Moverly

Material Information Certificate

Address Source: HM Land Registry		
	10AFore StreetPlymptonPlymouthCity of PlymouthPL7 1NA	
	UPRN: 10090563754	
EP	PC	Source: GOV.UK
0	Current rating: F	
	Potential rating: C	
	Current CO2: 11 tonnes	
	Potential CO2: 3 tonnes	
	Expires: 25 Oct 2031	
	Source: https://find-energy-certificate.service.gov.uk/energy-certificate 4109-1204	e/2064-3910-9200-

NTS Part A

Tenure

Source: HM Land Registry

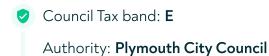
Sreehold

The Freehold land shown edged with red on the plan of the above title filed at the Registry and being Chapel House, 10a Fore Street, Plympton, Plymouth (PL7 1NA). NOTE 1: As to the part hatched blue on the title plan only the ground floor is included in the title. NOTE 2: As to the part tinted blue on the title plan only the overhang at first floor level is included in the title.

Title number DN599629.

Absolute Freehold is the class of tenure held by HM Land Registry.

의 Tenure marketed as: Freehold



NTS Part B

Construction Standard construction Property type Aid-terrace, House Floorplan: To be provided Parking 🙁 Garage, Off Street, On Street Electricity Connected to mains electricity Water and drainage Connected to mains water supply Mains surface water drainage: Yes Sewerage: Connected to mains sewerage Heating Central heating, Mains gas

Heating features: **Open fire**

The property has Superfast broadband available.

The connection type is "FTTC (Fibre to the Cabinet)".

These are the fastest estimated speeds predicted in this area provided by Ofcom. Actual service availability at a property or speeds received may be different.

NAME	Standard
MAX DOWNLOAD	16 Mb
MAX UPLOAD	1 Mb
AVAILABILITY	
DETAILS	
NAME	Superfast
MAX DOWNLOAD	36 Mb
MAX UPLOAD	6 Mb
AVAILABILITY	
DETAILS	
NAME	Ultrafast
MAX DOWNLOAD	Unavailable
MAX UPLOAD	Unavailable
AVAILABILITY	×
DETAILS	

Mobile coverage

Actual services available may be different (data provided by Ofcom).

PROVIDER	EE
COVERAGE	Great
SIGNAL STRENGTH	
DETAILS	
PROVIDER	O2
COVERAGE	Great
SIGNAL STRENGTH	1
DETAILS	
PROVIDER	Three
COVERAGE	Great
SIGNAL STRENGTH	
DETAILS	
PROVIDER	Vodafone
COVERAGE	Great
SIGNAL STRENGTH	
DETAILS	

NTS Part C

Building safety issues

<mark>알</mark> No

Restrictions

Source: HM Land Registry

Title DN599629 contains restrictions or restrictive covenants.

Here is a summary but a property lawyer can advise further: - The property cannot be sold by a single owner unless authorised by a court order, except if it's a corporation acting as trustee. - The property cannot be sold or have the charge changed without written consent from National Westminster Bank PLC. - There are restrictions on the maintenance of walls and painting of a garage door, affecting the aesthetics and structure shared with neighbouring lands. - A Transfer dated 22 January 2010 contains additional unspecified restrictive covenants.

Rights and easements

Title DN599629 contains beneficial rights or easements.

Here is a summary but a property lawyer can advise further:- The right for owners and successors to enter onto certain areas of the property for maintenance and repairs on walls, with proper notice, except in emergencies. - The right to temporarily interrupt owner's use for construction work or repair on neighbouring properties. - The rights for the transferor to have water and sewage drainage across the property and to continue having parts of their building overhang at first floor level.

Public right of way through and/or across your house, buildings or land: **No**

Flood risk

🕑 No

River and sea flooding risk: Very low; Surface water flooding risk: Very low; Reservoir flooding risk: Not at risk; Groundwater flooding risk: Unlikely

History of flooding

No history of flooding has been reported.

Coastal erosion risk

💙 No

Planning and development

<mark>온</mark> No

Listing and conservation

Is a listed buildingGrade II listed. Refer to historic England

In a conservation area Historic village

Accessibility

의 Level access, Ramped access, Wide doorways

Coalfield or mining

No coal mining risk identified

A mining risk (other than coal mining) has been identified

A potential non-coal mining risk has been identified (landslide hazard) - a detailed search report can help to determine the impact.



Moverly has certified this data Accurate as of 21 Mar 2025

The data is aggregated from variety of sources including HM Land Registry, GOV.UK and is accurate at the time of this certificate.

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