



PROPERTY ADDRESS 7 Candlemas Oaks ..... DATE 14<sup>th</sup> December 23

		DETAILS
<b>PART A</b>		
EPC		C
Price		£675,000
Tenure*		Leasehold
Council Tax Band		F
<b>PART B</b>		
Property Type		Apartment
Materials used in property construction		Conventional
Number and type of rooms		2 bedrooms
Utilities	Electricity supply	EDF
	Sewerage	
	Heating	EDF
	Water supply	Affinity
	Broadband provider	It was Plusnet
	Mobile signal/coverage	
Parking		Garage and visitor parking

\*include any details of inescapable costs such as service charges, ground rents, estate rent charges etc.

<b>PART C</b>		
Building Safety	Unsafe cladding	No
	Asbestos	
	Risk of collapse	No
	At risk wooden decking	No
	Tall building	No
Restrictions/Rights	Listed building	No
	Lease restrictions	Over 55's only
	Development Restrictions	
	Covenants	
	Restriction to title	
	Rights and Easements	
Planning and proposals for development		
Flood risk		
Accessibility/adaptations		

## References

Broadband basics: <https://www.ofcom.org.uk/phones-telecoms-and-internet/advice-for-consumers/advice/broadband-speeds/broadband-basics>

Mobile and broadband checker: <https://checker.ofcom.org.uk/>