

# BARTON FLEMING

INDEPENDENT ESTATE AGENTS

PROPERTY: 7 Jubilee Way OX26 6PN.  
Client: \_\_\_\_\_  
Date: 15-3-24

As required by Trading Standards

## Material Information:

Title: Freehold (Freehold with Fees)  
Leasehold / Leasehold with Commonly held Freehold Share / Leasehold with reciprocating freehold titles (in the case of pairs of maisonettes). *REMUS, approx £250 per year.*  
(ring the appropriate answer(s))

Is the property listed or in a conservation area? Yes  No

E.P.C. Does the property have an in-date Energy Performance Certificate?  Yes  No.  
On the register / Out of date / Needs renewing / Never had an EPC.  
(ring the appropriate answer(s))

Council Tax: Band: D Amount per annum: £ 2276 Council: CHEWELL DC.

Asking Price: £ 385,000 Tag Line: \_\_\_\_\_

Construction: Standard Prefabricated / Steel Frame / Timber / Other Non-Standard  
(ring the appropriate answer(s))

Mains Supplies: Electricity  Yes  No  
Water  Yes  No  
Waste-Water Sewerage  Yes  No  
Mains Gas:  Yes  No  
Telephone:  Yes  No  
Broadband  Yes  No

Broadband: Fibre to the property / Fibre to the cabinet / Copper wire / Dish to Mast / None  
Speed: Standard (10-11 Mbps) / Superfast (24Mbps to 300 Mbps) / Ultrafast (above 300 Mbps)  
Current Supplier: 66.2 mbps fast on 15/3  
(ring the appropriate answer(s)) *Edwin Barton*

Heating Type: Mains Gas to radiators Mains Gas to warm air / Mains Electricity to storage heaters /  
Plug-in electric radiators / Oil / LPG / Wood Burner / Solid Fuel  
Ground Source Heat Pump / Air Source Heat Pump / Electricity from Solar Panels  
(ring the appropriate answer(s))

If Gas: Has the heating/hob/fire been serviced in the past 10 months? Yes  No  *DUE BUT BIVILL BOOK*  
Do you have documentary evidence to support this in the form of an invoice/service record/landlord's gas safety certificate? Yes  No

If Stove: If you have a wood-burner/multifuel stove, do you have a HETAS certificate? Yes / No *N/A.*

Electrics: Do you have an in-date Electrical Safety Inspection Report? Yes  No

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CAN GET TWO SMALL CARS ON DRIVE

Parking: On-the-Plot: No. of spaces including inside any garage: 2 1 + 1 Garage / Driveway / Off-Road

Off-the-Plot: No. of spaces including inside any garage: \_\_\_\_\_ Garage-in-Block / Driveway / Allocated Space(s) / Off Road / Communal /: \_\_\_\_\_

Does the property come with a private electrical car charging point? Yes / No

Issues: Are there any issues from a health and safety perspective? Yes  No

(e.g. Radon Gas, Asbestos, Penetrating or rising damp or condensation, Wet or dry rot, Electrical, Gas, Sewerage or drainage, Animal or plant infestation or nesting, Trees or plants, Subsidence or heave, Roofing or guttering, Glazing & doors) or other: \_\_\_\_\_

Rights etc.: Are there any Rights, Restrictions, Covenants or Wayleaves within the title or, which the property is affected by? Yes  No Details: \_\_\_\_\_

Flooding: Has the property been exposed to flooding in the past 5 years or has insurance ever been refused on grounds of flood risk? Yes  No

Disabled Access: Does the property have any provisions for disabled or limited mobility access?  Yes / No *RAMPED PATH*

Planning: Are there any outstanding planning applications for the property? Yes  No *GRANTED FOR EXTENSION*  
Has any planning application been refused? Yes  No

Declaration:

I declare that I am the lawful owner of this property and to the best of my knowledge the information I have given here is accurate.

Signed: \_\_\_\_\_

Date: \_\_\_\_\_