

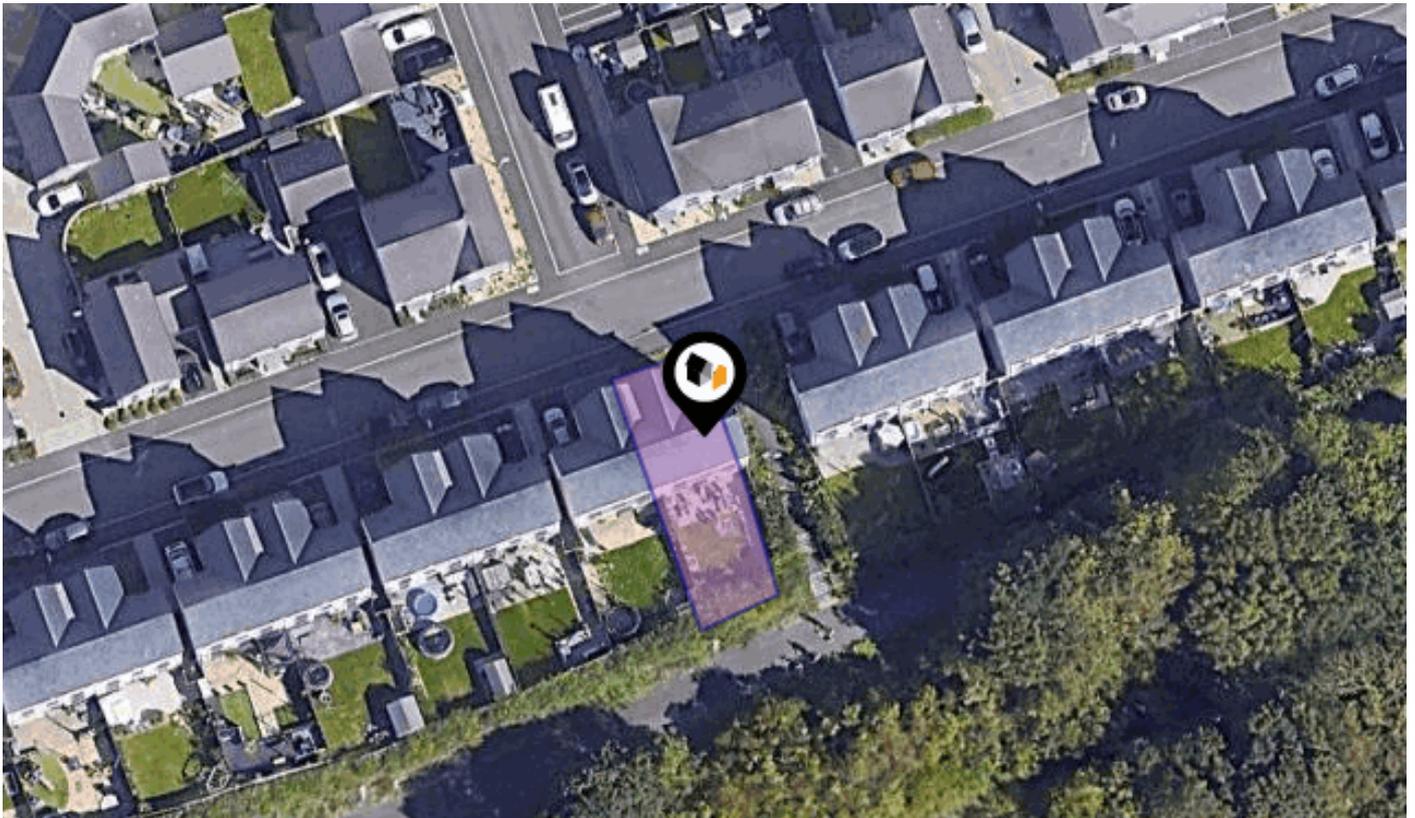


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KFB: Key Facts For Buyers

A Guide to This Property & the Local Area

Wednesday 20th November 2024



KILMAR STREET, PLYMOUTH, PL9

Lang Town & Country

6 The Broadway Plymstock Plymouth PL9 7AU

01752 456000

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Property

Type:	Semi-Detached
Bedrooms:	4
Floor Area:	1,528 ft ² / 142 m ²
Plot Area:	0.04 acres
Council Tax :	Band E
Annual Estimate:	£2,707
Title Number:	DN739732

Tenure: Freehold

Local Area

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

Estimated Broadband Speeds
(Standard - Superfast - Ultrafast)

14 mb/s	79 mb/s	1000 mb/s
		

Mobile Coverage:
(based on calls indoors)



Satellite/Fibre TV Availability:



Kilmar Street, PL9

Energy rating

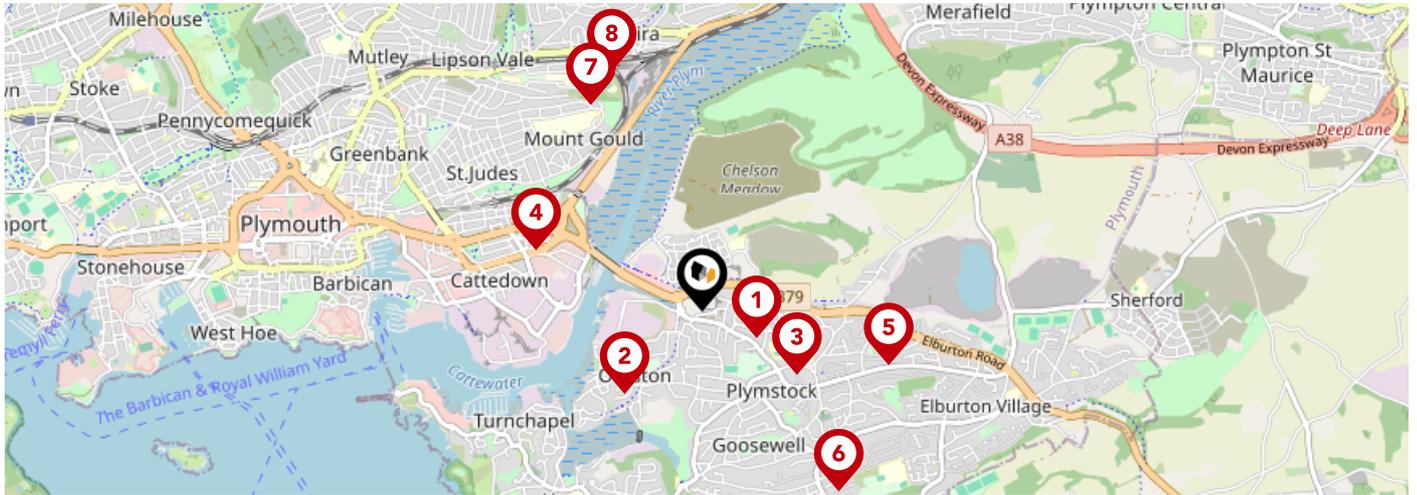
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Valid until 14.12.2025

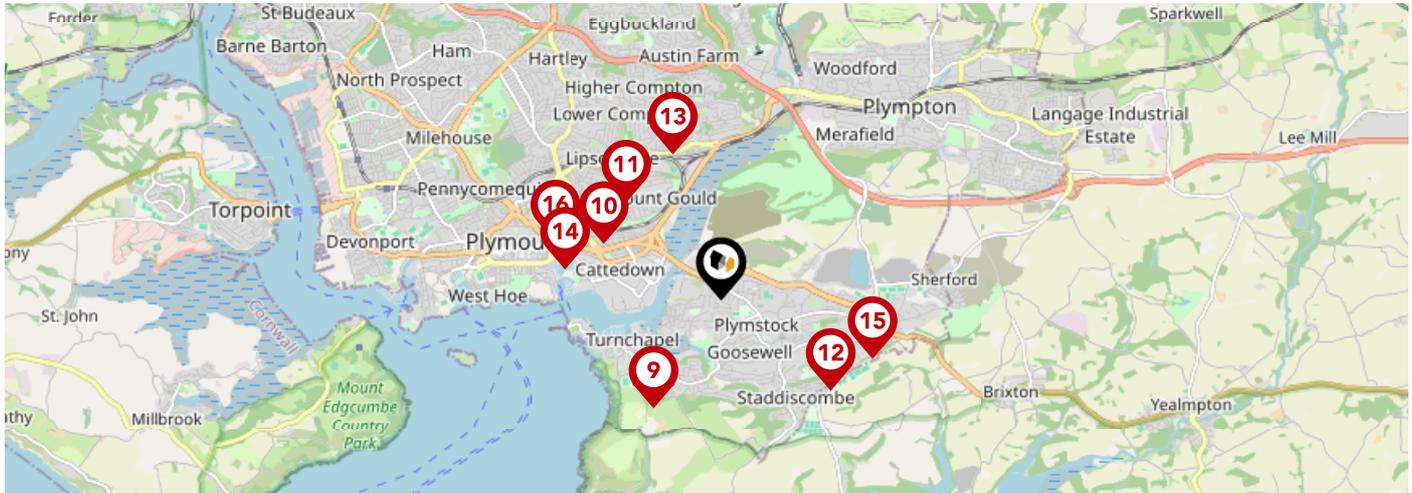
Score	Energy rating	Current	Potential
92+	A		92 A
81-91	B	83 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Additional EPC Data

Property Type:	House
Build Form:	Semi-Detached
Transaction Type:	New dwelling
Energy Tariff:	Standard tariff
Main Fuel:	Mains gas - this is for backwards compatibility only and should not be used
Flat Top Storey:	No
Top Storey:	0
Previous Extension:	0
Open Fireplace:	0
Walls:	Average thermal transmittance 0.29 W/m-Â°K
Walls Energy:	Very Good
Roof:	Average thermal transmittance 0.15 W/m-Â°K
Roof Energy:	Good
Main Heating:	Boiler and radiators, mains gas
Main Heating Controls:	Programmer, room thermostat and TRVs
Hot Water System:	From main system
Hot Water Energy Efficiency:	Good
Lighting:	Low energy lighting in 25% of fixed outlets
Floors:	Average thermal transmittance 0.20 W/m-Â°K
Total Floor Area:	142 m ²

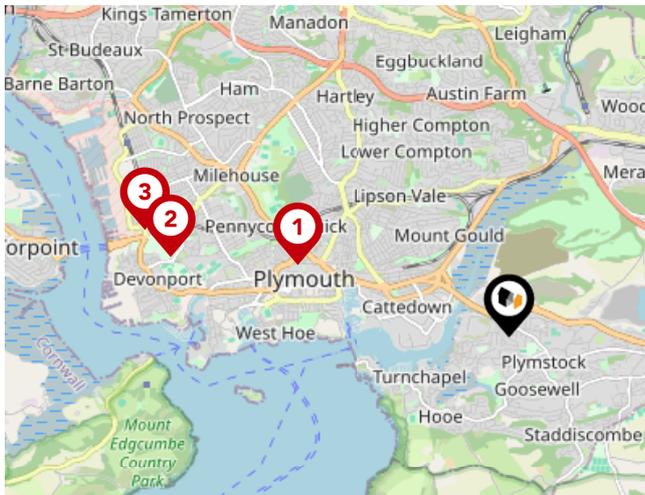


		Nursery	Primary	Secondary	College	Private
1	Pomphlett Primary School Ofsted Rating: Good Pupils: 424 Distance:0.29	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2	Oreston Community Academy Ofsted Rating: Good Pupils: 419 Distance:0.54	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3	Plymstock School Ofsted Rating: Good Pupils: 1671 Distance:0.54	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4	Prince Rock Primary School Ofsted Rating: Outstanding Pupils: 408 Distance:0.83	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5	Morley Meadow Primary School Ofsted Rating: Good Pupils: 224 Distance:0.91	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6	Goosewell Primary Academy Ofsted Rating: Good Pupils: 419 Distance:1.07	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7	Lipson Co-operative Academy Ofsted Rating: Good Pupils: 1102 Distance:1.11	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8	Laira Green Primary School Ofsted Rating: Good Pupils: 230 Distance:1.21	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>



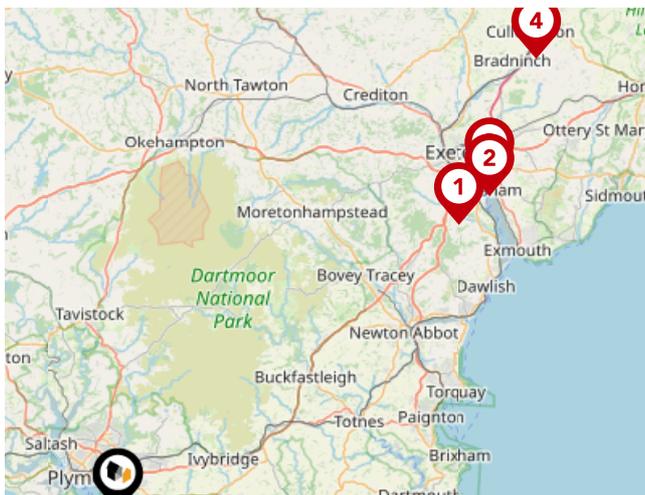
	Nursery	Primary	Secondary	College	Private
 Hooe Primary Academy Ofsted Rating: Good Pupils: 212 Distance:1.21	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 Salisbury Road Primary School Ofsted Rating: Good Pupils: 381 Distance:1.23	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 Lipson Vale Primary School Ofsted Rating: Good Pupils: 405 Distance:1.29	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 Coombe Dean School Ofsted Rating: Good Pupils: 995 Distance:1.34	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 High View School Ofsted Rating: Outstanding Pupils: 356 Distance:1.46	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 Holy Cross Catholic Primary School Ofsted Rating: Good Pupils: 306 Distance:1.49	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 Elburton Primary School Ofsted Rating: Outstanding Pupils: 465 Distance:1.53	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 Mount Street Primary School Ofsted Rating: Good Pupils: 258 Distance:1.65	<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	Plymouth Rail Station	2.1 miles
2	Devonport Rail Station	3.27 miles
3	Dockyard (Plymouth) Rail Station	3.57 miles



Trunk Roads/Motorways

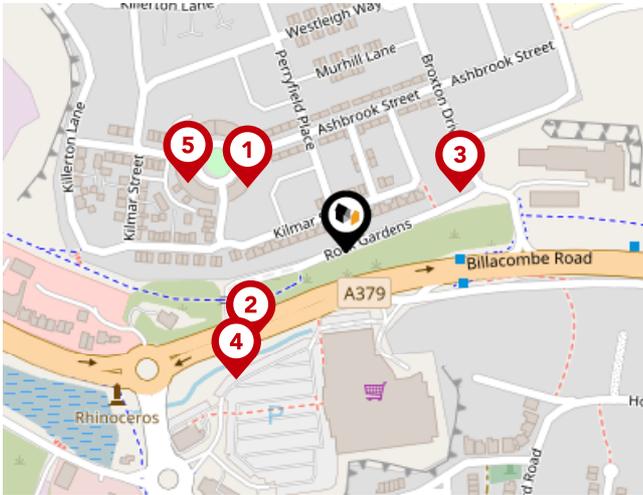
Pin	Name	Distance
1	M5 J31	33.55 miles
2	M5 J30	36.7 miles
3	M5 J29	37.52 miles
4	M5 J28	46.35 miles



Airports/Helipads

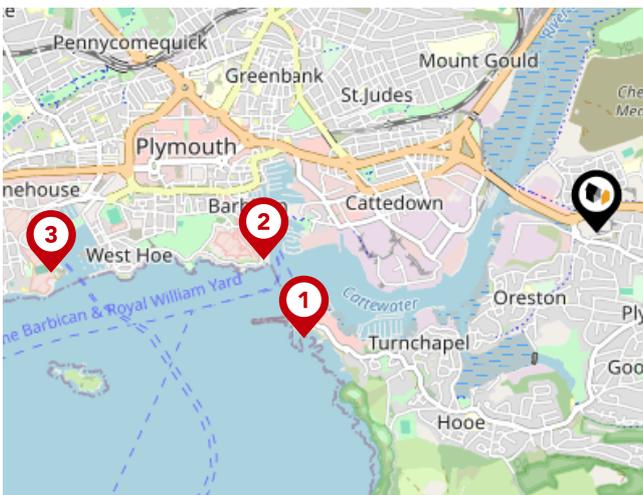
Pin	Name	Distance
1	Glenholt	3.83 miles
2	Exeter Airport	39.12 miles
3	St Mawgan	40.35 miles
4	Joppa	71.8 miles

Area Transport (Local)



Bus Stops/Stations

Pin	Name	Distance
1	Ashbrook Street	0.07 miles
2	Rock Gardens	0.08 miles
3	Broxton Drive	0.08 miles
4	Pomphlett Superstore	0.1 miles
5	Halecombe Road	0.1 miles



Ferry Terminals

Pin	Name	Distance
1	Plymouth Ferry Terminal	2.57 miles
2	Plymouth (Barbican) Landing Stage	1.58 miles
3	Plymouth Mount Batten Ferry Landing	1.47 miles

Important - Please Read

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Lang Town & Country

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