrafast)

15 mb/s	80 mb/s	1000 mb/s

Mobile Coverage: (based on calls indoors)



Satellite/Fibre TV Availability:



Property EPC - Certificate



Pitsea, SS13

Energy rating

D

Valid until 12.06.2033

Score	Energy rating	Current	Potential
92+	A		
81-91	B		81 B
69-80	C		
55-68	D	57 D	
39-54	E		
21-38	F		
1-20	G		

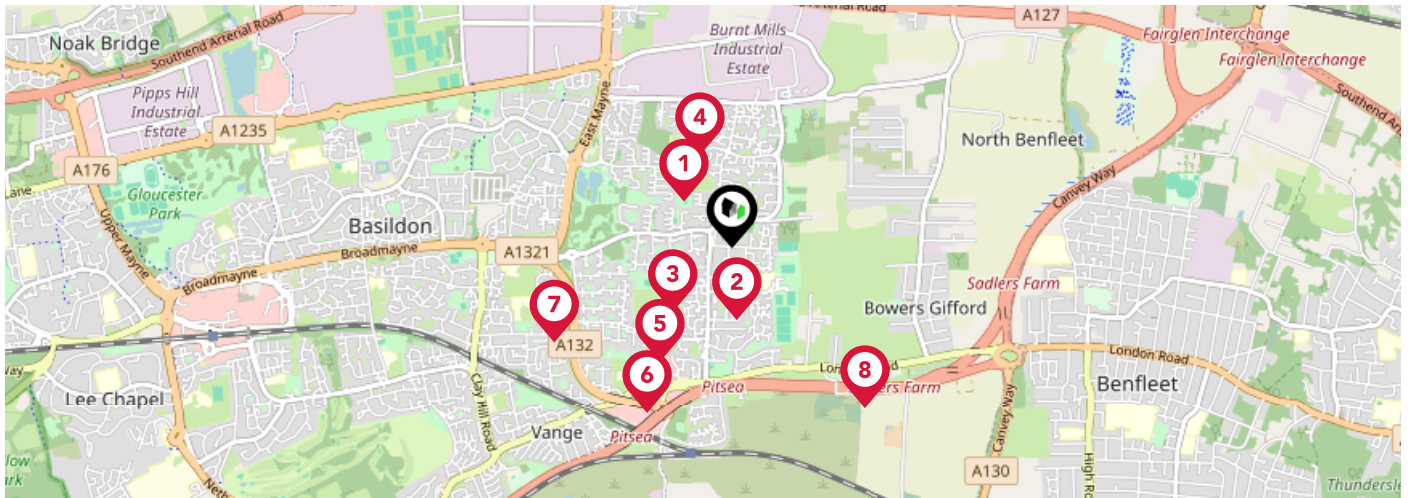
Property

EPC - Additional Data

Additional EPC Data

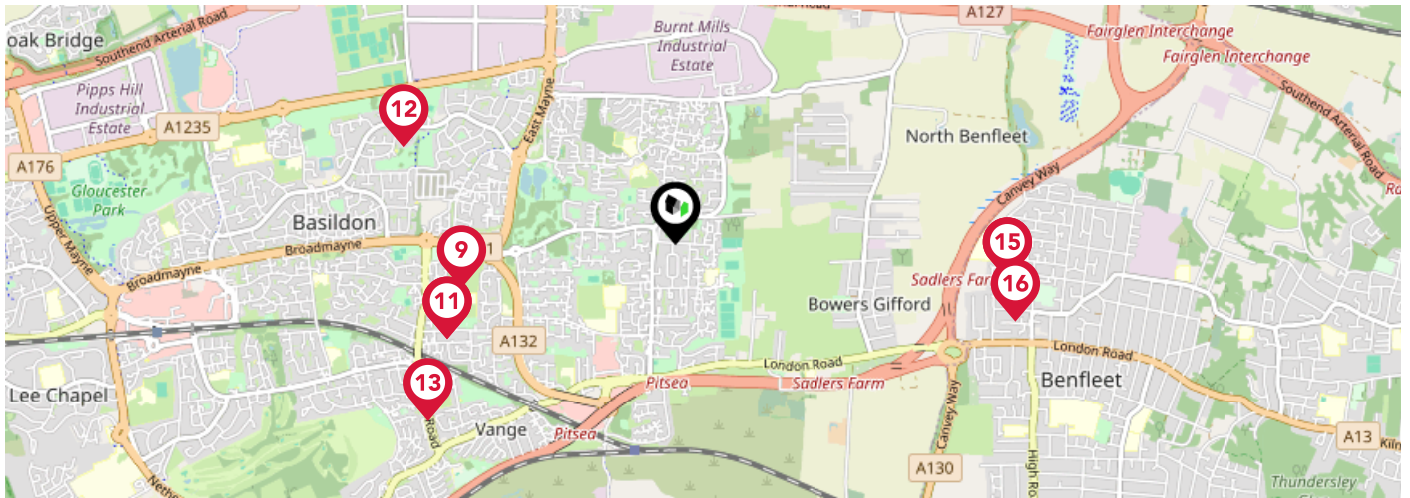
Property Type:	House
Build Form:	Mid-Terrace
Transaction Type:	Rental
Energy Tariff:	Single
Main Fuel:	Mains gas (not community)
Main Gas:	Yes
Flat Top Storey:	No
Top Storey:	0
Glazing Type:	Double glazing, unknown install date
Previous Extension:	0
Open Fireplace:	0
Ventilation:	Natural
Walls:	System built, as built, no insulation (assumed)
Walls Energy:	Very Poor
Roof:	Pitched, limited insulation (assumed)
Roof Energy:	Very Poor
Main Heating:	Boiler and radiators, mains gas
Main Heating Controls:	Programmer and room thermostat
Hot Water System:	From main system
Hot Water Energy Efficiency:	Average
Lighting:	Low energy lighting in 50% of fixed outlets
Floors:	Solid, no insulation (assumed)
Total Floor Area:	86 m ²









Area Schools



	Nursery	Primary	Secondary	College	Private
<p>1 Briscoe Primary School & Nursery Academy</p> <p>Ofsted Rating: Good Pupils: 373 Distance:0.3</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>2 Eversley Primary School</p> <p>Ofsted Rating: Good Pupils: 420 Distance:0.33</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>3 Northlands Primary School and Nursery</p> <p>Ofsted Rating: Good Pupils: 640 Distance:0.41</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>4 Felmore Primary School</p> <p>Ofsted Rating: Good Pupils: 416 Distance:0.45</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>5 The Basildon Upper Academy</p> <p>Ofsted Rating: Requires Improvement Pupils: 511 Distance:0.63</p>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>6 Maple Grove Primary School</p> <p>Ofsted Rating: Good Pupils: 277 Distance:0.86</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>7 St Teresa's Catholic Primary School, Basildon</p> <p>Ofsted Rating: Good Pupils: 229 Distance:0.93</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>8 St Margaret's Church of England Academy, Bowers Gifford</p> <p>Ofsted Rating: Good Pupils: 257 Distance:0.96</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

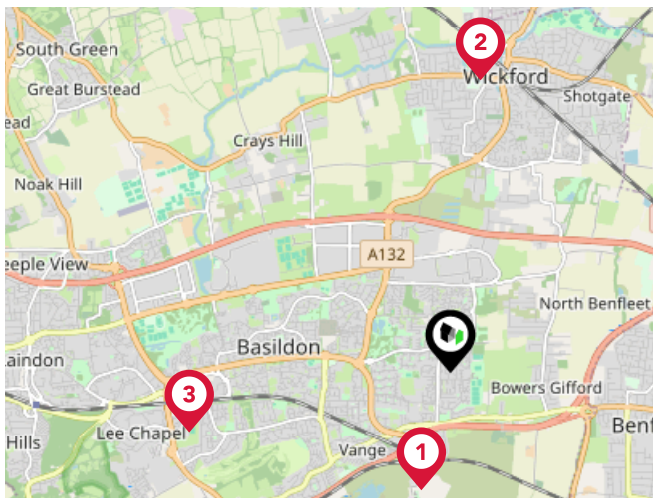
Area Schools



		Nursery	Primary	Secondary	College	Private
	The Basildon Lower Academy Ofsted Rating: Good Pupils: 788 Distance:1.01	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Greensted Infant School and Nursery Ofsted Rating: Good Pupils: 215 Distance:1.14	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Greensted Junior School Ofsted Rating: Outstanding Pupils: 242 Distance:1.14	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Whitmore Primary School and Nursery Ofsted Rating: Good Pupils: 649 Distance:1.33	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Bardfield Academy Ofsted Rating: Good Pupils: 479 Distance:1.4	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Montgomerie Primary School Ofsted Rating: Good Pupils: 190 Distance:1.53	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Glenwood School Ofsted Rating: Outstanding Pupils: 222 Distance:1.53	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Woodham Ley Primary School Ofsted Rating: Good Pupils: 254 Distance:1.61	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

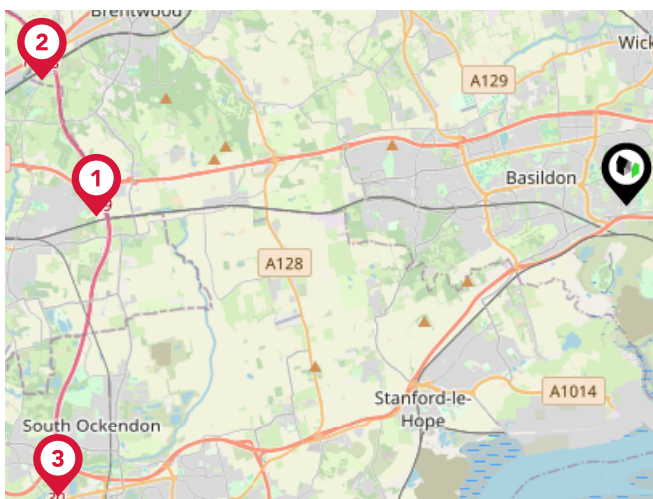
Area

Transport (National)



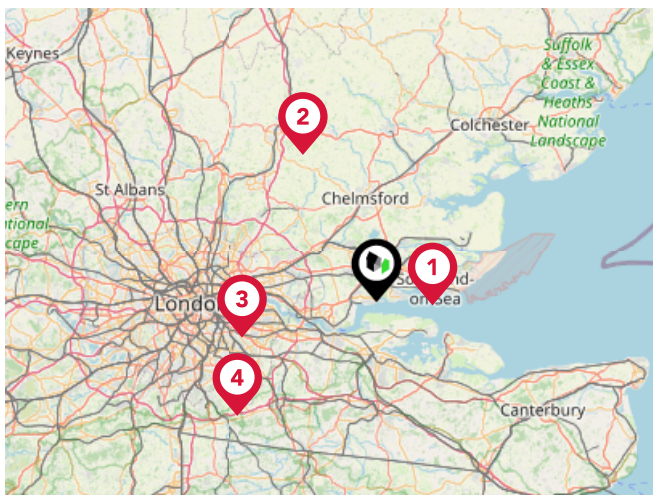
National Rail Stations

Pin	Name	Distance
1	Pitsea Rail Station	1.12 miles
2	Wickford Rail Station	2.71 miles
3	Basildon Rail Station	2.45 miles



Trunk Roads/Motorways

Pin	Name	Distance
1	M25 J29	9.79 miles
2	M25 J28	11.03 miles
3	M25 J30	11.78 miles

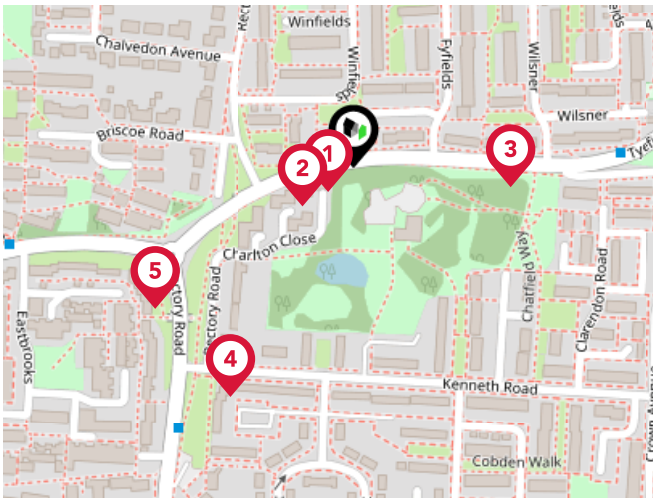


Airports/Helipads

Pin	Name	Distance
1	London Southend Airport	8.2 miles
2	London Stansted Airport	24.29 miles
3	London City Airport	20.52 miles
4	Biggin Hill Airport	26.64 miles

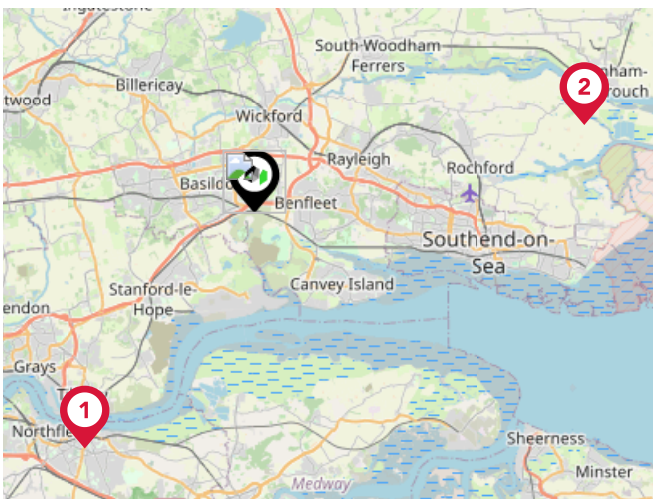
Area

Transport (Local)



Bus Stops/Stations

Pin	Name	Distance
1	Tyefields	0.02 miles
2	Tyefields	0.04 miles
3	Wilsner	0.09 miles
4	Kenneth Road	0.15 miles
5	Kenneth Road	0.14 miles



Ferry Terminals

Pin	Name	Distance
1	Tilbury Ferry Terminal	10.72 miles
2	Wallasea Island Ferry Landing	12.58 miles



Griffin

Griffin are different to other local estate agents in Essex. We conduct our business with a genuine interest in Essex, caring about their local community and getting the best possible price for you.

Griffin have been selling houses locally for over 15 years and have built up an excellent reputation amongst Essex residents.

For those looking to sell their home locally, Griffin offers a free valuation service that allows us to honestly advise sellers on the best price at which to market their home. From there, a dedicated property manager will take care of all viewings and offers to ensure that the process is as stress-free as possible.



Testimonial 1



Every member of the team I dealt with were amazing (Ellie, Demi, Lorna). Our situation was a tricky one with a lot of emotion so to deal with such lovely humans made our process very positive. Information was shared very promptly which allowed my family and I to focus on the other tricky parts of moving property at short notice. Thank you all so much.

Testimonial 2



What a breath of fresh air this agency is. Great staff and communication and Alana was always there to help and reply to any advice that we needed. She really did make our experience so much more simple

Testimonial 3



I'd like to say a big thank you to Robbie. Who helped me and my partner with everything. He was very professional, polite and charismatic. Would definitely recommend Griffin's to friends and Family looking for a home.

Testimonial 4



Perfect and fully professional service. Abi Taylor is the best real property agent I have ever met in my life. Jane Tolentino is the best mortgage specialist I have ever seen. Great team!



/griffinresidentialgroup



/GriffinResGroup



/griffin.residential.group



/company/griffin-residential-grays

Griffin

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.



Contains public sector information licensed under the Open Government License v3.0

The information contained within this report is for general information purposes only and to act as a guide to the best way to market your property for the asking price.

Sprift Technologies Ltd aggregate this data from a wide variety of sources and while we endeavour to keep the information up to date and correct, we make no representations or warranties of any kind, express or implied, about the completeness, accuracy, reliability, of the information or related graphics contained within this report for any purpose.

Any reliance you place on such information is therefore strictly at your own risk. In no event will we be liable for any loss or damage including without limitation, indirect or consequential loss or damage, or any loss or damage whatsoever arising from loss of data or profits arising out of, or in connection with, the use of this report.



UK Government

For helpful advice, see the full checklist for how to rent in the 'How to Rent' guide at the HM Government website:



Griffin

4-6 Queensgate Centre, Orsett Road,
Grays, Essex RM17 5DF
01375 397872
toni@griffingroup.co.uk
www.griffingroup.co.uk



Valuation Office
Agency

