

Material Information Certificate

Address Source: HM Land Registry

16 Orchard Road

Brixton

Plymouth

Devon

PL8 2FE

UPRN: 10090534753

EPC Expires soon Source: GOV.UK

Energy Performance Certificate

The EPC certificate has expired and no newer certificate found, we'll keep retrying.

NTS Part A

Source: HM Land Registry **Tenure**



Freehold

The Freehold land shown edged with red on the plan of the above title filed at the Registry and being 16 Orchard Road, Brixton, Plymouth (PL8 2FE).

Title number DN655126.

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

Tenure marketed as: Freehold

Local council Source: Valuation Office Agency

Council Tax band: E

Authority: South Hams District Council

Construction Standard construction

Property type

Detached, House

Floorplan: To be provided

Parking

Garage, Driveway, Gated, Private, Allocated, 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

Broadband Source: Ofcom

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.

ME	Standard
X DOWNLOAD	3 Mb
X UPLOAD	0.5 Mb
AILABILITY	✓
TAILS	
ME	Superfast
X DOWNLOAD	66 Mb
X UPLOAD	16 Mb
AILABILITY	✓
TAILS	
ME	Ultrafast
X DOWNLOAD	Unavailable
X UPLOAD	Unavailable
AILABILITY	×
TAILS	

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

PROVIDER	EE
COVERAGE	Great
SIGNAL STRENGTH	1
DETAILS	
PROVIDER	O2
COVERAGE	Great
SIGNAL STRENGTH	.il
DETAILS	
PROVIDER	Three
COVERAGE	Great
SIGNAL STRENGTH	.il
DETAILS	
PROVIDER	Vodafone
COVERAGE	Great
SIGNAL STRENGTH	.ıl
DETAILS	

NTS Part C

Building safety issues
2) No
Restrictions
① To be provided
Rights and easements
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
2) No
Listing and conservation
2) No
Accessibility
2) None

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 4 Feb 2025

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

Contains HM Land Registry data © Crown copyright and database right 2022. This data is licensed under the Open Government Licence v3.0.