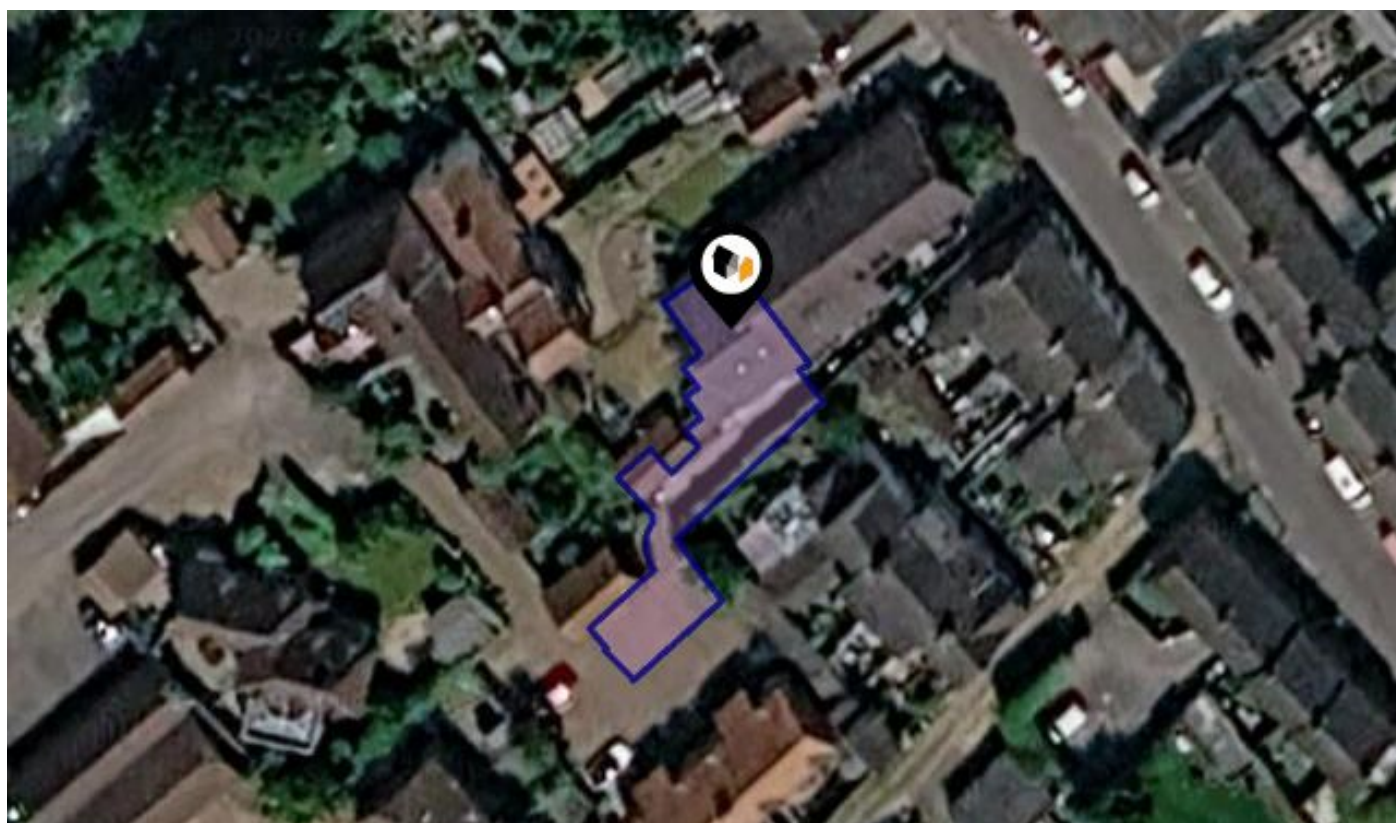




KPF: Key Property Facts

An Analysis of This Property & The Local Area

Monday 03rd August 2026



**2 OLD CHAPEL MEWS, RAMSGATE ROAD, LOUTH, LN11
0NJ**

Landwood Group

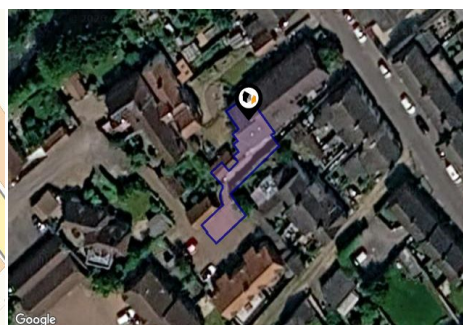
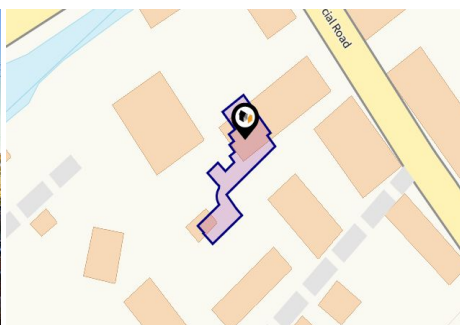
77 Deansgate Manchester M3 2BW

0161 710 2010

Emma.judge@landwoodgroup.com

<https://landwoodgroup.com/>





Property

Type:	Terraced
Bedrooms:	3
Floor Area:	1,001 ft ² / 93 m ²
Plot Area:	0.06 acres
Council Tax :	Band B
Annual Estimate:	£1,770
Title Number:	LL301778
UPRN:	10023186660
Restrictive Covenants:	Yes

Last Sold Date:	13/10/2008
Last Sold Price:	£122,500
Last Sold £/ft ² :	£122
Tenure:	Freehold

Local Area

Local Authority:	Lincolnshire
Conservation Area:	Louth
Flood Risk:	
• Rivers & Seas	Low
• Surface Water	High

Estimated Broadband Speeds (Standard - Superfast - Ultrafast)

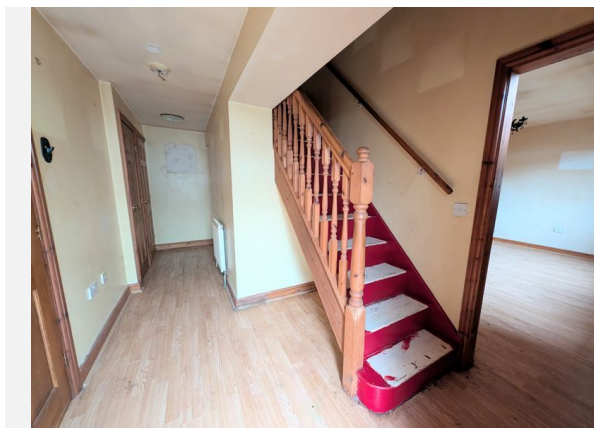
16 mb/s	74 mb/s	10000 mb/s

Mobile Coverage: (based on calls indoors)



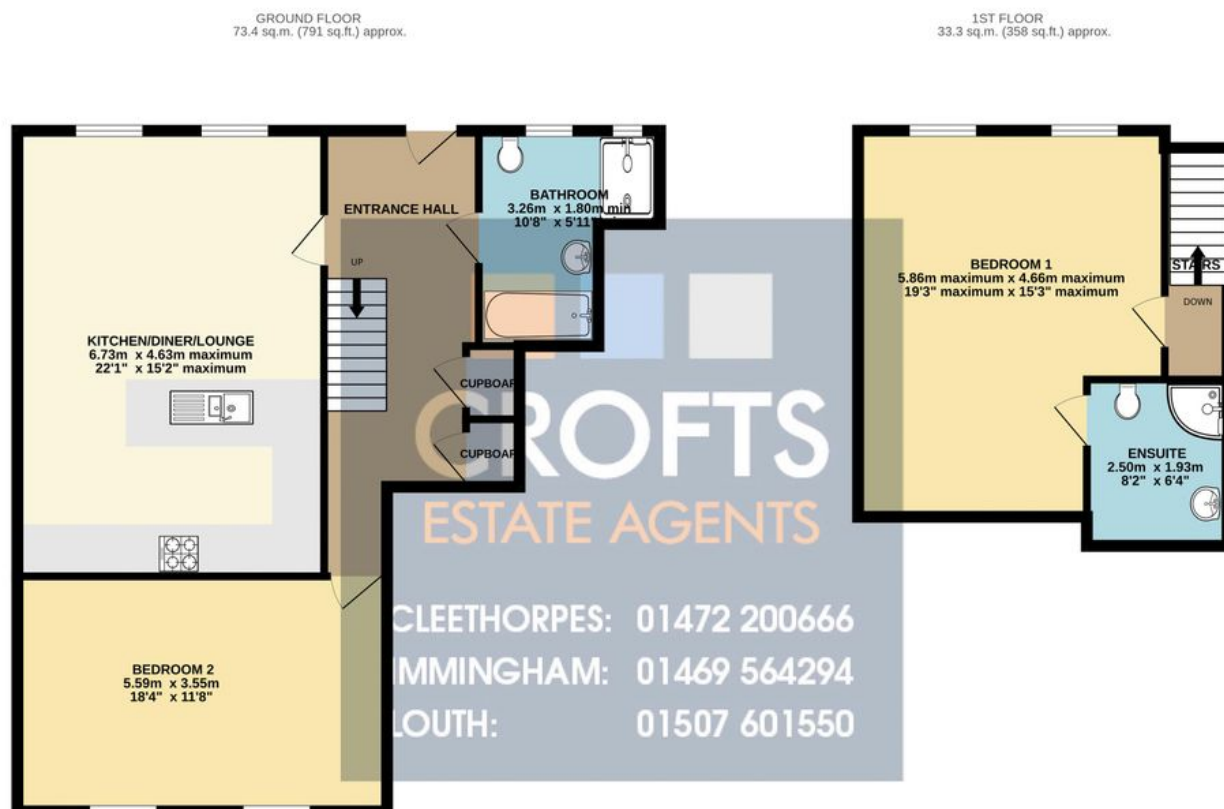
Satellite/Fibre TV Availability:







2 OLD CHAPEL MEWS, RAMSGATE ROAD, LOUTH, LN11 0NJ



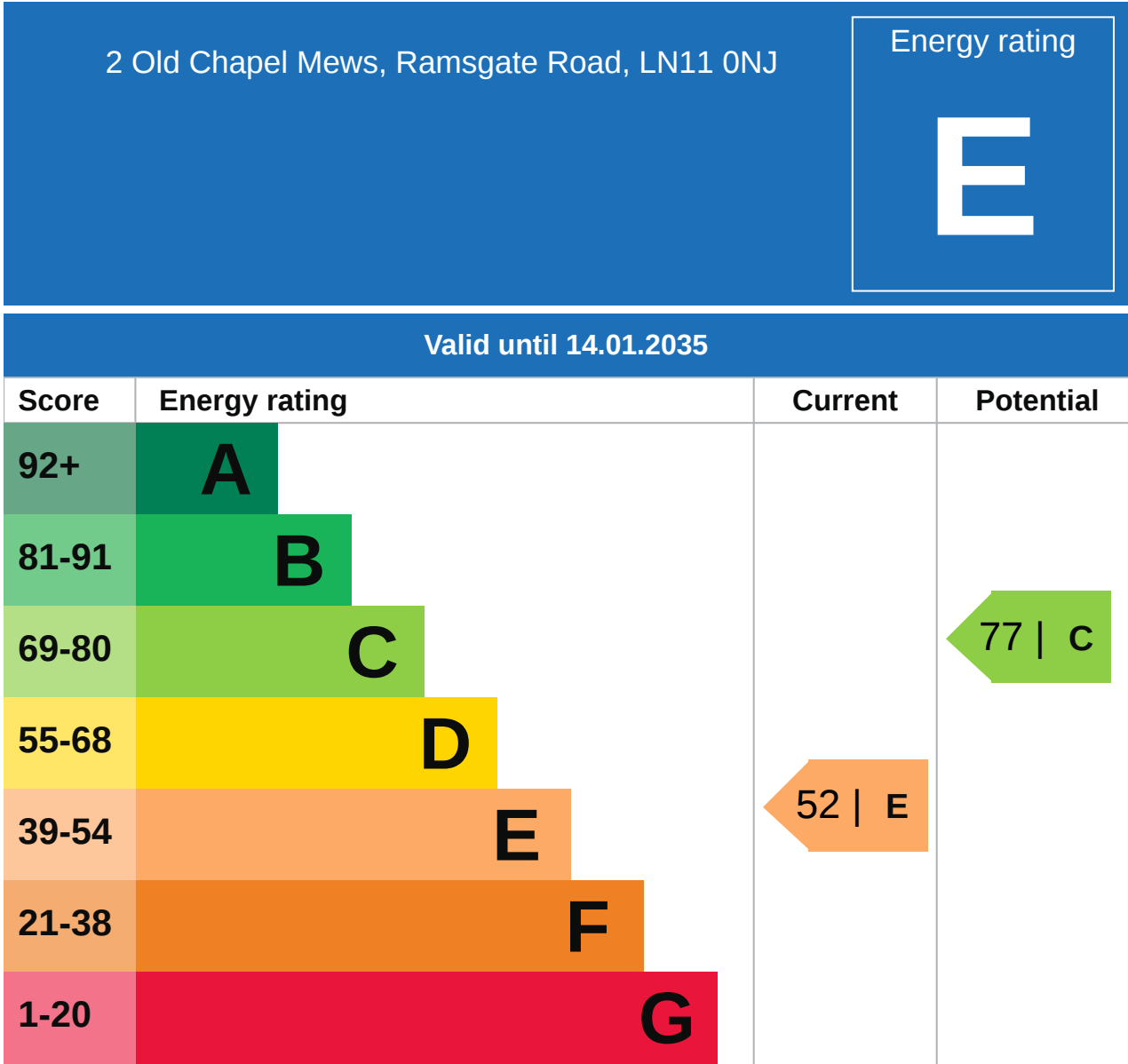
TOTAL FLOOR AREA: 106.7 sq.m. (1149 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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Property
EPC - Certificate

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Property

EPC - Additional Data

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Additional EPC Data

Property Type:	House
Build Form:	Semi-Detached
Transaction Type:	Marketed sale
Energy Tariff:	Unknown
Main Fuel:	Mains gas (not community)
Main Gas:	Yes
Flat Top Storey:	No
Top Storey:	0
Glazing Type:	Double glazing installed during or after 2002
Previous Extension:	0
Open Fireplace:	0
Ventilation:	Natural
Walls:	Solid brick, as built, no insulation (assumed)
Walls Energy:	Poor
Roof:	Pitched, no insulation (assumed)
Roof Energy:	Very Poor
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 all fixed outlets
Floors:	Solid, no insulation (assumed)
Total Floor Area:	93 m ²

Market Sold in Street

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5, Ramsgate Road, Louth, LN11 0NJ					Terraced House	
Last Sold Date:	05/07/2023					
Last Sold Price:	£235,000					
7, Crown Mills, Louth, LN11 0NJ					Flat-maisonette House	
Last Sold Date:	25/01/2022	29/11/2019	31/10/2018	28/07/2017		
Last Sold Price:	£157,500	£153,500	£150,000	£100,000		
5, Crown Mills, Louth, LN11 0NJ					Flat-maisonette House	
Last Sold Date:	02/10/2020	13/07/2018	12/04/2007			
Last Sold Price:	£143,000	£144,000	£120,000			
7, Ramsgate Road, Louth, LN11 0NJ					Terraced House	
Last Sold Date:	30/01/2020	27/11/2018				
Last Sold Price:	£103,000	£58,500				
10, Crown Mills, Louth, LN11 0NJ					Flat-maisonette House	
Last Sold Date:	25/09/2019	11/12/2015				
Last Sold Price:	£127,050	£85,000				
4, Old Chapel Mews, Louth, LN11 0NJ					Semi-detached House	
Last Sold Date:	22/06/2018	12/01/2012	03/04/2009			
Last Sold Price:	£175,000	£142,950	£132,000			
12, Crown Mills, Louth, LN11 0NJ					Flat-maisonette House	
Last Sold Date:	29/03/2018					
Last Sold Price:	£135,000					
1, Old Chapel Mews, Louth, LN11 0NJ					Semi-detached House	
Last Sold Date:	14/12/2017	09/01/2009				
Last Sold Price:	£152,250	£122,500				
2 The Stables, Crown Mills, Ramsgate Road, Louth, LN11 0NJ					Terraced House	
Last Sold Date:	04/08/2017	22/06/2015	09/10/2009	14/01/2002	23/06/1998	17/11/1995
Last Sold Price:	£130,000	£124,995	£112,000	£59,950	£47,000	£43,250
8, Crown Mills, Louth, LN11 0NJ					Flat-maisonette House	
Last Sold Date:	10/01/2017					
Last Sold Price:	£148,000					
3 The Stables, Crown Mills, Ramsgate Road, Louth, LN11 0NJ					Terraced House	
Last Sold Date:	29/07/2016	20/12/2013	27/08/1997			
Last Sold Price:	£237,000	£230,000	£75,000			
3, Old Chapel Mews, Louth, LN11 0NJ					Semi-detached House	
Last Sold Date:	21/12/2009					
Last Sold Price:	£132,000					

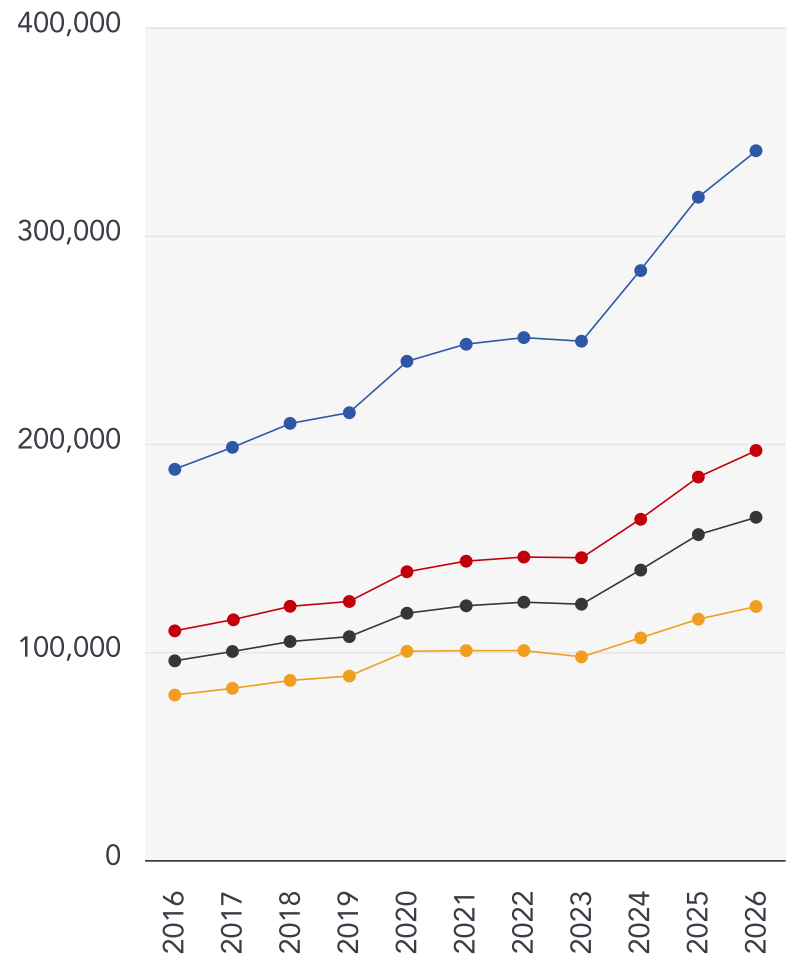
NOTE: In this list we display up to 6 most recent sales records per property, since 1995.

Market

House Price Statistics

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10 Year History of Average House Prices by Property Type in LN11



Detached

+81.54%

Semi-Detached

+78.68%

Terraced

+72.05%

Flat

+53.69%

This map displays nearby coal mine entrances and their classifications.



Mine Entry

- ✕ Adit
- ✕ Gutter Pit
- ✕ Shaft

The Coal Authority has records of over 175,000 mine entries within the UK captured in the National Coal Mining database, derived from sources including abandonment plans, geological and topographical plans.

Coal mining activity is recorded as far back as the 13th century, but prior to 1872 there was no requirement to deposit abandonment plans. It is therefore believed there may be many unrecorded mine entries of which the Authority has no information or knowledge. These entries do not, therefore, appear within the Authority's national dataset as shown on this map.

Maps

Conservation Areas

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This map displays nearby official conservation areas. Every local authority in England has at least one conservation area. Most are designated by the Council as the local planning authority, though Historic England and the Secretary of State also have the power to create them.



Nearby Conservation Areas



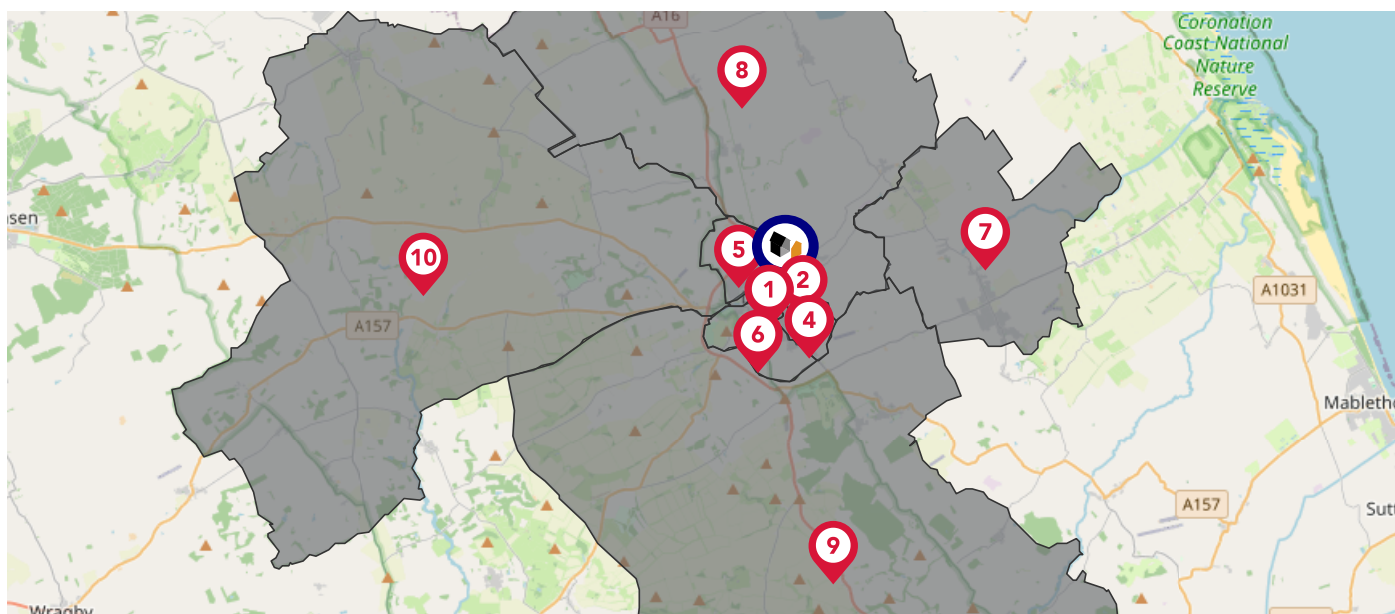
Louth

Maps

Council Wards

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The UK is divided into wards that are used for local elections to elect local government councillors. Sometimes these are known as 'electoral divisions'. Population counts can vary substantially between wards, but the national average is about 5,500



Nearby Council Wards



Priory & St. James' Ward



Trinity Ward



St. Margaret's Ward



St. Michael's Ward



North Holme Ward



St. Mary's Ward



Grimoldby Ward



Fulstow Ward

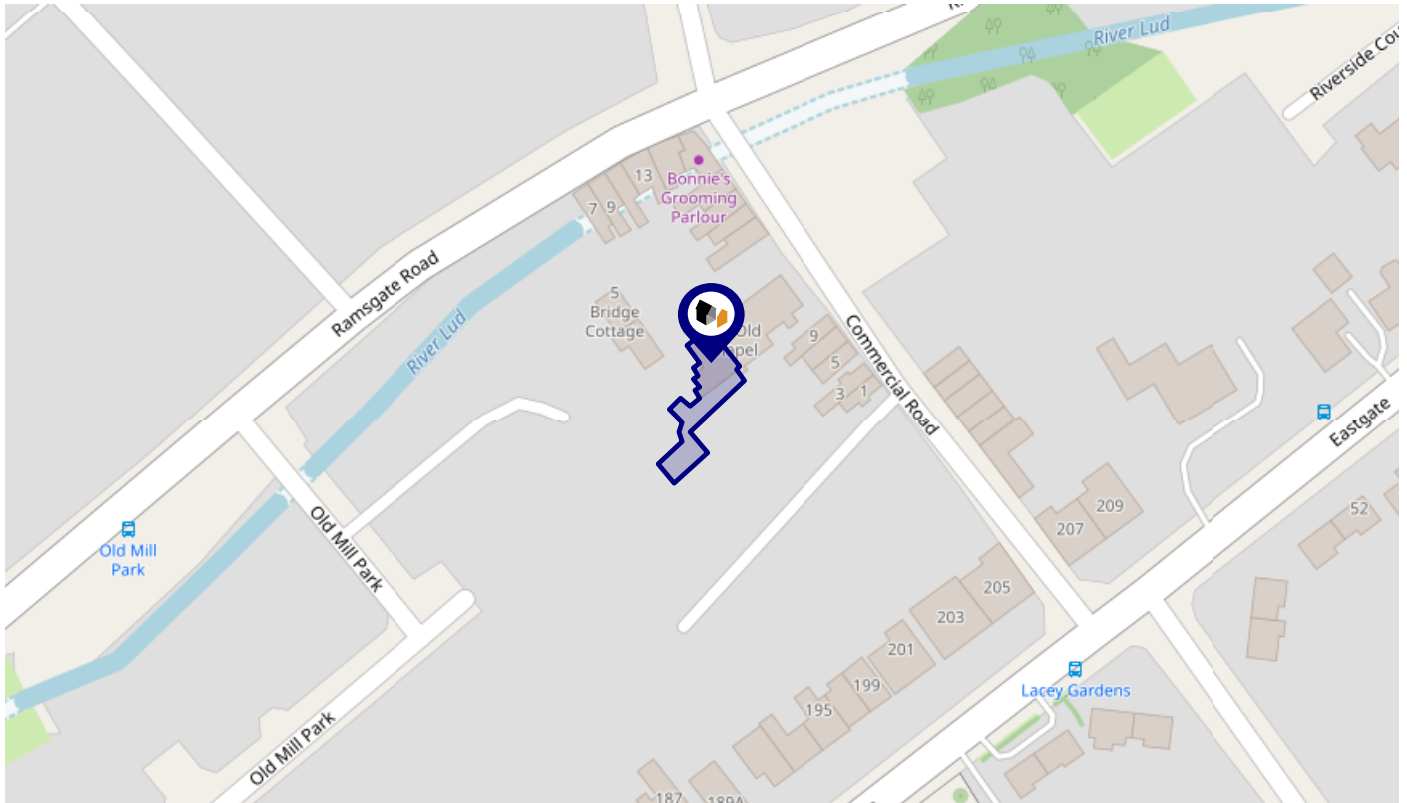


Legbourne Ward



Binbrook Ward

This map displays the noise levels from nearby network rail and HS1 railway routes that affect this property...



Rail Noise Data

This data indicates the level of noise according to the strategic noise mapping of rail sources within areas with a population of at least 100,000 people (agglomerations) and along Network Rail and HS1 traffic routes.

The data indicates the annual average noise levels for the 16-hour period between 0700 - 2300.

Noise levels are modelled on a 10m grid at a receptor height of 4m above ground, polygons are then produced by merging neighbouring cells within the following noise classes:

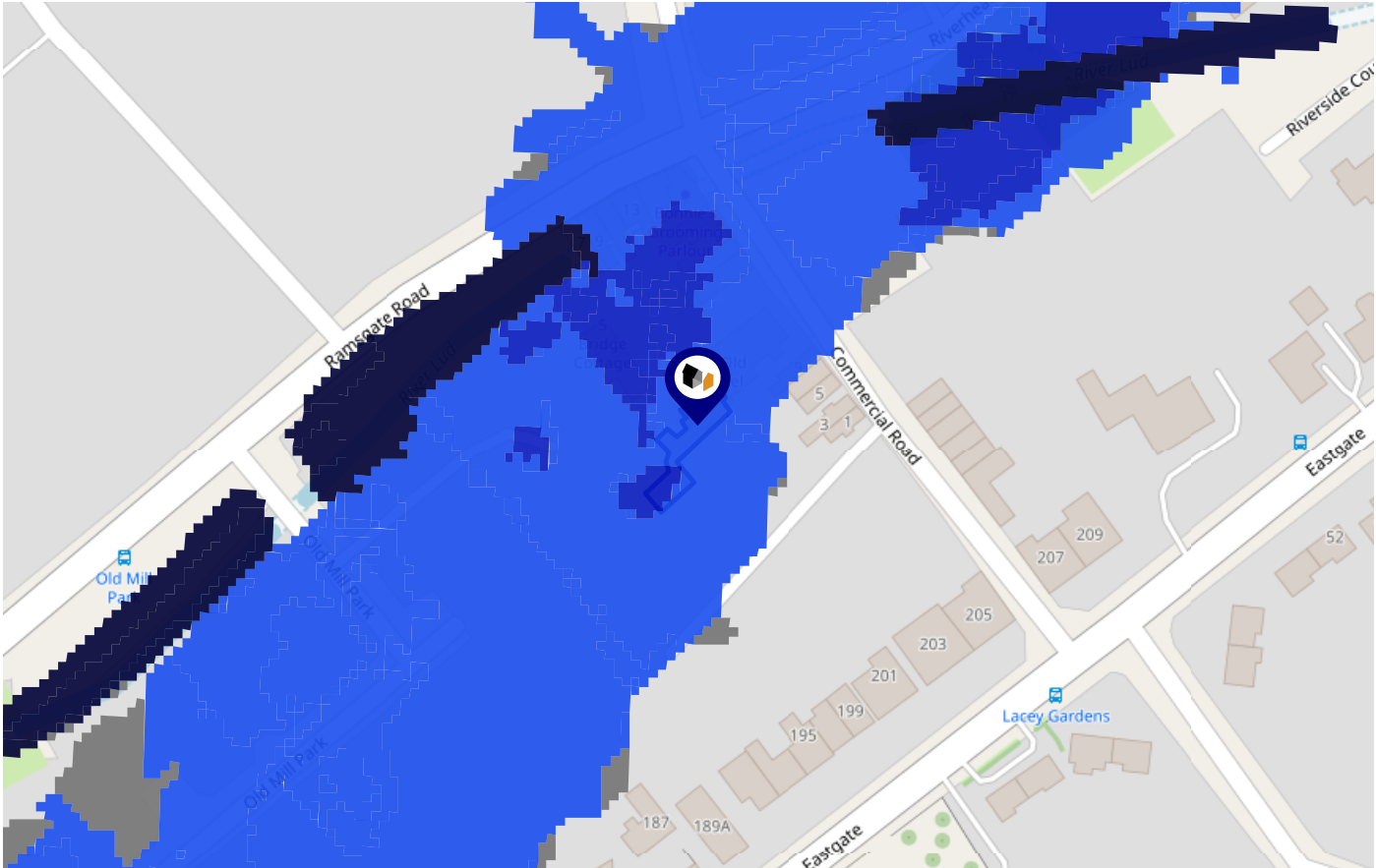
5		75.0+ dB	
4		70.0-74.9 dB	
3		65.0-69.9 dB	
2		60.0-64.9 dB	
1		55.0-59.9 dB	

Flood Risk

Rivers & Seas - Flood Risk

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This map shows the chance of flooding from rivers and / or the sea, taking into account flood defences and their condition.

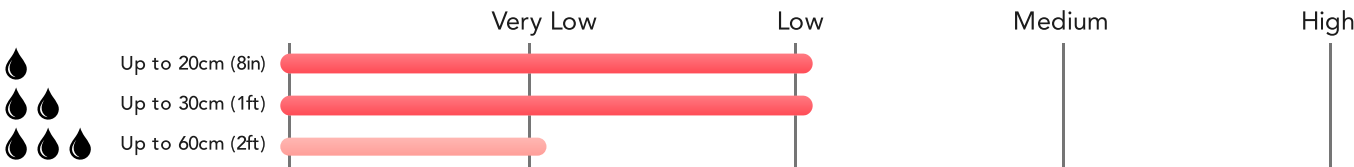


Risk Rating: Low

The map does not contain sufficient information for it to be used to determine flood risk to individual properties, but it does give you an indication of whether your area may be affected by surface water flooding at this risk level.

- High Risk** - an area which has a chance of flooding of greater than 1 in 30 (3.3%) in any one year.
- Medium Risk** - an area which has a chance of flooding of greater than 1 in 100 (1.0%) in any one year.
- Low Risk** - an area which has a chance of flooding of greater than 1 in 1000 (0.1%) in any one year.
- Very Low Risk** - an area in which the risk is below 1 in 1000 (0.1%) in any one year.

Chance of flooding to the following depths at this property:

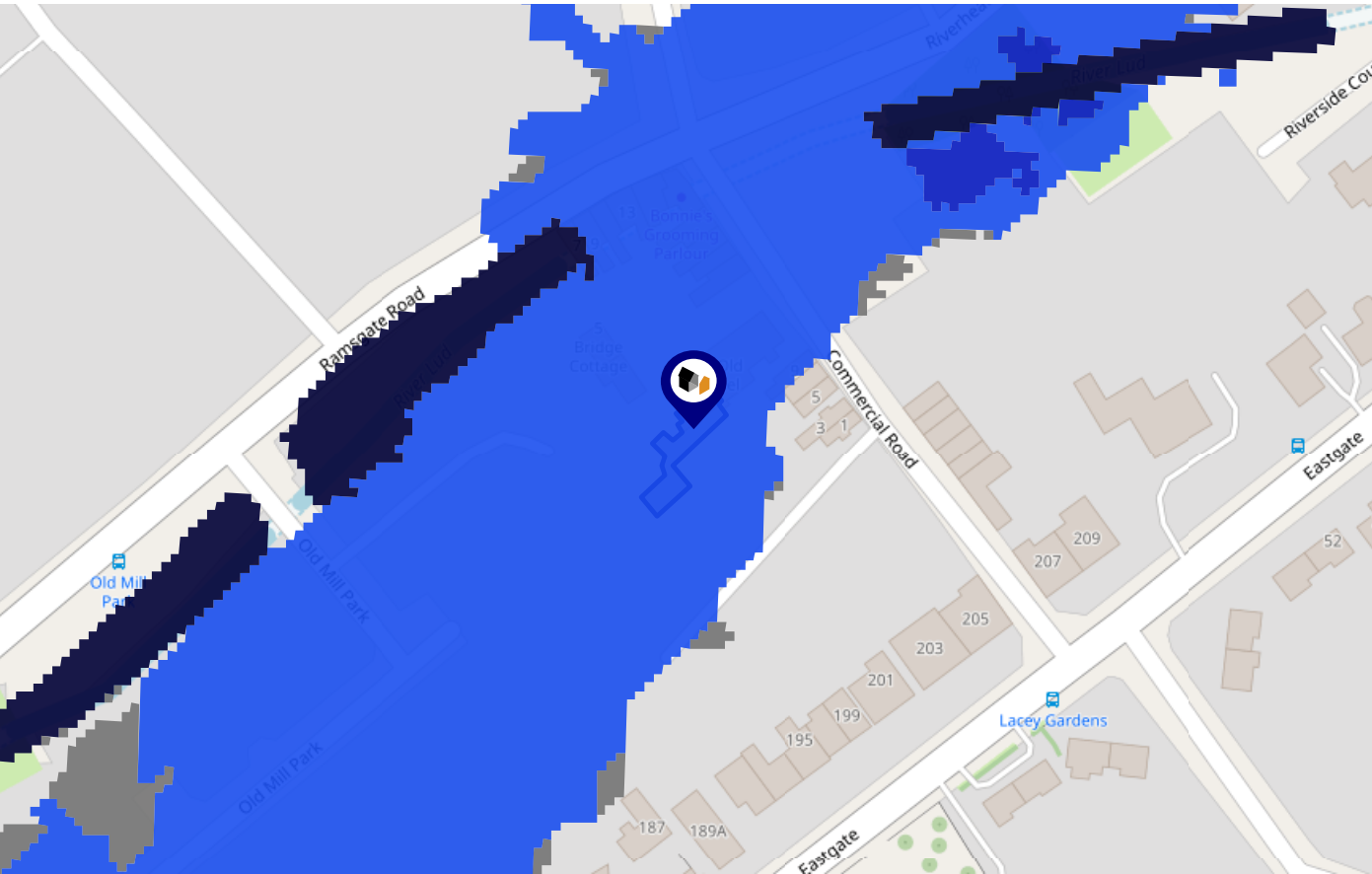


Flood Risk

Rivers & Seas - Climate Change

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This map shows the future chance of flooding from rivers and / or the sea **between 2036 and 2069**, taking into account flood defences and their condition. The government climate change models cannot predict exactly when the chance of flooding will go up. It could happen at any time during the time period.



Risk Rating: Low

The map does not contain sufficient information for it to be used to determine flood risk to individual properties, but it does give you an indication of whether your area may be affected by surface water flooding at this risk level.

- High Risk** - an area which has a chance of flooding of greater than 1 in 30 (3.3%) in any one year.
- Medium Risk** - an area which has a chance of flooding of greater than 1 in 100 (1.0%) in any one year.
- Low Risk** - an area which has a chance of flooding of greater than 1 in 1000 (0.1%) in any one year.
- Very Low Risk** - an area in which the risk is below 1 in 1000 (0.1%) in any one year.

Chance of flooding to the following depths at this property:



KPF - Key Property Facts

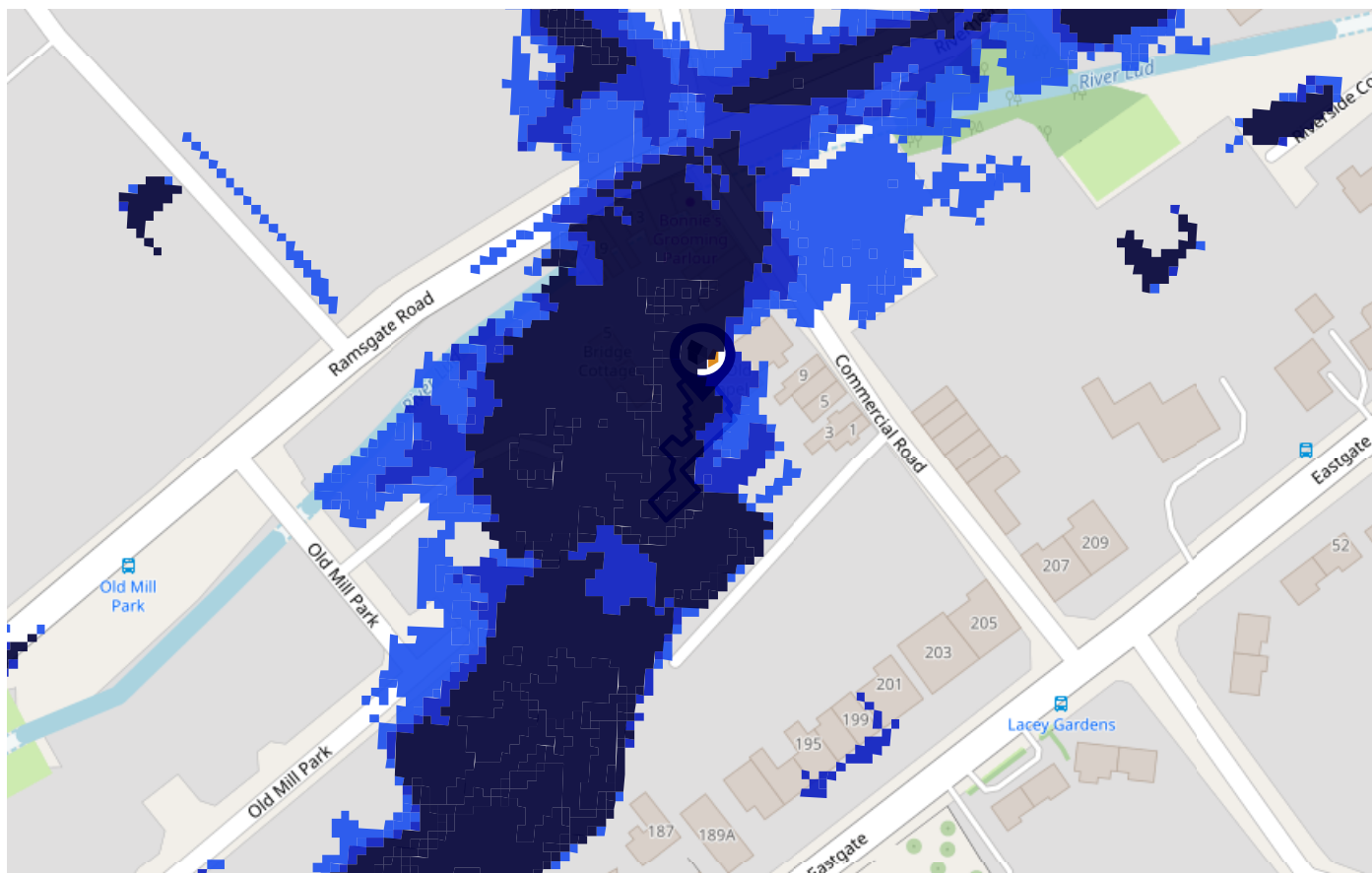
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aprift
Know any property instantly

Flood Risk

Surface Water - Flood Risk

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This map shows the chance of flooding where rainwater has nowhere to drain. This kind of flooding can occur far from rivers or seas.

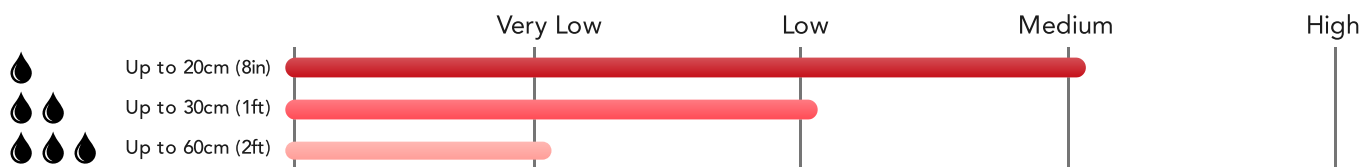


Risk Rating: High

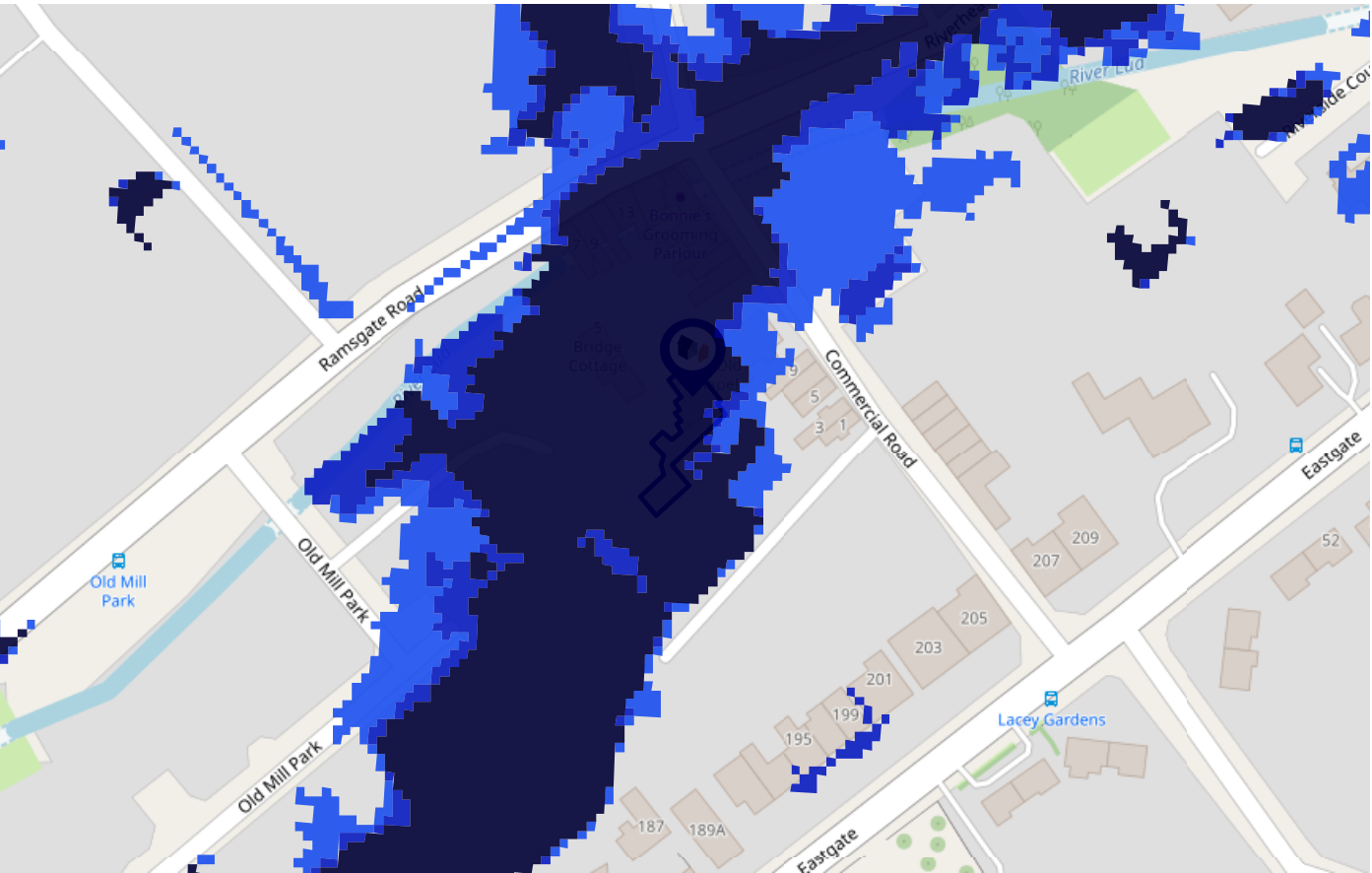
The map does not contain sufficient information for it to be used to determine flood risk to individual properties, but it does give you an indication of whether your area may be affected by surface water flooding at this risk level.

- High Risk** - an area which has a chance of flooding of greater than 1 in 30 (3.3%) in any one year.
- Medium Risk** - an area which has a chance of flooding of greater than 1 in 100 (1.0%) in any one year.
- Low Risk** - an area which has a chance of flooding of greater than 1 in 1000 (0.1%) in any one year.
- Very Low Risk** - an area in which the risk is below 1 in 1000 (0.1%) in any one year.

Chance of flooding to the following depths at this property:



This map shows the future chance of flooding **between 2040 and 2060** where rainwater has nowhere to drain. This kind of flooding can occur far from rivers or seas. The government climate change models cannot predict exactly when the chance of flooding will go up. It could happen at any time during the time period.



Risk Rating: High

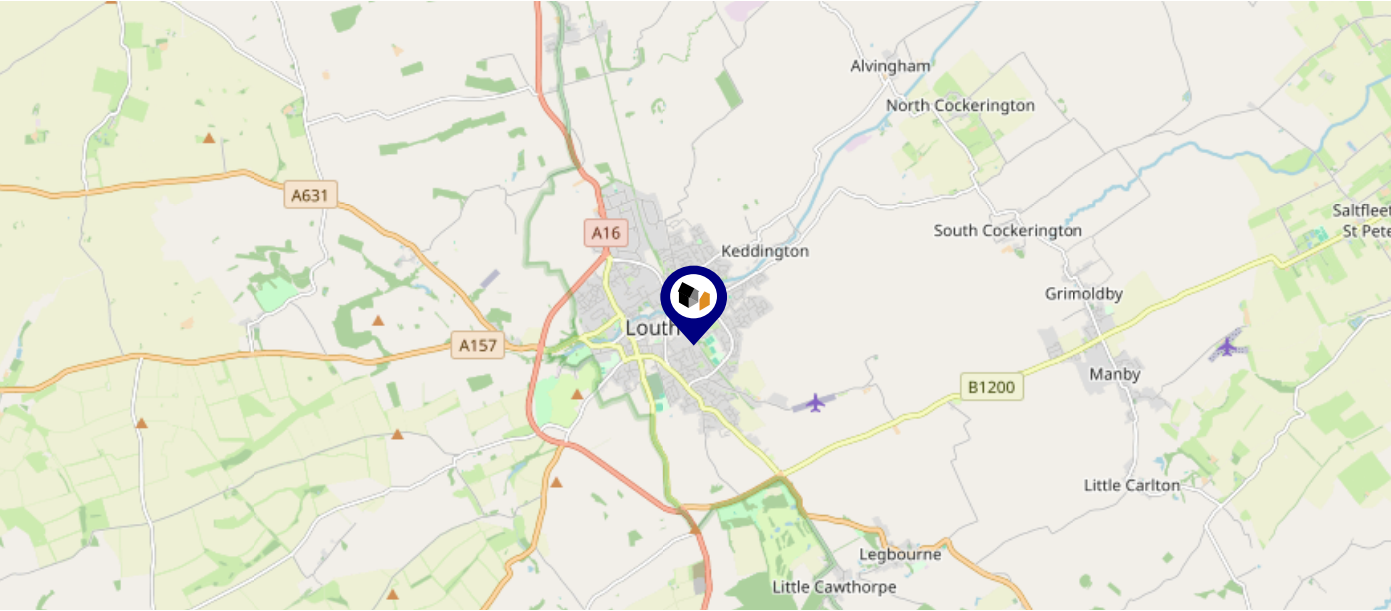
The map does not contain sufficient information for it to be used to determine flood risk to individual properties, but it does give you an indication of whether your area may be affected by surface water flooding at this risk level.

- High Risk** - an area which has a chance of flooding of greater than 1 in 30 (3.3%) in any one year.
- Medium Risk** - an area which has a chance of flooding of greater than 1 in 100 (1.0%) in any one year.
- Low Risk** - an area which has a chance of flooding of greater than 1 in 1000 (0.1%) in any one year.
- Very Low Risk** - an area in which the risk is below 1 in 1000 (0.1%) in any one year.

Chance of flooding to the following depths at this property:



This map displays nearby areas that have been designated as Green Belt...



Nearby Green Belt Land

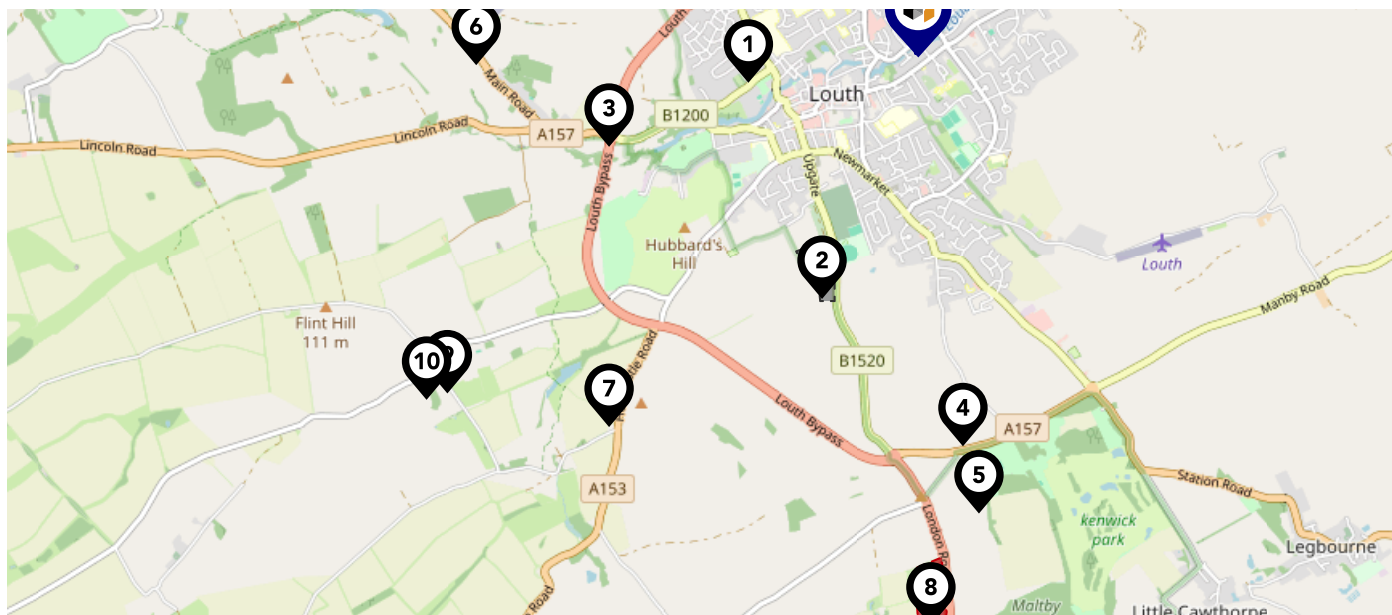
No data available.

Maps

Landfill Sites

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This map displays the location of known landfill sites. Historic sites are where there is no environmental permit in force. Active sites are currently authorised by the Environment Agency under Environmental Permitting Regulations.



Nearby Landfill Sites

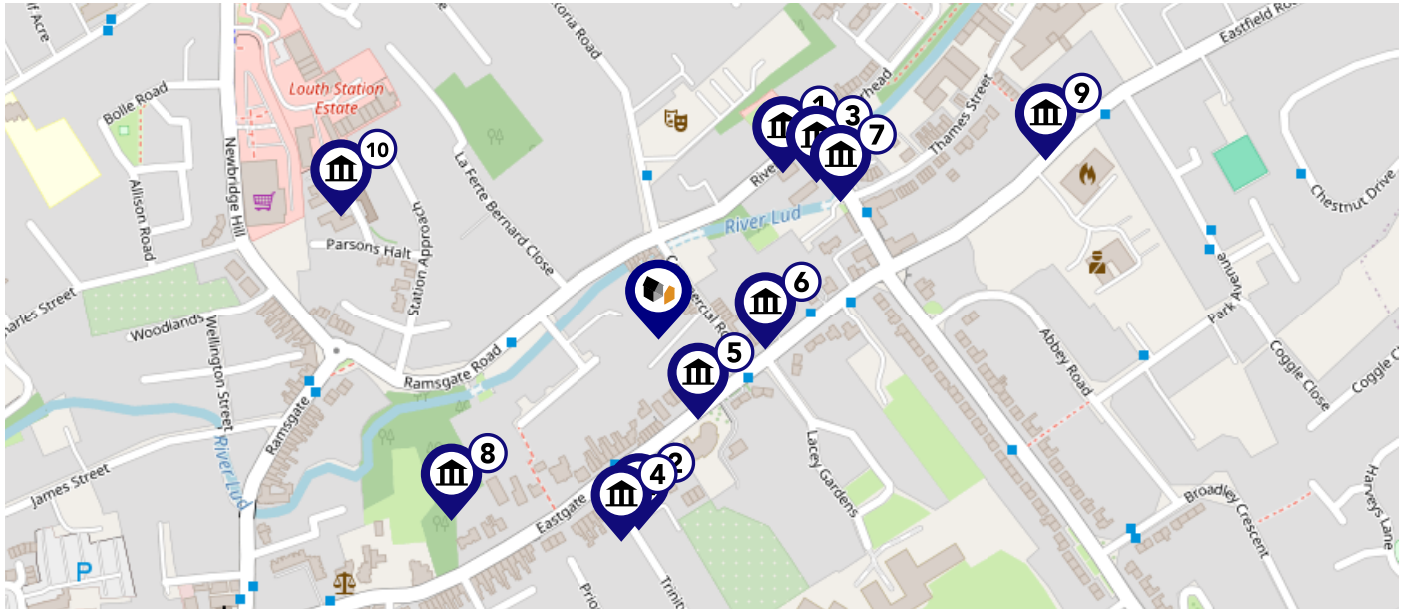
1	Grimsby Road-Louth, Lincolnshire	Historic Landfill	
2	London Road Tip-Louth, Lincolnshire	Historic Landfill	
3	OS Plot No 3728-Elkington Cow Pasture, Pastured Farm, Louth, Lincolnshire	Historic Landfill	
4	EA/EPR/UP3898NG/A001 - Robert Howell Plant Hire	Active Landfill	
5	Kenwick Hall Pit-Kenwick Hall Pit, Louth	Historic Landfill	
6	Welton-Le-Wold-South Elkington, Louth, Lincolnshire	Historic Landfill	
7	Slates Farm-Raithby Top, Louth, Lincolnshire	Historic Landfill	
8	No name provided by source	Active Landfill	
9	Hallington-Hallington, Lincolnshire	Historic Landfill	
10	Mill Paddock-Mill Paddock, Louth, Hallington, Lincolnshire	Historic Landfill	

Maps

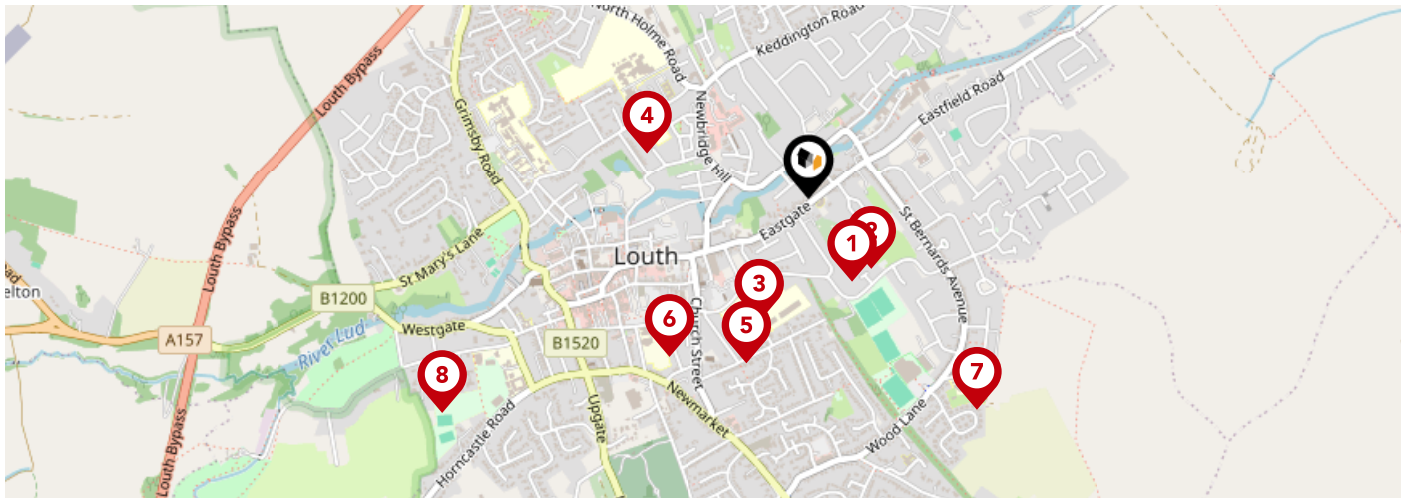
Listed Buildings

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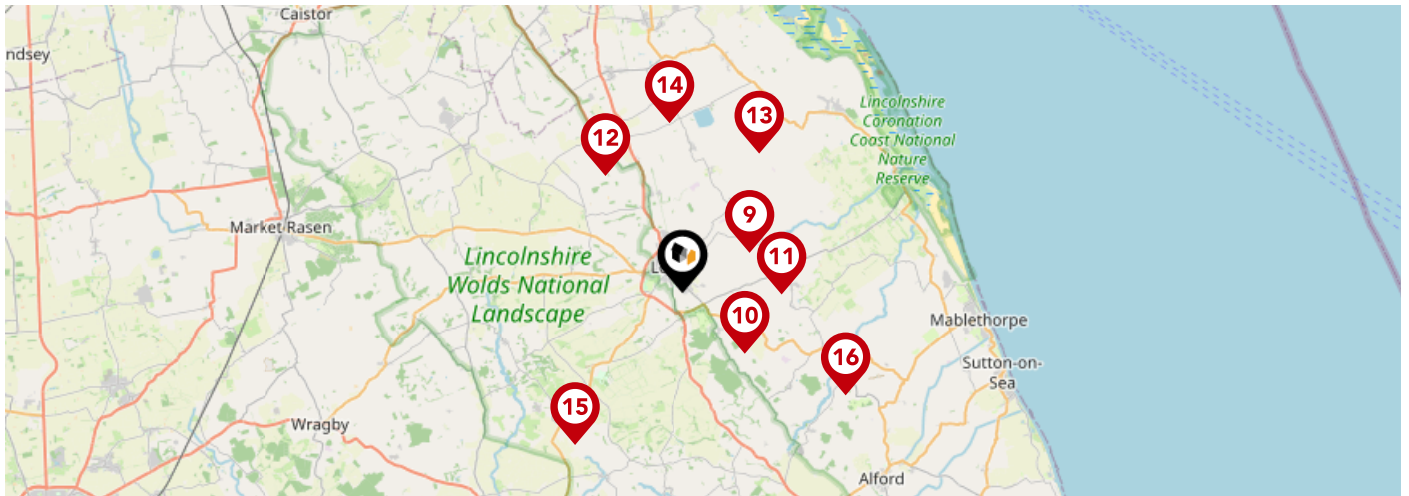
This map displays nearby listed buildings and protected structures, as well as their listed tier and distance from the target property...



Listed Buildings in the local district	Grade	Distance
 1078198 - Woolpack Public House	Grade II	0.1 miles
 1317127 - Nos. 254-256 Eastgate	Grade II	0.1 miles
 1240242 - Navigation Warehouse (formerly Known As Warehouse At The Junction Of Riverhead And Riverhead Road)	Grade II	0.1 miles
 1359881 - Nos. 250-252 Eastgate	Grade II	0.1 miles
 1415995 - 201 Eastgate	Grade II	0.1 miles
 1359906 - Park House	Grade II	0.1 miles
 1261127 - Jacksons Warehouse Formerly Known As Seymour And Castle Warehouse	Grade II	0.1 miles
 1063220 - Mausoleum And Gothic Ruin At The Priory	Grade II	0.1 miles
 1359895 - 35, Eastfield Road	Grade II	0.2 miles
 1063202 - Louth Railway Station	Grade II	0.2 miles



		Nursery	Primary	Secondary	College	Private
1	Eastfield Infants and Nursery Academy Ofsted Rating: Good Pupils: 238 Distance:0.2	☐	☒	☐	☐	☐
2	Lacey Gardens Junior Academy Ofsted Rating: Good Pupils: 329 Distance:0.21	☐	☒	☐	☐	☐
3	Louth Academy Ofsted Rating: Good Pupils: 869 Distance:0.29	☐	☐	☒	☐	☐
4	Greenwich House School Ofsted Rating: Good Pupils: 98 Distance:0.37	☐	☒	☐	☐	☐
5	St Michael's Church of England School, Louth Ofsted Rating: Good Pupils: 307 Distance:0.39	☐	☒	☐	☐	☐
6	Louth Kidgate Primary Academy Ofsted Rating: Outstanding Pupils: 421 Distance:0.47	☐	☒	☐	☐	☐
7	St Bernard's School Ofsted Rating: Good Pupils: 101 Distance:0.6	☐	☐	☒	☐	☐
8	King Edward VI Grammar School Ofsted Rating: Good Pupils: 927 Distance:0.94	☐	☐	☒	☐	☐

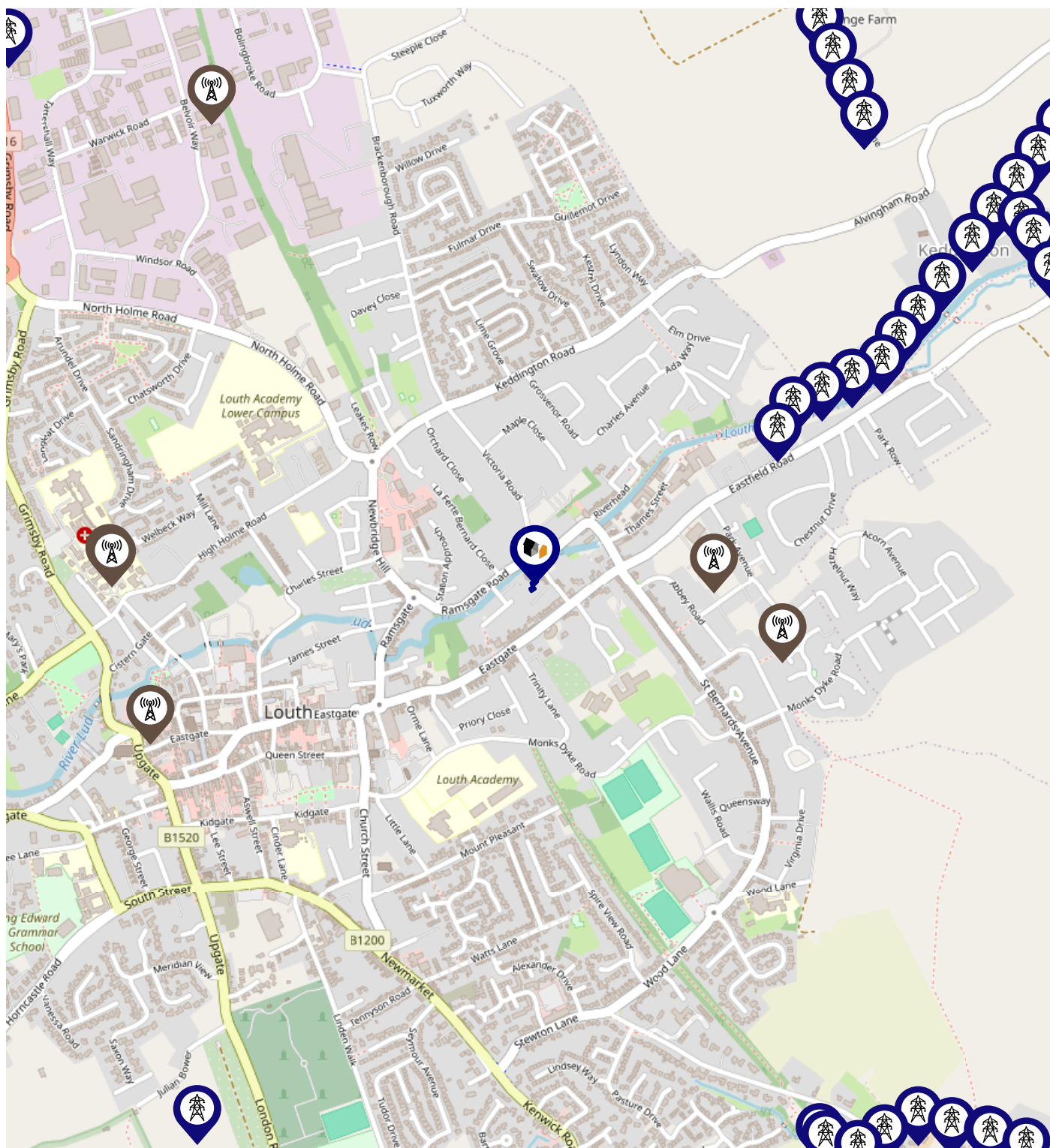


		Nursery	Primary	Secondary	College	Private
	North Cockerington Church of England Primary School Ofsted Rating: Good Pupils: 82 Distance:2.77	☐	☒	☐	☐	☐
	East Wold Church of England Primary School Ofsted Rating: Requires improvement Pupils: 97 Distance:3.09	☐	☒	☐	☐	☐
	Grimoldby Primary School Ofsted Rating: Good Pupils: 211 Distance:3.54	☐	☒	☐	☐	☐
	The Utterby Primary Academy Ofsted Rating: Good Pupils: 69 Distance:4.92	☐	☒	☐	☐	☐
	Grainthorpe Junior School Ofsted Rating: Good Pupils: 42 Distance:5.61	☐	☒	☐	☐	☐
	Fulstow Church of England Primary School Ofsted Rating: Not Rated Pupils: 30 Distance:6.03	☐	☒	☐	☐	☐
	Scamblesby Church of England Primary School Ofsted Rating: Good Pupils: 61 Distance:6.58	☐	☒	☐	☐	☐
	The St Margaret's Church of England School, Withern Ofsted Rating: Good Pupils: 68 Distance:6.85	☐	☒	☐	☐	☐

Local Area

Masts & Pylons

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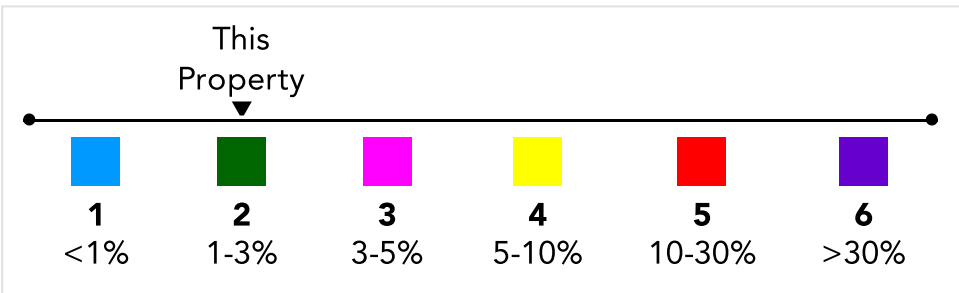
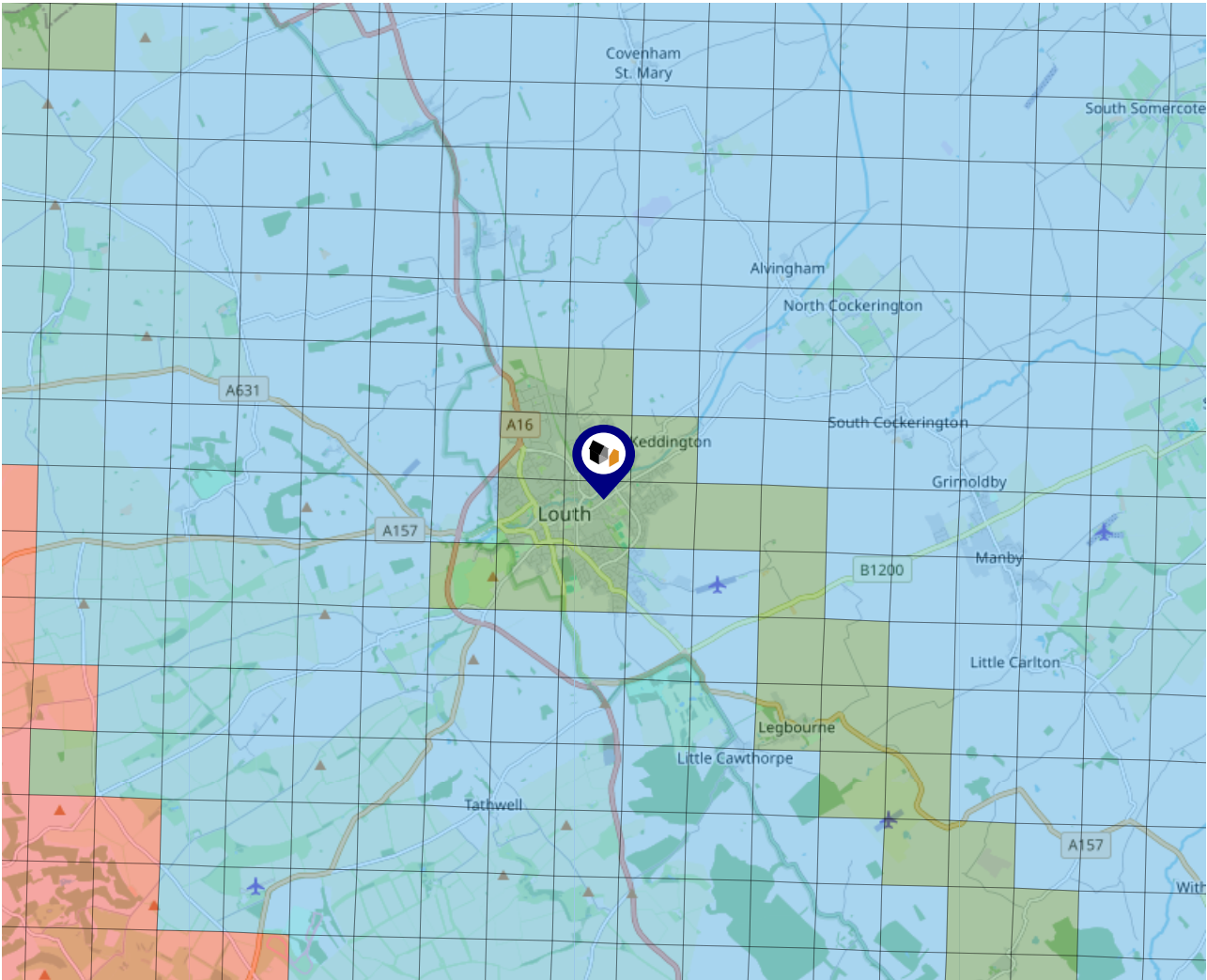


Key:

-  Power Pylons
-  Communication Masts

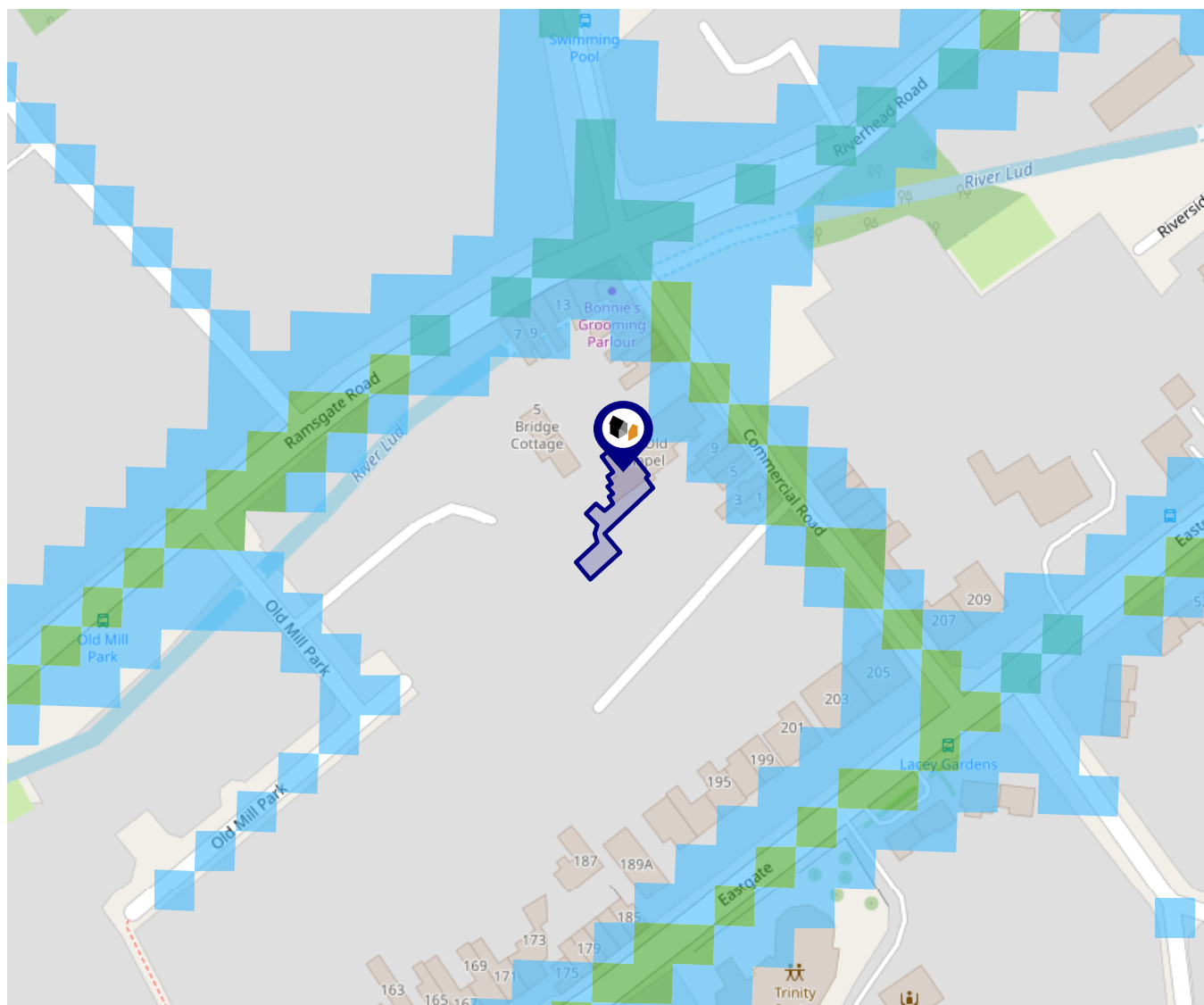
What is Radon?

Radon is a natural radioactive gas, which enters buildings from the ground. Exposure to high concentrations increases the risk of lung cancer. The UK Health Security Agency (UKHSA) recommends that radon levels should be reduced in homes where the annual average is at or above 200 becquerels per cubic metre (200 Bq/m³).

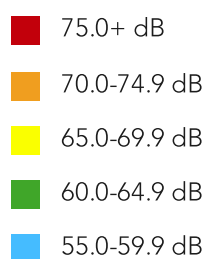


Local Area Road Noise

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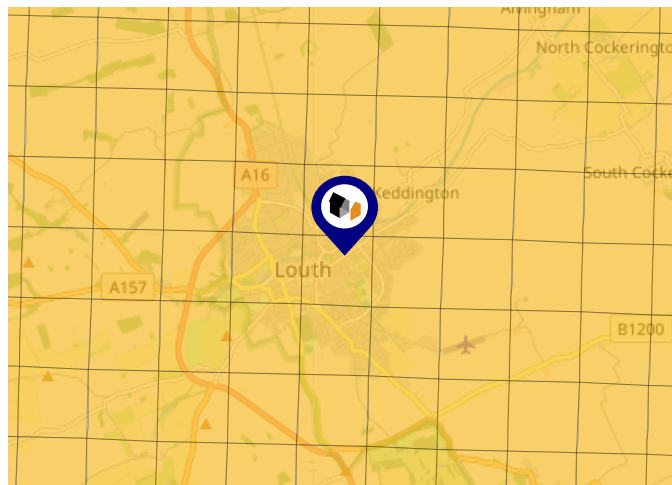


The data indicates the level of noise according to strategic noise sources across all traffic routes. This indicates a 25 house annual average noise level with separate weightings for the evening and the night periods.



Ground Composition for this Address (Surrounding square kilometer zone around property)

Carbon Content:	VARIABLE(LOW)	Soil Texture:	CLAYEY LOAM, LOCALLY
Parent Material Grain:	MIXED (ARGILLIC-RUDACEOUS)	Soil Depth:	CHALKY
Soil Group:	HEAVY		DEEP



Primary Classifications (Most Common Clay Types)

C/M	Claystone / Mudstone
FPC,S	Floodplain Clay, Sand / Gravel
FC,S	Fluvial Clays & Silts
FC,S,G	Fluvial Clays, Silts, Sands & Gravel
PM/EC	Prequaternary Marine / Estuarine Clay / Silt
QM/EC	Quaternary Marine / Estuarine Clay / Silt
RC	Residual Clay
RC/LL	Residual Clay & Loamy Loess
RC,S	River Clay & Silt
RC,FS	Riverine Clay & Floodplain Sands and Gravel
RC,FL	Riverine Clay & Fluvial Sands and Gravel
TC	Terrace Clay
TC/LL	Terrace Clay & Loamy Loess

The Landwood Group logo, consisting of the words "LANDWOOD" and "GROUP" stacked vertically in white, uppercase, sans-serif font, set against a solid orange square background.

Landwood Group

At Landwood Group, we are proud of the work we do and the results we achieve. Clients come to us for services including property and machinery asset valuations and appraisals for secured lending and recovery situations; residential and commercial property management and property and business asset sales.

Working from offices in Manchester and covering all of the UK, place your trust in our highly experienced team to deliver an end to end service that will exceed your expectations.

Our Team

Professional, experienced, friendly, focused and down to earth, Landwood Group staff care about doing the best job we can for you.

The service every client gets is director-led, personal and tailored to them – and our reputation has been built up over many years. We'd love to get to know you and your business better.

Data Quality

We are committed to comprehensive property data being made available upfront to make the home buying and selling process quicker, easier and cheaper. This is why we have partnered with Sprift, the UK's leading supplier of property-specific data.



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