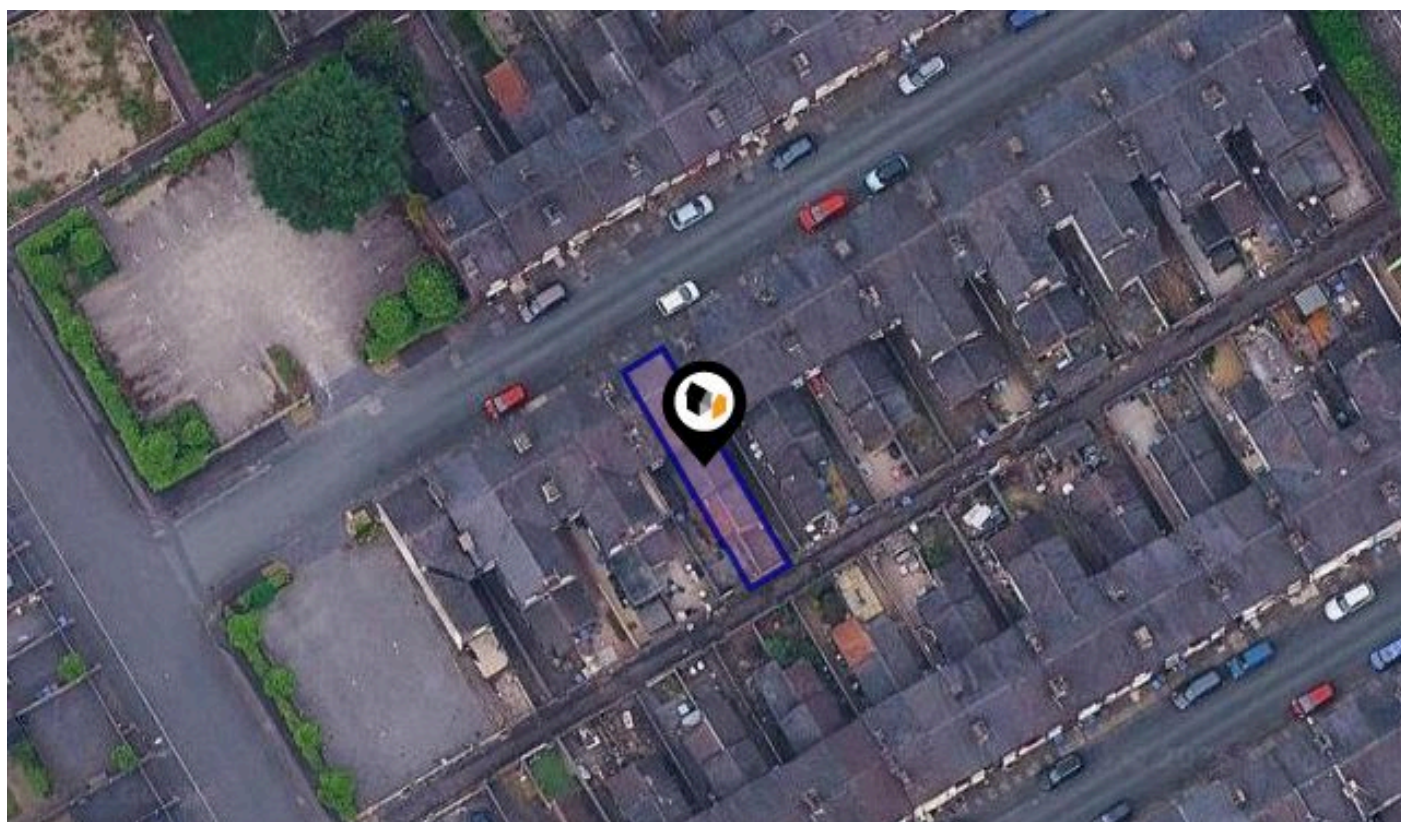




KPF: Key Property Facts

An Analysis of This Property & The Local Area

Saturday 10th January 2026



MORTON STREET, STOKE-ON-TRENT, ST6

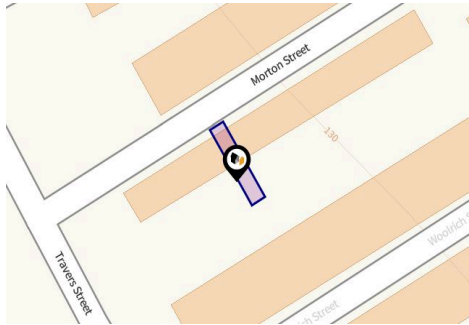
butters john bee

2-6 Tontine Square, Hanley, Stoke-on-trent, Staffordshire, ST1 1NP

01782 470226

hanleyrentals@bjbmail.com

www.buttersjohnbee.com



Property

Type:	Terraced House
Bedrooms:	2
Floor Area:	818 ft ² / 76 m ²
Plot Area:	0.02 acres
Year Built :	1900-1929
Council Tax :	Band A
Annual Estimate:	£1,386
Title Number:	SF86504

Tenure: Freehold

Local Area

Local Authority:	City of stoke-on-trent
Conservation Area:	Trent and Mersey Canal
Flood Risk:	
● Rivers & Seas	Very low
● Surface Water	Very low

Estimated Broadband Speeds
(Standard - Superfast - Ultrafast)

14
mb/s



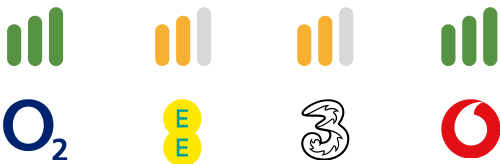
62
mb/s



1000
mb/s



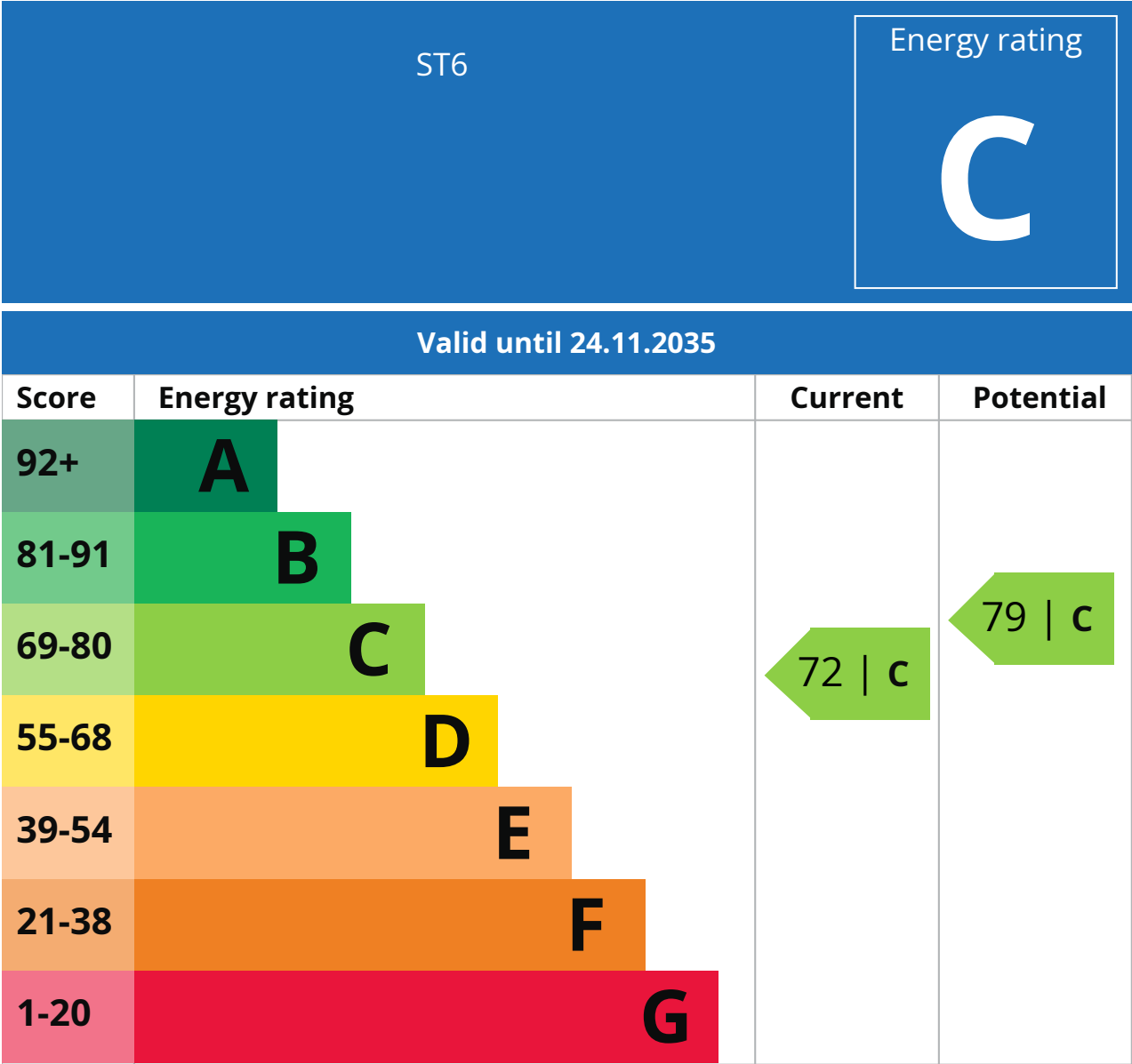
Mobile Coverage:
(based on calls indoors)



Satellite/Fibre TV Availability:



Property
EPC - Certificate



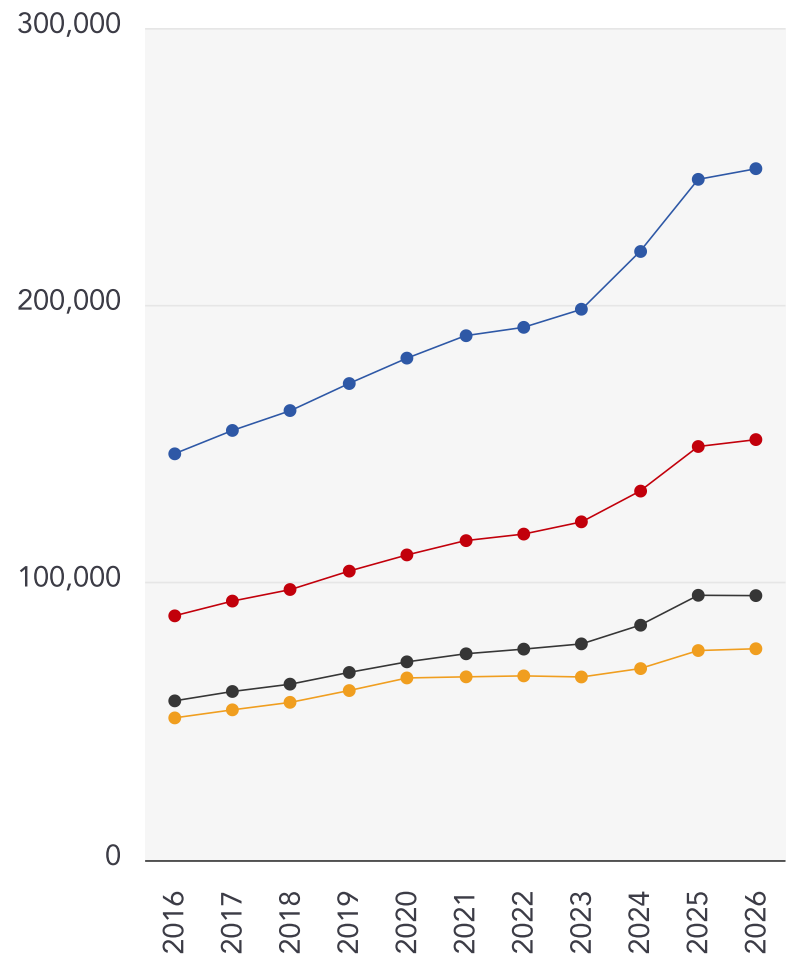
Additional EPC Data

Property Type:	House
Build Form:	Mid-Terrace
Transaction Type:	Marketed sale
Energy Tariff:	Single
Main Fuel:	Mains gas (not community)
Main Gas:	Yes
Previous Extension:	1
Open Fireplace:	0
Walls:	Solid brick, as built, no insulation (assumed)
Walls Energy:	Poor
Roof:	Pitched, 400+ mm loft insulation
Roof Energy:	Very Good
Main Heating:	Boiler and radiators, mains gas
Main Heating Controls:	Programmer, TRVs and bypass
Hot Water System:	From main system
Hot Water Energy Efficiency:	Good
Lighting:	Good lighting efficiency
Floors:	Solid, no insulation (assumed)
Total Floor Area:	76 m ²

Market

House Price Statistics

10 Year History of Average House Prices by Property Type in ST6



Detached

+70.17%

Semi-Detached

+72.14%

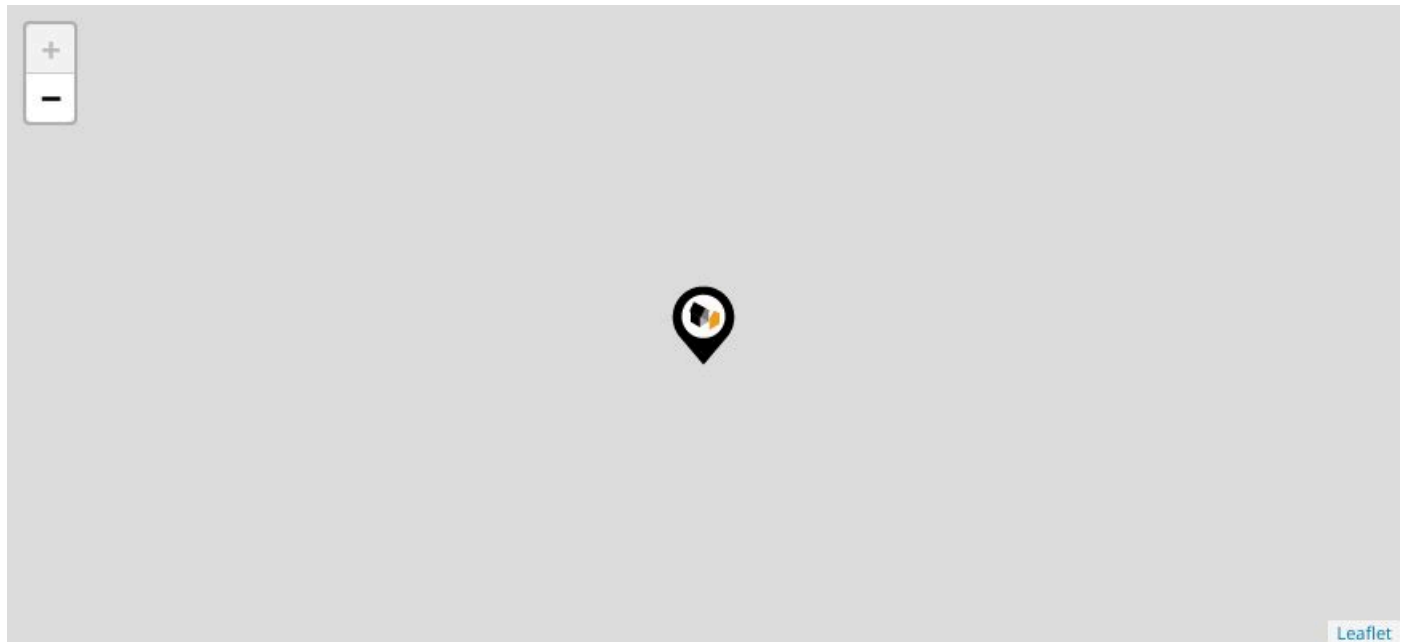
Terraced

+66.07%

Flat

+48.62%

This map displays nearby coal mine entrances and their classifications.



Mine Entry

- ✕ Adit
- ✕ Gutter Pit
- ✕ Shaft

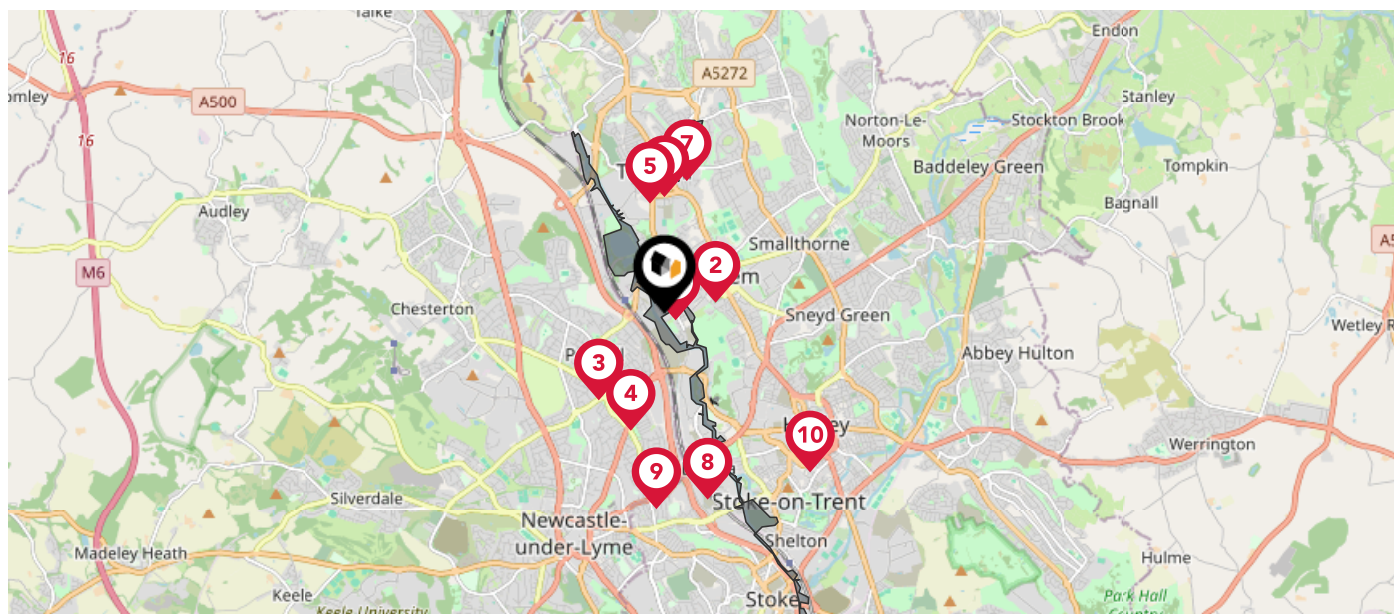
The Coal Authority has records of over 175,000 mine entries within the UK captured in the National Coal Mining database, derived from sources including abandonment plans, geological and topographical plans.

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

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.



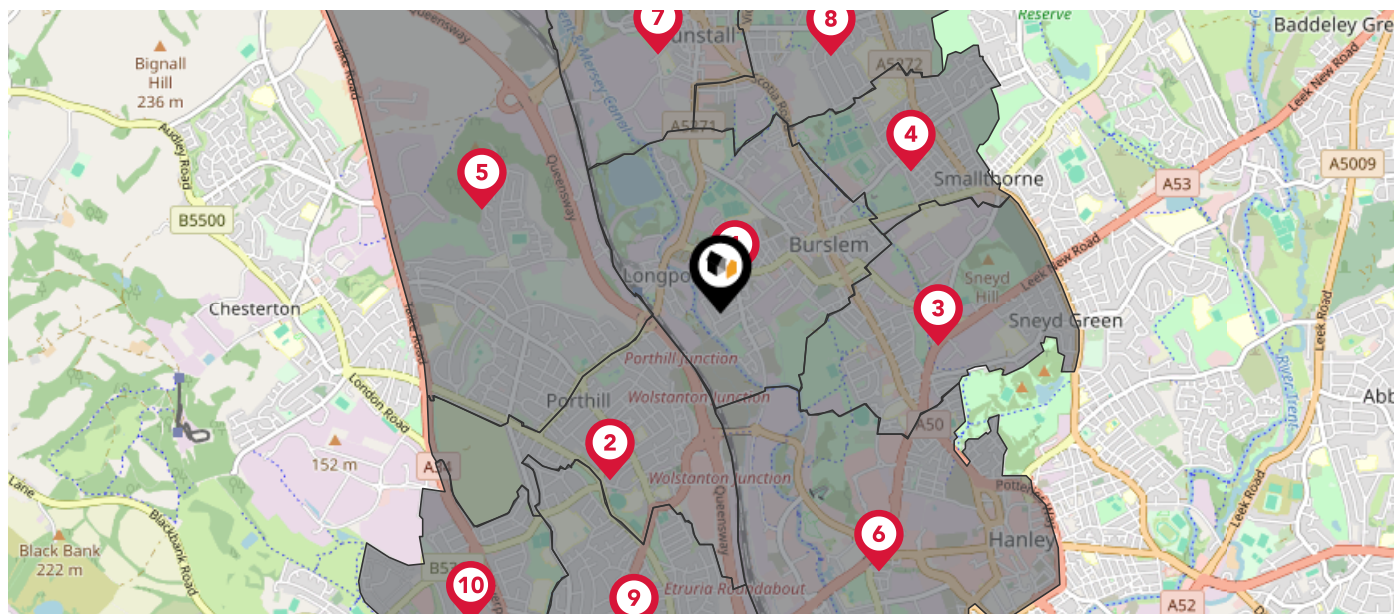
Nearby Conservation Areas

- 1 Newcastle Street
- 2 Burslem Town Centre
- 3 Watlands Park
- 4 Wolstanton
- 5 Tower Square
- 6 Park Terrace
- 7 Victoria Park
- 8 Trent and Mersey Canal
- 9 Basford
- 10 City Centre











Maps

Council Wards

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



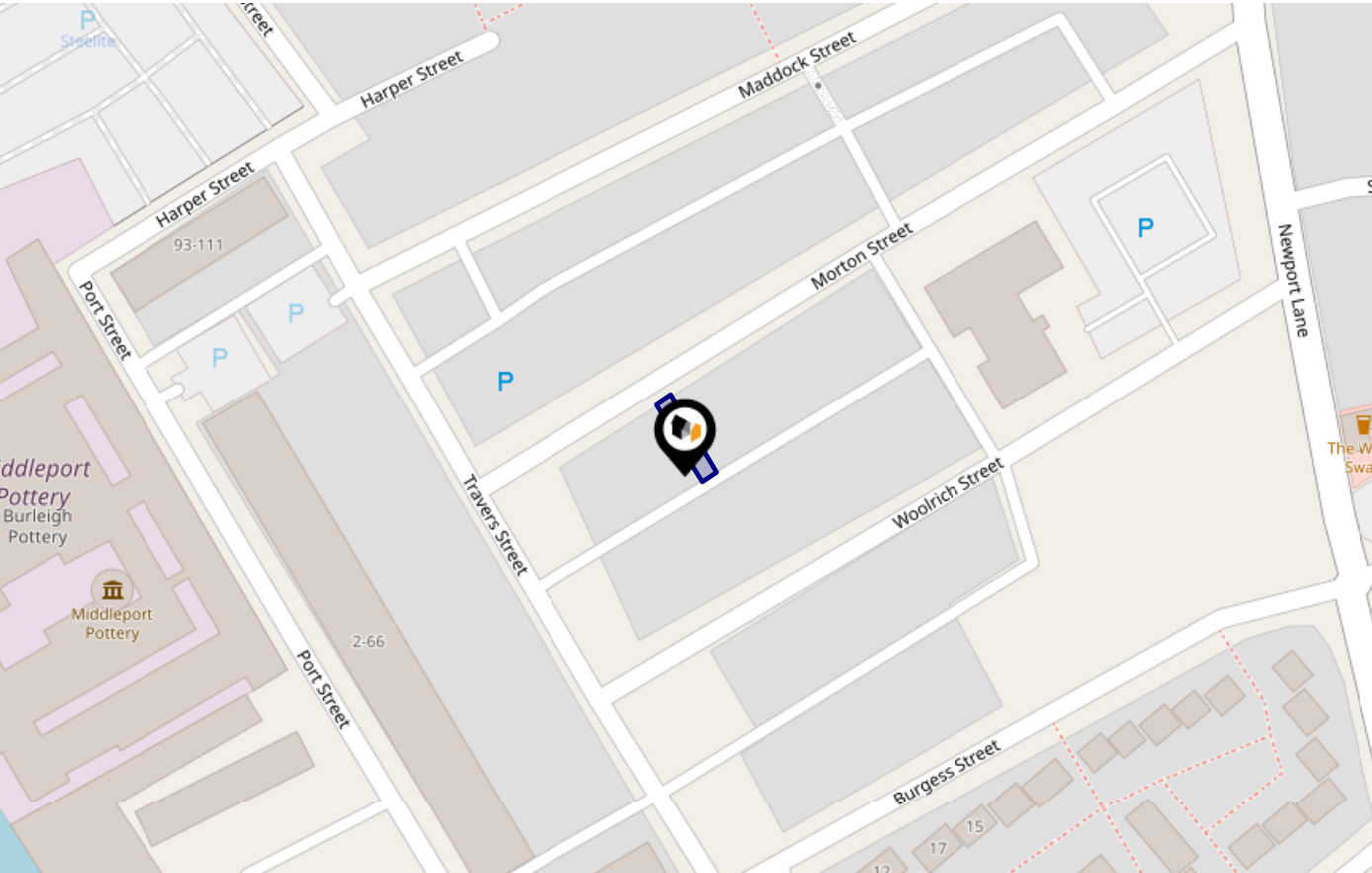
Nearby Council Wards

-  Burslem Central Ward
-  Wolstanton Ward
-  Moorcroft Ward
-  Burslem Park Ward
-  Bradwell Ward
-  Etruria and Hanley Ward
-  Tunstall Ward
-  Little Chell and Stanfield Ward
-  May Bank Ward
-  Cross Heath Ward

Flood Risk

Rivers & Seas - Flood Risk

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

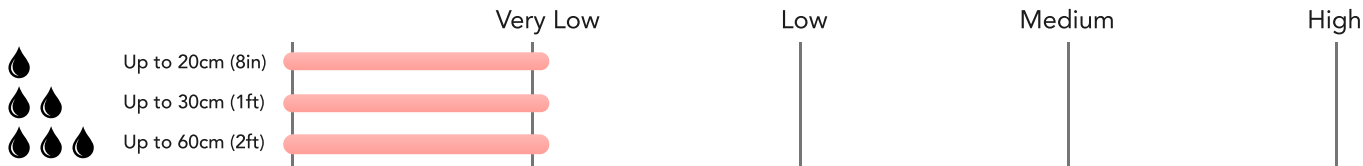


Risk Rating: Very low

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.

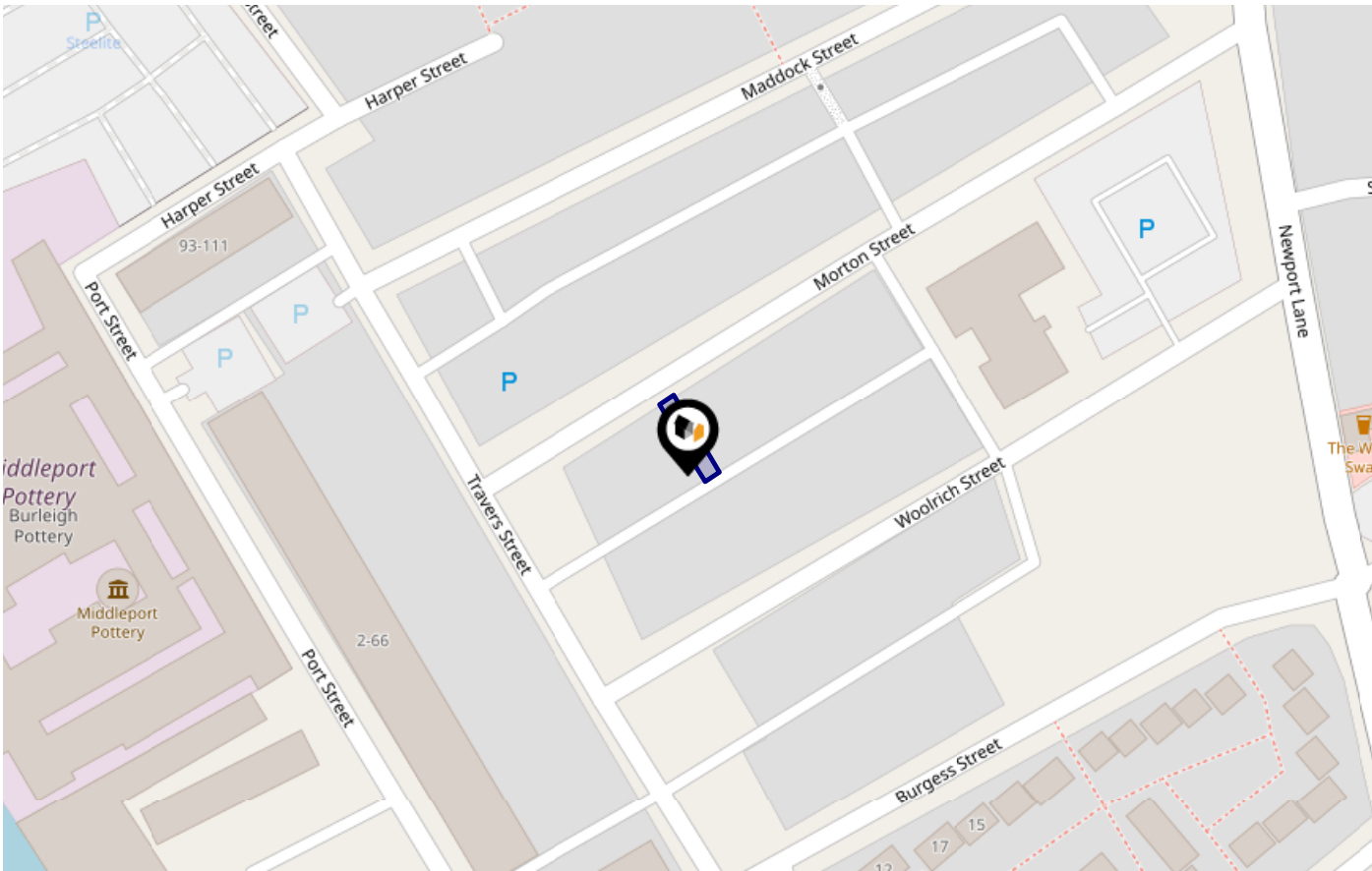
Chance of flooding to the following depths at this property:



Flood Risk

Rivers & Seas - Climate Change

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.

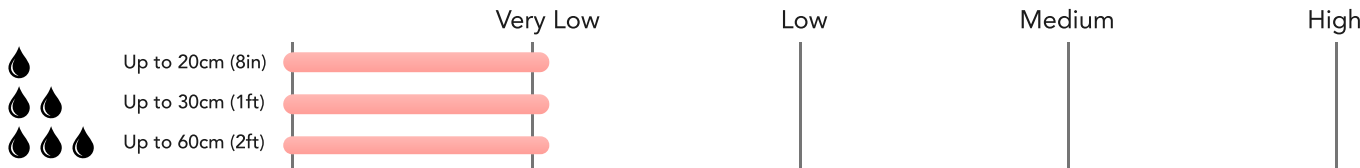


Risk Rating: Very low

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.

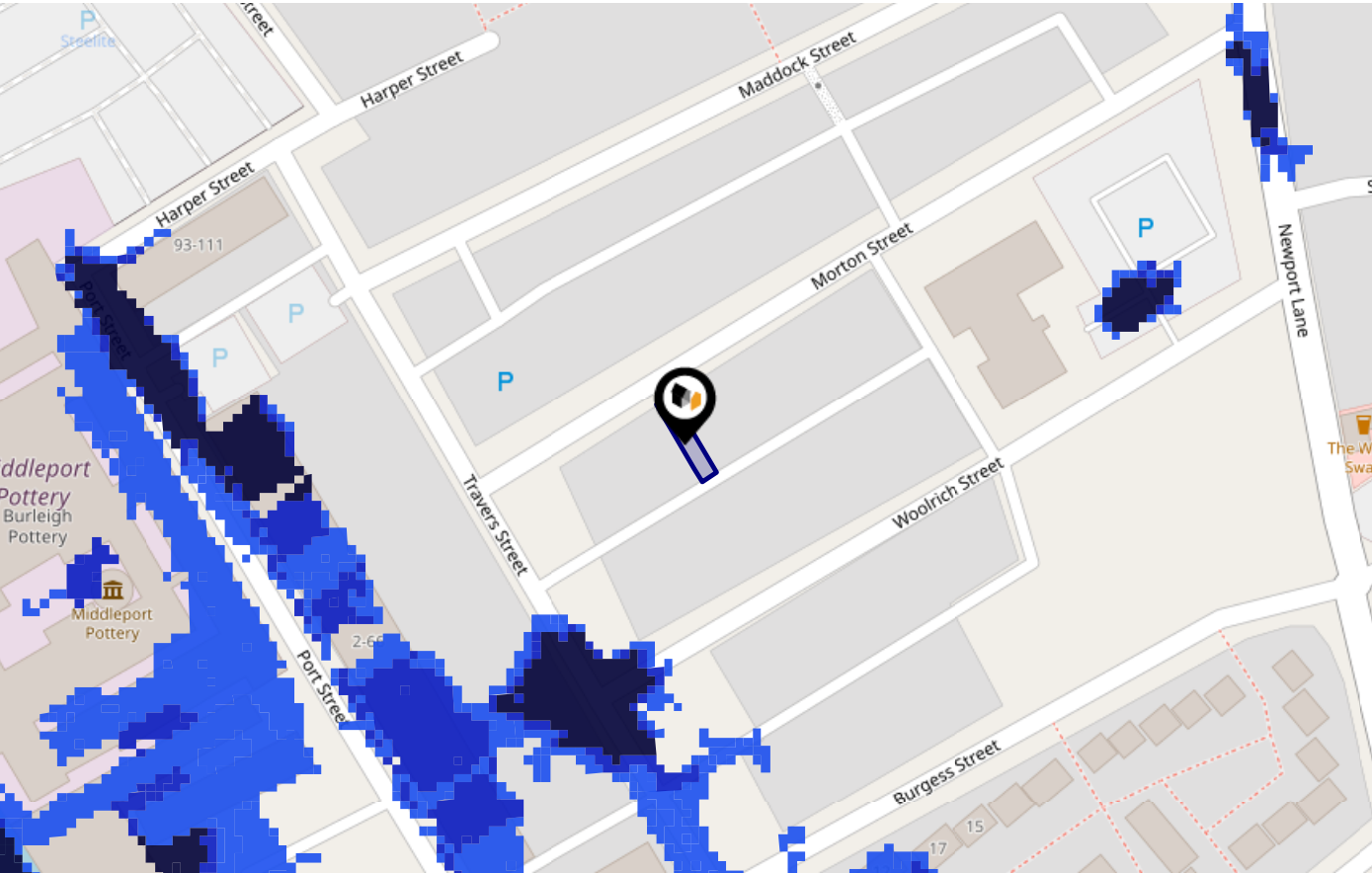
Chance of flooding to the following depths at this property:



Flood Risk

Surface Water - Flood Risk

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: Very 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.

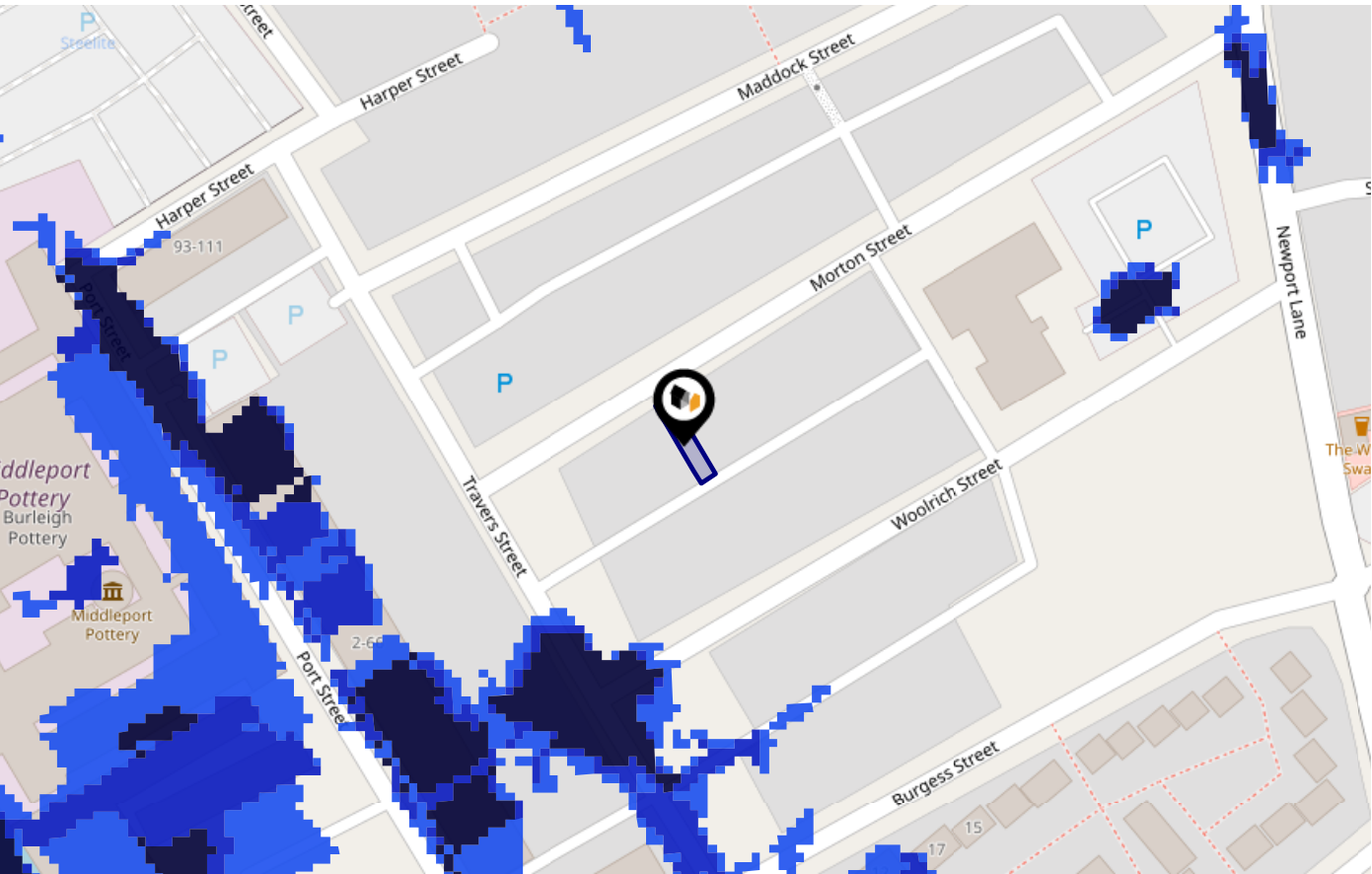
Chance of flooding to the following depths at this property:



Flood Risk

Surface Water - Climate Change

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: Very low

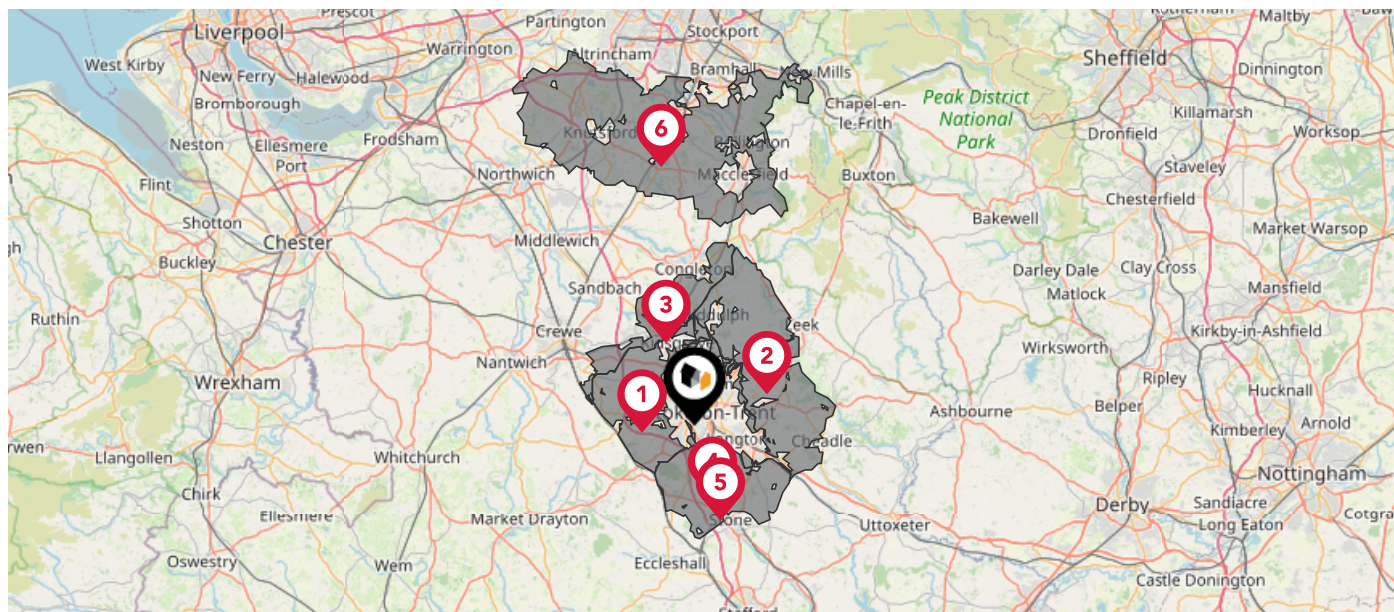
The map does not contain sufficient information for it to be used to determine flood risk to individual properties, but it does give you an indication of whether your area may be affected by surface water flooding at this risk level.

- 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:



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



Nearby Green Belt Land



Stoke-on-Trent Green Belt - Newcastle-under-Lyme



Stoke-on-Trent Green Belt - Staffordshire Moorlands



Stoke-on-Trent Green Belt - Cheshire East



Stoke-on-Trent Green Belt - Stoke-on-Trent



Stoke-on-Trent Green Belt - Stafford

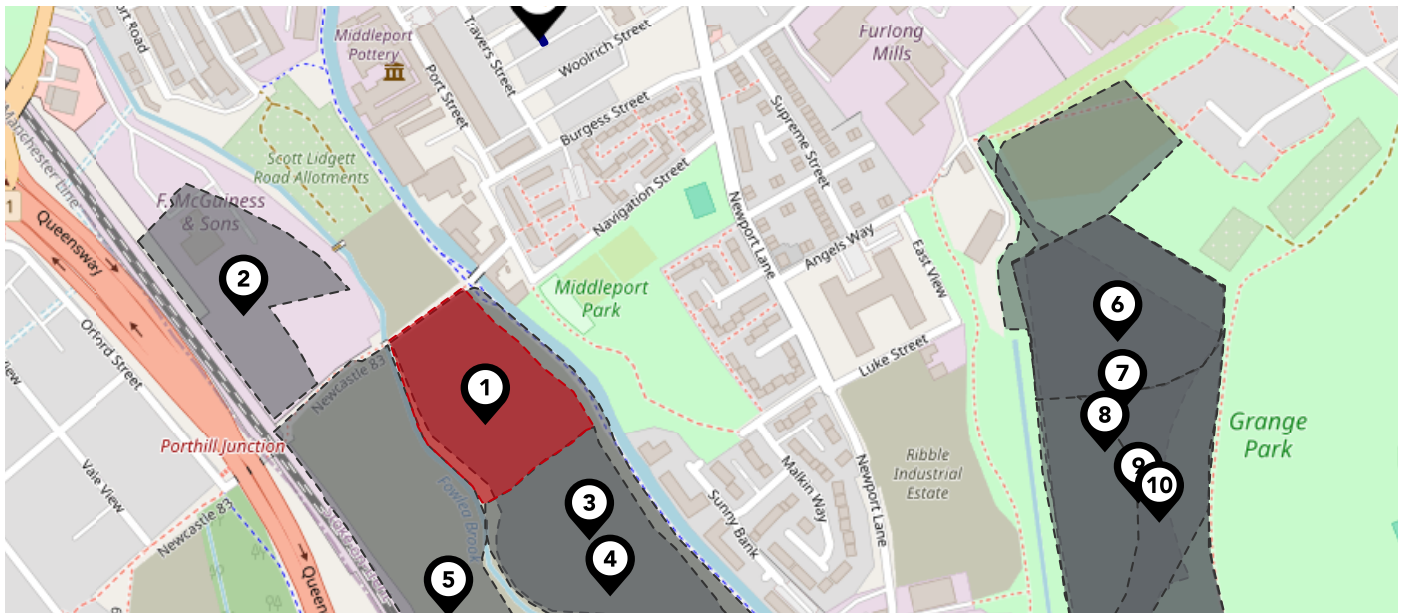


Merseyside and Greater Manchester Green Belt - Cheshire East

Maps

Landfill Sites

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.



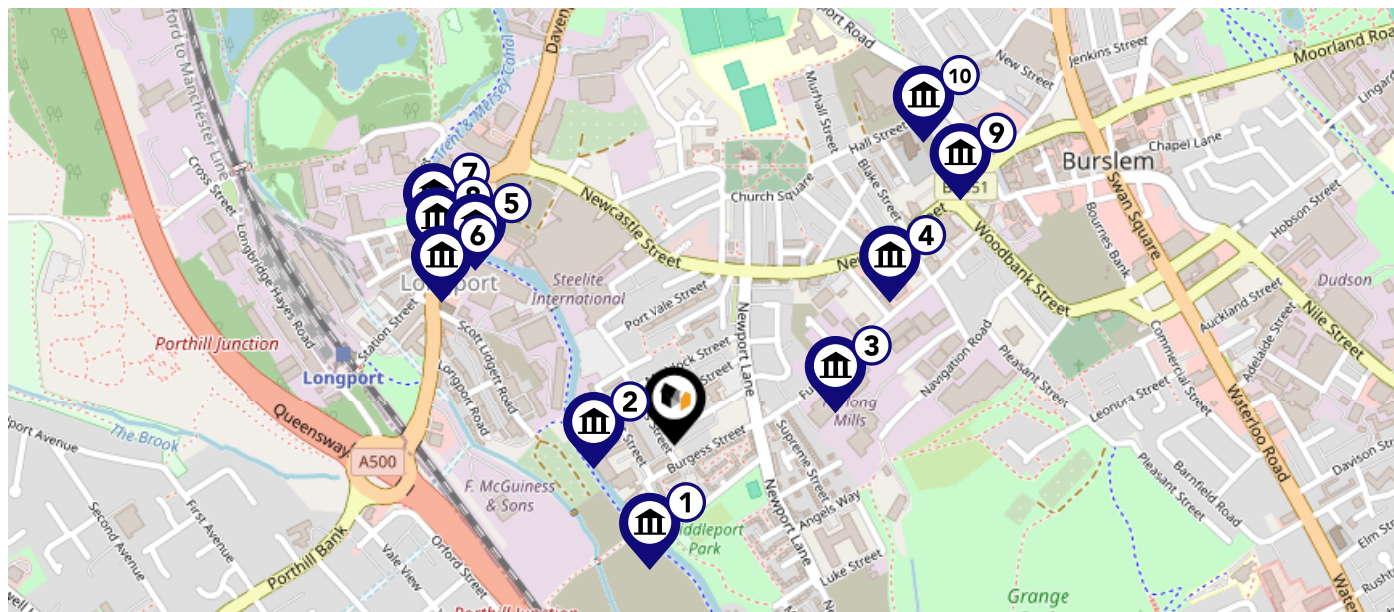
Nearby Landfill Sites











1	EA/EPR/SP3396FG/A001	Active Landfill
2	Off Porthill Road-Longport, Stoke-on-Trent, Staffordshire	Historic Landfill
3	Adjacent To Trent and Mersey Canal-Fowlea Brook, Middleport/Rugeley Between Turnover Bridge And Railway	Historic Landfill
4	Midwinter Tip-Newport Lane,Burslem,Stoke On Trent,Staffordshire	Historic Landfill
5	Burslem Water Reclamation Works-Burslem Water Reclamation Works, Newport Lane, Burslem, Stoke on Trent	Historic Landfill
6	Rogersons Meadow-Navigation Road, Burslem, Stoke On Trent, Staffordshire	Historic Landfill
7	Allotment Gardens-Cotterill Grove, Burslem, Stoke On Trent, Staffordshire	Historic Landfill
8	Rogerson's Meadow-Middleport, Burslem, Staffordshire	Historic Landfill
9	Rogersons Meadow-Navigation Road, Burslem, Stoke On Trent, Staffordshire	Historic Landfill
10	Shelton Works-Etruria, Stoke On Trent, Staffordshire	Historic Landfill

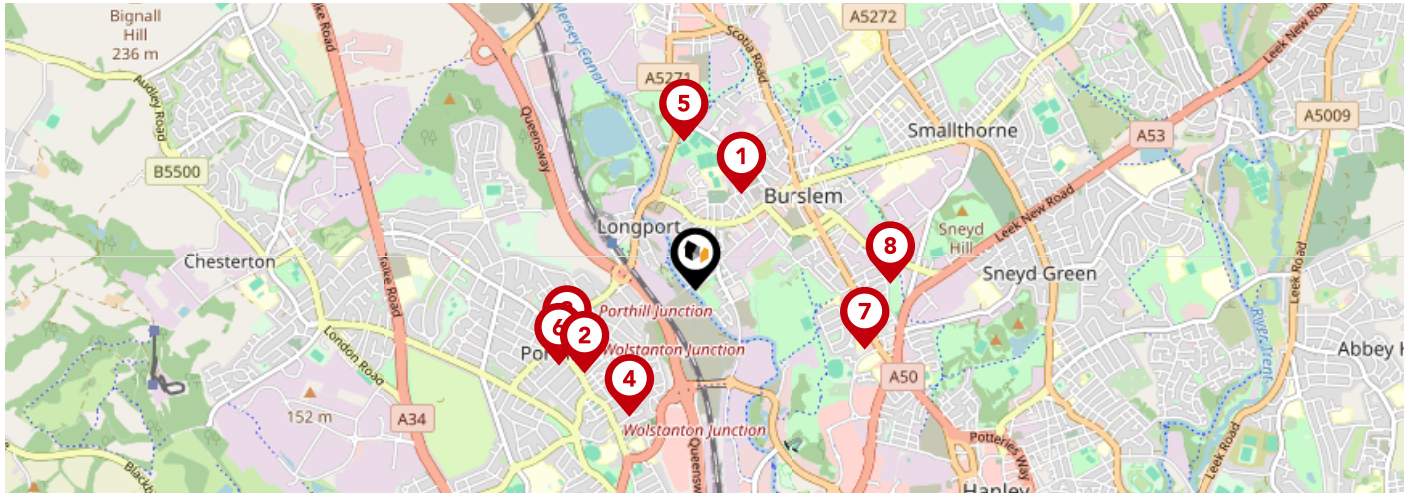
Maps

Listed Buildings

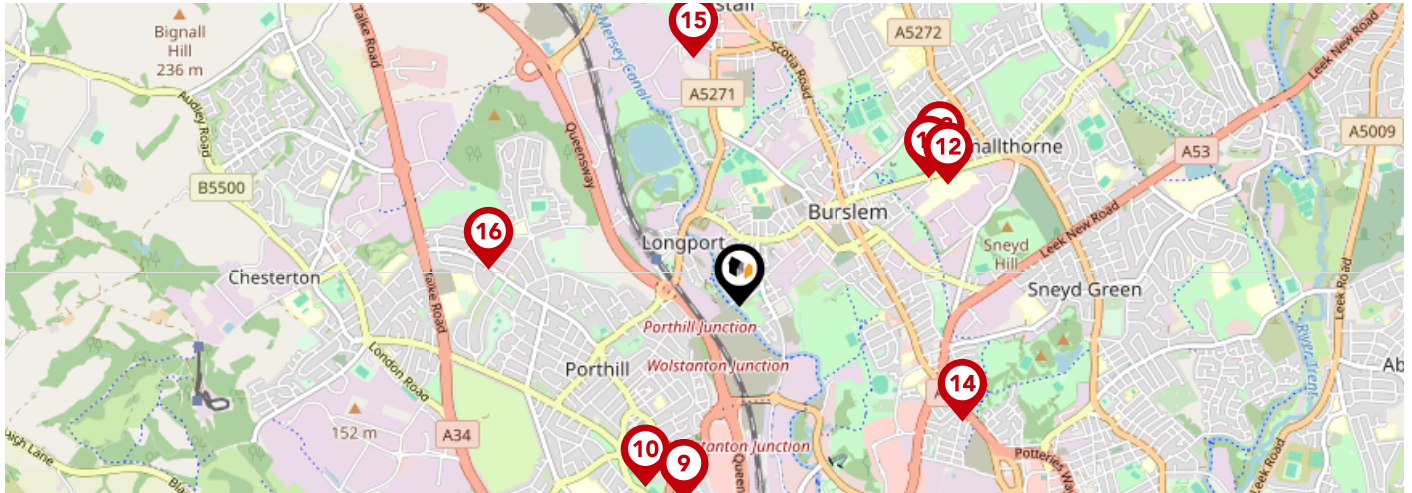
This map displays nearby listed buildings and protected structures, as well as their listed tier and distance from the target property...



Listed Buildings in the local district		Grade	Distance
	1220736 - Former Calcining Works	Grade II	0.1 miles
	1297939 - Middleport Pottery (burgess And Leigh)	Grade II	0.1 miles
	1291014 - Furlong Mill	Grade II	0.2 miles
	1297927 - Portland House	Grade II	0.3 miles
	1290817 - Former Warehouse At Longport Wharf	Grade II	0.3 miles
	1195843 - Duke Of Bridgewater Inn	Grade II	0.3 miles
	1290799 - Price And Kensington Teapot Works	Grade II	0.3 miles
	1195813 - Warehouse In Price And Kensington Works	Grade II	0.3 miles
	1297935 - Former Fountain Place Works	Grade II	0.4 miles
	1365738 - Hill Top Methodist Church (remains Of)	Grade II	0.4 miles



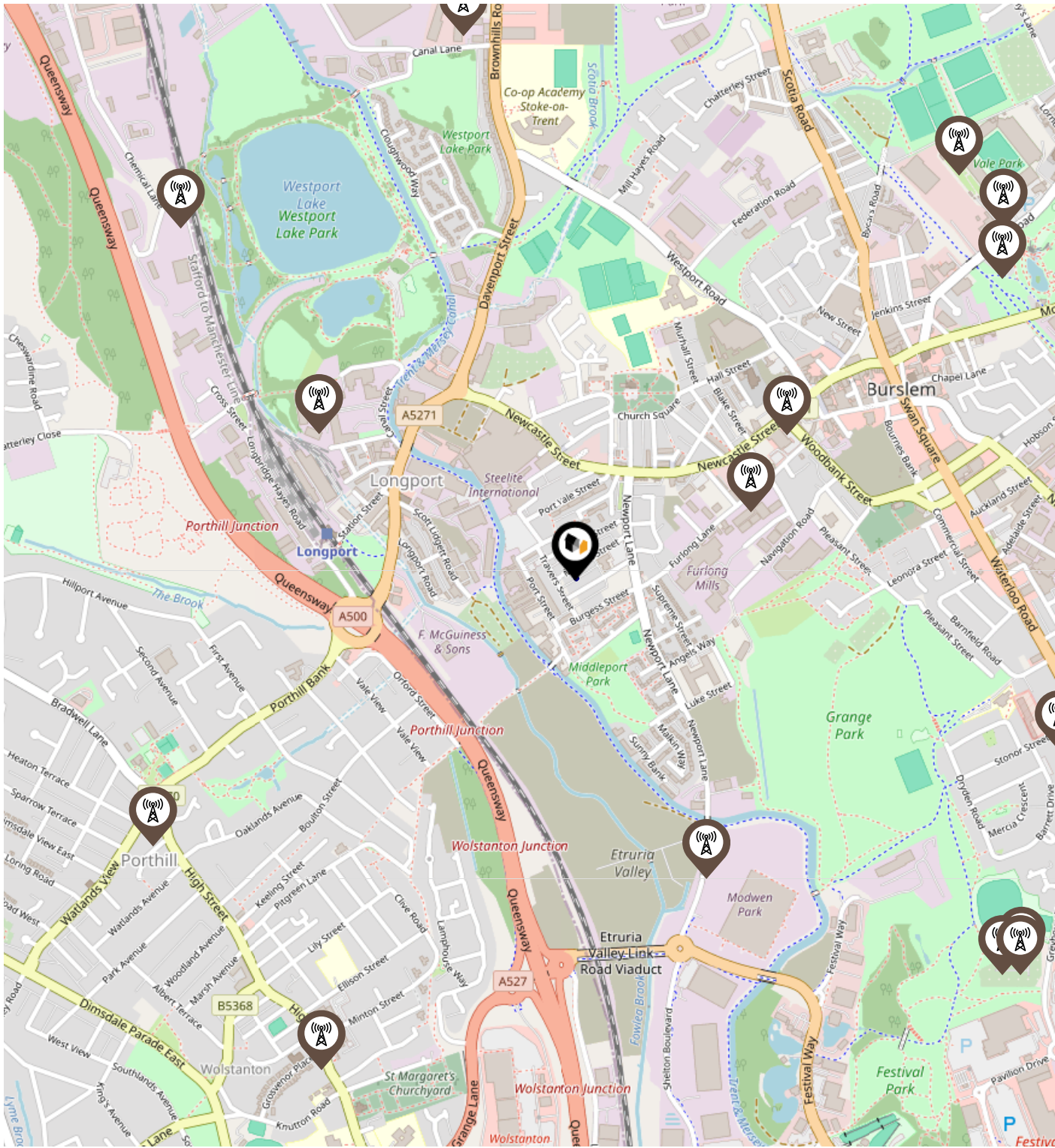
		Nursery	Primary	Secondary	College	Private
1	Saint Nathaniel's Academy Ofsted Rating: Good Pupils: 481 Distance:0.47	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2	Oaklands Nursery School Ofsted Rating: Outstanding Pupils: 38 Distance:0.61	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3	Edison Pace School Ofsted Rating: Good Pupils: 22 Distance:0.62	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4	Ellison Primary Academy Ofsted Rating: Good Pupils: 367 Distance:0.63	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5	Co-op Academy Stoke-On-Trent Ofsted Rating: Good Pupils: 1181 Distance:0.66	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6	Kaleidoscope School Ofsted Rating: Good Pupils: 29 Distance:0.69	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7	St Peter's Catholic Academy Ofsted Rating: Outstanding Pupils: 239 Distance:0.81	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8	North Road Academy Ofsted Rating: Requires improvement Pupils: 203 Distance:0.87	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>





		Nursery	Primary	Secondary	College	Private
9	St Wulstan's Catholic Primary School Ofsted Rating: Good Pupils: 410 Distance:0.91	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
10	St Margaret's CofE (VC) Junior School Ofsted Rating: Good Pupils: 231 Distance:0.91	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
11	Moorpark Junior School Ofsted Rating: Good Pupils: 240 Distance:1.02	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
12	The Valiant School Ofsted Rating: Not Rated Pupils: 8 Distance:1.08	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
13	Jackfield Infant School Ofsted Rating: Good Pupils: 228 Distance:1.09	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
14	Forest Park Primary School Ofsted Rating: Good Pupils: 470 Distance:1.12	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
15	St Mary's Church of England Primary School Ofsted Rating: Outstanding Pupils: 493 Distance:1.12	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
16	Bursley Academy Ofsted Rating: Requires improvement Pupils: 365 Distance:1.13	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Local Area

Masts & Pylons

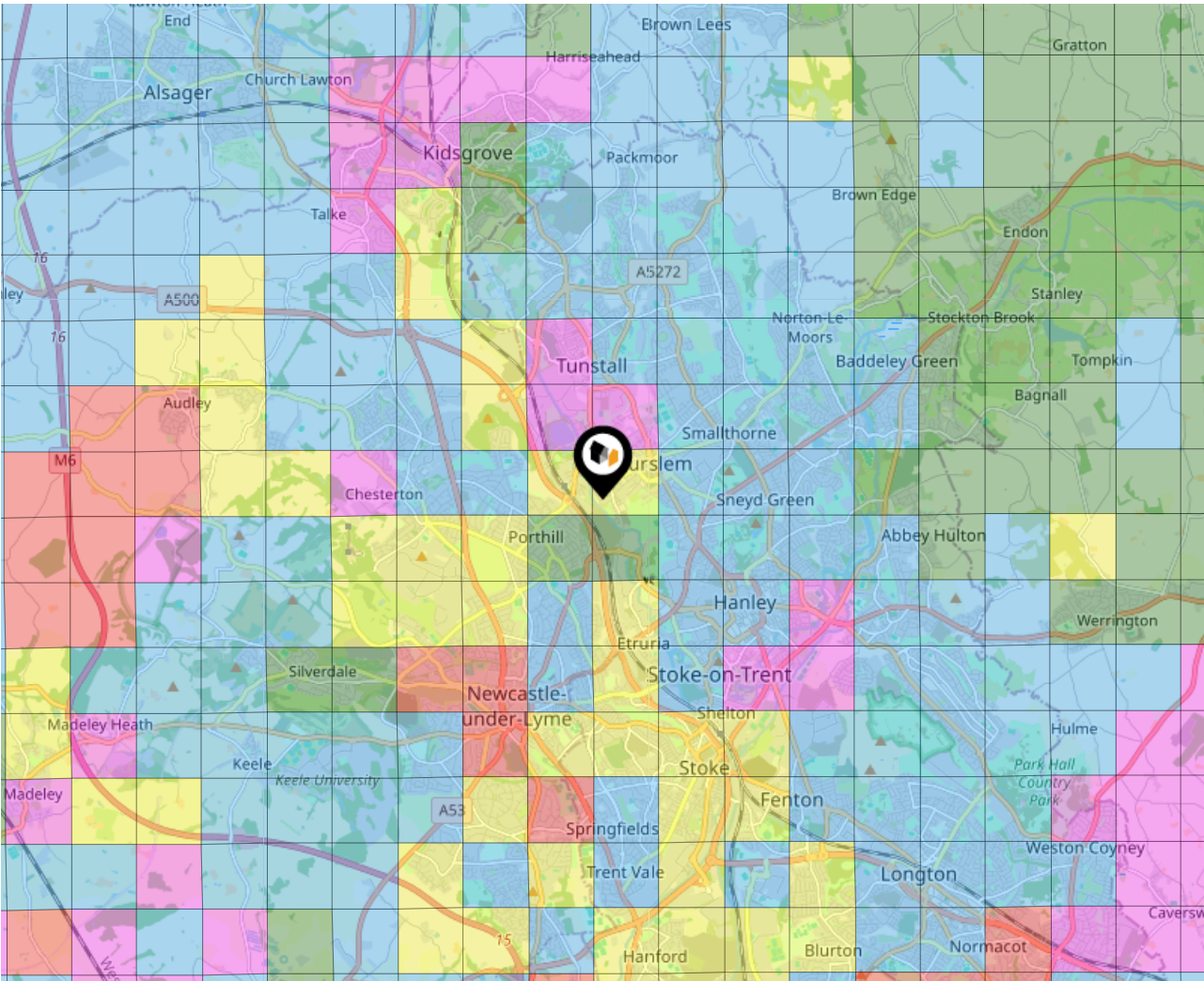


Key:

-  Power Pylons
-  Communication Masts

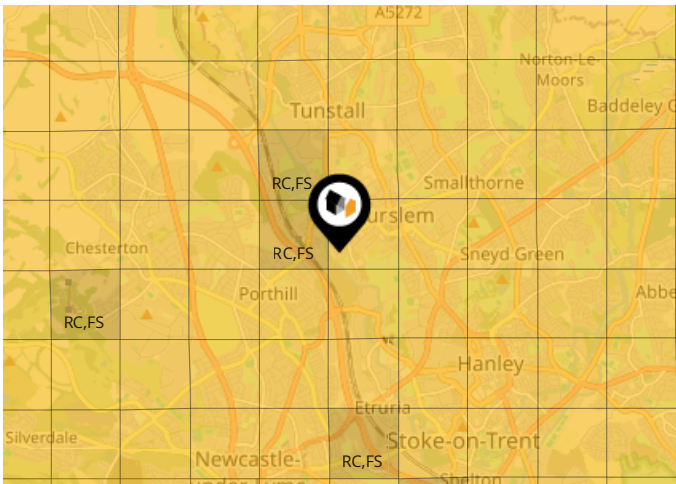
What is Radon?

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).



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

Carbon Content:	VARIABLE(LOW)	Soil Texture:	LOAM TO CLAYEY LOAM
Parent Material Grain:	MIXED (ARGILLIC-RUDACEOUS)	Soil Depth:	DEEP
Soil Group:	MEDIUM TO LIGHT(SILTY) TO HEAVY		

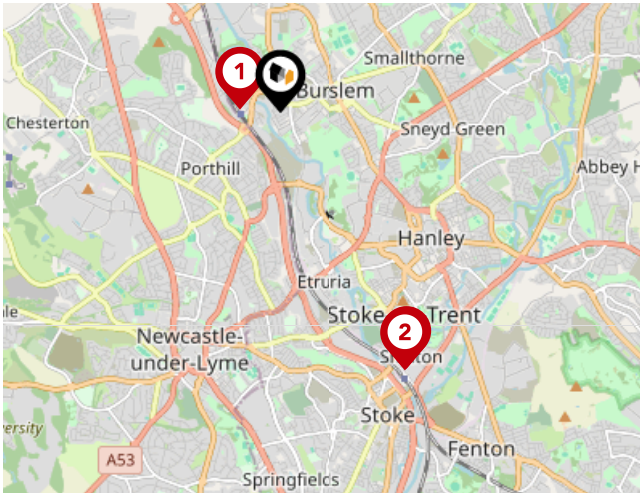


Primary Classifications (Most Common Clay Types)

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

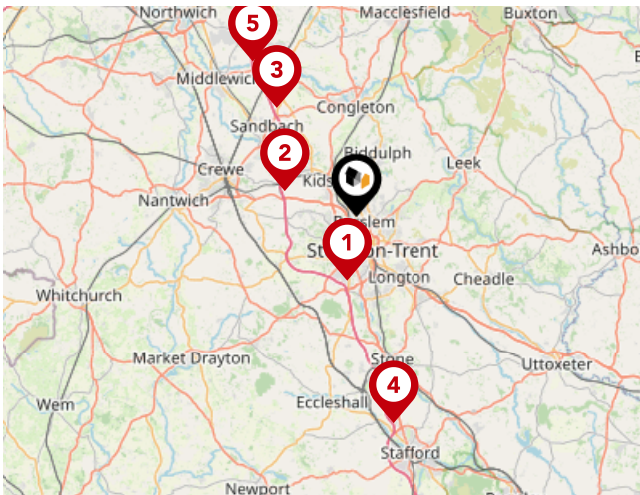
Area

Transport (National)



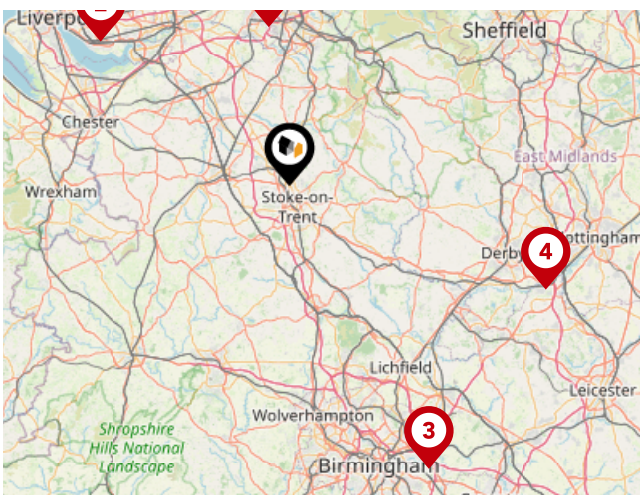
National Rail Stations

Pin	Name	Distance
1	Platform 2	0.36 miles
2	Stoke-on-Trent Rail Station	2.55 miles
3	Stoke-on-Trent Rail Station	2.54 miles



Trunk Roads/Motorways

Pin	Name	Distance
1	M6 J15	4.58 miles
2	M6 J16	5.53 miles
3	M6 J17	9.64 miles
4	M6 J14	15.03 miles
5	M6 J18	13.32 miles

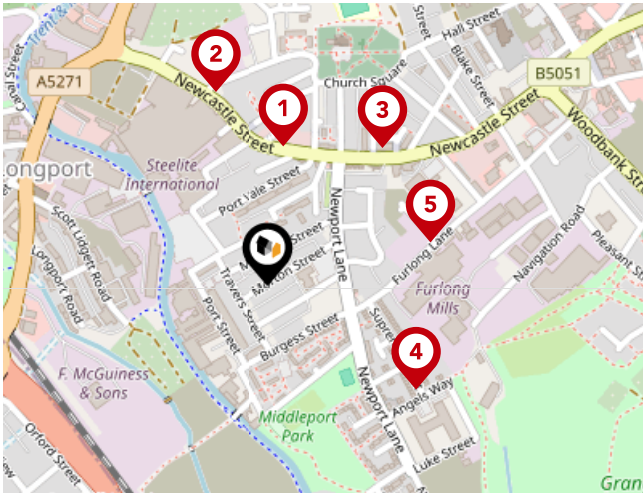


Airports/Helipads

Pin	Name	Distance
1	Manchester Airport	22.78 miles
2	Speke	33.77 miles
3	Birmingham Airport	45.3 miles
4	East Mids Airport	39.52 miles

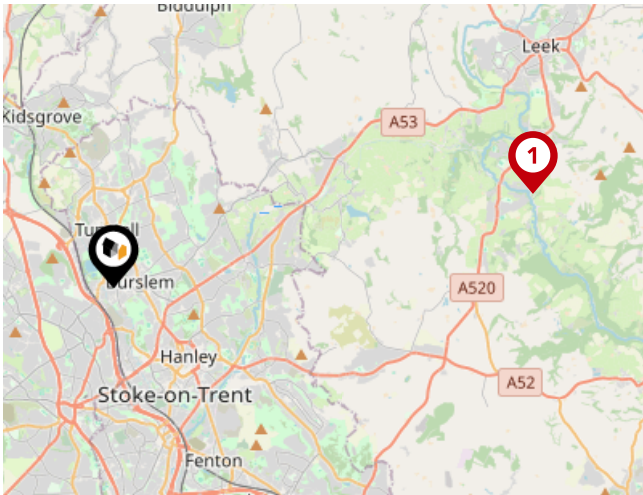
Area

Transport (Local)



Bus Stops/Stations

Pin	Name	Distance
1	Reid Street	0.16 miles
2	Ellgreave Street	0.22 miles
3	Dale Street	0.2 miles
4	Baskeyfield House	0.2 miles
5	Furlong Lane	0.19 miles



Local Connections

Pin	Name	Distance
1	Cheddleton (Churnet Valley Railway)	7.69 miles

butters john bee

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.



Contains public sector information licensed under the Open Government License v3.0

The information contained within this report is for general information purposes only.

Sprift Technologies Ltd aggregate this data from a wide variety of sources and while we endeavour to keep the information up to date and correct, we make no representations or warranties of any kind, express or implied, about the completeness, accuracy, reliability, of the information or related graphics contained within this report for any purpose.

Any reliance you place on such information is therefore strictly at your own risk. In no event will we be liable for any loss or damage including without limitation, indirect or consequential loss or damage, or any loss or damage whatsoever arising from loss of data or profits arising out of, or in connection with, the use of this report.

butters john bee^{bjb}

butters john bee

2-6 Tontine Square, Hanley, Stoke-on-trent,
Staffordshire, ST1 1NP

01782 470226

hanleyrentals@bjbmail.com

www.buttersjohnbee.com



Valuation Office
Agency



Royal Mail