

Address

Source: HM Land Registry

**Flat 6****Bertram House****Ticklemore Street****Totnes****Devon****TQ9 5EJ**UPRN: **100040301917**

EPC

**Energy Performance Certificate**

We checked, and no Energy Performance Certificate was found for this property. We'll keep retrying so when one is registered, we'll fetch it.

NTS Part A

Tenure

Source: HM Land Registry

**Leasehold for DN549310**

The Leasehold land shown edged with red on the plan of the above Title filed at the Registry and being Flat 6 Bertram House, Victoria Street, Totnes and parking space (TQ9 5EJ). NOTE: As to the part tinted blue on the title plan only the first floor flat is included in the title.

Title number DN549310.

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

Freehold for DN139900

Title number not provided.

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

Tenure marketed as: **Leasehold**

Local council

Source: Valuation Office Agency



Council Tax band: **B**

Authority: **South Hams District Council**

Lease length

Source: HM Land Registry



112 years remaining

Started in 1987 with a lease of 150 years.

Ground rent



Not payable

Service charge



£2,303.24 a year

NTS Part B

Construction



Standard construction

Property type



Other build form, Flat

Number of floors: **3**

Entrance on floor: **2**

Has lift: **Yes**

Over commercial premises: **No**

Floorplan: **To be provided**

Parking



Allocated

Controlled parking zone: **Yes**

Electricity



Mains electricity: **Mains electricity supply is connected.**



Solar panels: **No**

Other sources: **To be provided**

Water and drainage



Connected to mains water supply

Mains surface water drainage: **Yes**

Sewerage: **Connected to mains sewerage**

Heating



To be provided



Night storage and Double glazing are installed.

The property has **Ultrafast broadband** available.

The connection type is "FTTP (Fibre to the Premises)".

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	22 Mb
MAX UPLOAD	1 Mb
AVAILABILITY	

DETAILS

NAME	Superfast
MAX DOWNLOAD	Unavailable
MAX UPLOAD	Unavailable
AVAILABILITY	

DETAILS

NAME	Ultrafast
MAX DOWNLOAD	900 Mb
MAX UPLOAD	900 Mb
AVAILABILITY	

DETAILS

Actual services available may be different (data provided by Ofcom).	
PROVIDER	EE
COVERAGE	Great
SIGNAL STRENGTH	
DETAILS	
PROVIDER	O2
COVERAGE	Great
SIGNAL STRENGTH	
DETAILS	
PROVIDER	Three
COVERAGE	Great
SIGNAL STRENGTH	
DETAILS	
PROVIDER	Vodafone
COVERAGE	Great
SIGNAL STRENGTH	
DETAILS	

NTS Part C

Building safety issues

 No

Restrictions

Source: HM Land Registry

Title DN139900 contains restrictions or restrictive covenants.

Here is a summary but a property lawyer can advise further: - The property must not be used for any passenger road transport business. - If the property or any part of it is sold or let, the new owner or tenant must enter into a similar agreement not to use it for passenger road transport and to follow the same restrictions.

Title DN549310 contains restrictions or restrictive covenants.

Here is a summary but a property lawyer can advise further: - The owner must keep to the promises and rules (covenants) set out in the lease and in the deed from 2004, and must make sure future owners do the same.

Rights and easements

Title DN139900 contains beneficial rights or easements.

Here is a summary but a property lawyer can advise further:- The property benefits from rights over neighbouring land, including rights to light and air, drainage, and access for repairs, as set out in the 1959 conveyance. - The property has the benefit of any legal rights reserved by the 2018 transfer. - The property is subject to rights for neighbouring properties to use certain entranceways and forecourts for access, including with vehicles, as set out in various deeds of exchange. - There are rights to use and maintain service installations (such as pipes and cables). - There are rights of way over vehicular entrances, footpaths, and common parts.

Title DN549310 contains beneficial rights or easements.

Here is a summary but a property lawyer can advise further:- The flat benefits from any legal rights (easements) mentioned in the lease, such as access or use of shared areas, and is also subject to rights granted to others by the 2004 deed.

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

Flooding



Flood risk: **A flood risk has been identified.**

The following risks have been identified - a full environmental search which includes flood risks will provide more detail: - Surface water: Very low - Rivers and sea: Low - Reservoirs: At risk - Groundwater: Unlikely



Historical flooding: **History of flooding**

No history of flooding has been reported.



Flood defences: **Flood defences**

Flood defences are installed.

Coastal erosion risk



A coastal erosion risk has been identified.

A full environmental search which includes coastal erosion will provide more detail.

Planning and development



No

Listing and conservation



In a conservation area

Totnes is a designated conservation area, established by Devon County Council on July 11, 1969, to protect its special architecture and historic character.

Accessibility



Ramped access, Lift access

Mining



No coal mining risk identified

No mining risk (other than coal mining) identified

Additional information

Price paid

Source: HM Land Registry



£147,000 (DN549310)

Paid on 8 February 2008

The price stated to have been paid on 18 January 2008 was £147,000.

£20,400 (DN139900)

Paid on 31 July 2001

The price stated to have been paid on 23 July 2001 was £20,400.

Loft access



The property does not have access to a loft.

Outside areas



No outside areas are available

Specialist issues



Asbestos: **No asbestos has been disclosed.**



Japanese Knotweed: **No japanese knotweed has been disclosed.**



Ongoing health or safety issue: **No ongoing health or safety issue has been disclosed.**



Subsidence or structural fault: **No subsidence or structural fault has been disclosed.**



Dry rot, wet rot or damp: **No dry rot has been disclosed.**

Onward chain



Onward chain

This sale is not dependent on completion of the purchase of another property.

Managing agent



Carrick Johnson Management Services Ltd

jasmine.northcott@carrickjohnson.com



Moverly has certified this data

Accurate as of 8 August 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.