



KPF: Key Property Facts

An Analysis of This Property & The Local Area
Tuesday 07th April 2026



**176, SOUTHPORT ROAD, SCARISBRICK, SOUTHPORT, PR8
5JG**

Landwood Group

77 Deansgate Manchester M3 2BW

0161 710 2010

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Property

Type:	Detached	Last Sold Date:	01/09/2006
Bedrooms:	3	Last Sold Price:	£167,000
Floor Area:	419 ft ² / 39 m ²	Last Sold £/ft²:	£398
Plot Area:	0.08 acres	Tenure:	Freehold
Council Tax :	Band D		
Title Number:	LAN40058		
UPRN:	100012764646		
Restrictive Covenants:	No		

Local Area

Local Authority:	Lancashire
Conservation Area:	No
Flood Risk:	
● Rivers & Seas	Very low
● Surface Water	Very low

Estimated Broadband Speeds (Standard - Superfast - Ultrafast)

1 mb/s	80 mb/s	- mb/s

Mobile Coverage: (based on calls indoors)



Satellite/Fibre TV Availability:



Property EPC - Certificate

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176 Southport Road, Scarisbrick, SOUTHPORT, PR8
5JG

Energy rating

E

Valid until 02.04.2036

Certificate number
7136-1524-7600-0142-0202

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		75 c
55-68	D		
39-54	E	50 E	
21-38	F		
1-20	G		

Property

EPC - Additional Data

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Additional EPC Data

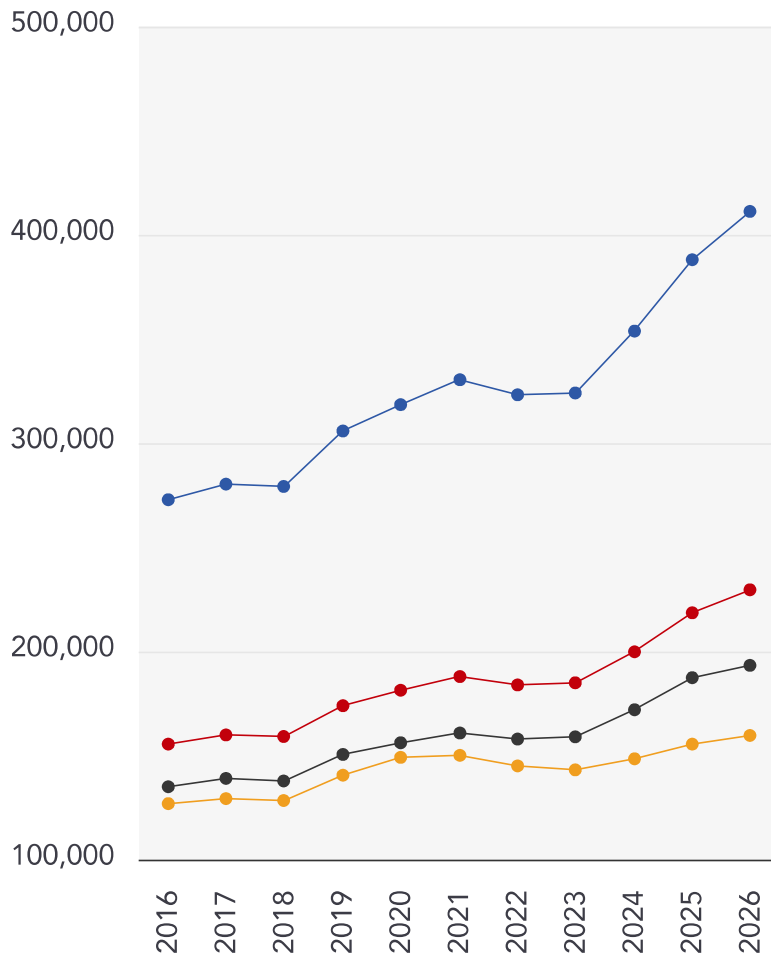
Property Type:	Detached bungalow
Walls:	Cavity wall, filled cavity
Walls Energy:	Good
Roof:	Pitched, 150 mm loft insulation
Roof Energy:	Good
Window:	Mostly double glazing
Window Energy:	Poor
Main Heating:	Boiler and radiators, mains gas
Main Heating Energy:	Good
Main Heating Controls:	No time or thermostatic control of room temperature
Main Heating Controls Energy:	Very poor
Hot Water System:	From main system, no cylinder thermostat
Hot Water Energy Efficiency:	Poor
Lighting:	Good lighting efficiency
Lighting Energy:	Good
Floors:	Suspended, no insulation (assumed)
Secondary Heating:	None
Air Tightness:	(not tested)
Total Floor Area:	39 m ²

Market

House Price Statistics

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10 Year History of Average House Prices by Property Type in PR8



Detached

+50.73%

Semi-Detached

+47.65%

Terraced

+43.14%

Flat

+25.8%

This map displays nearby coal mine entrances and their classifications.



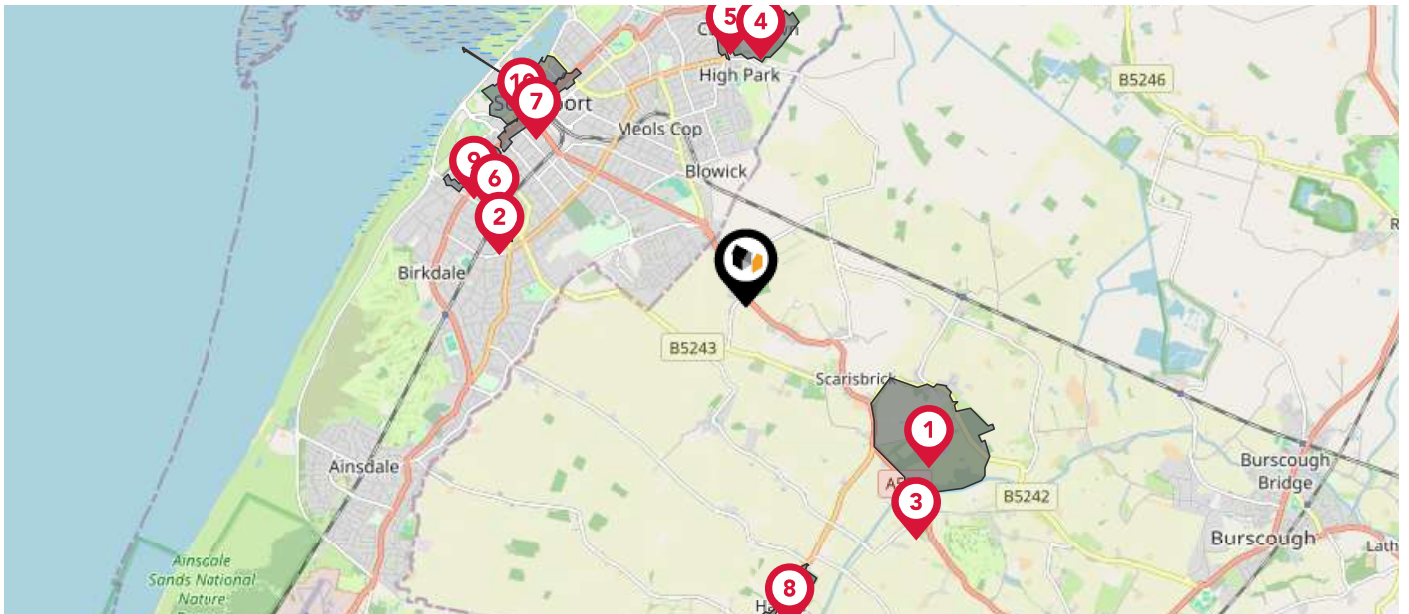
Mine Entry

- ✕ 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.

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

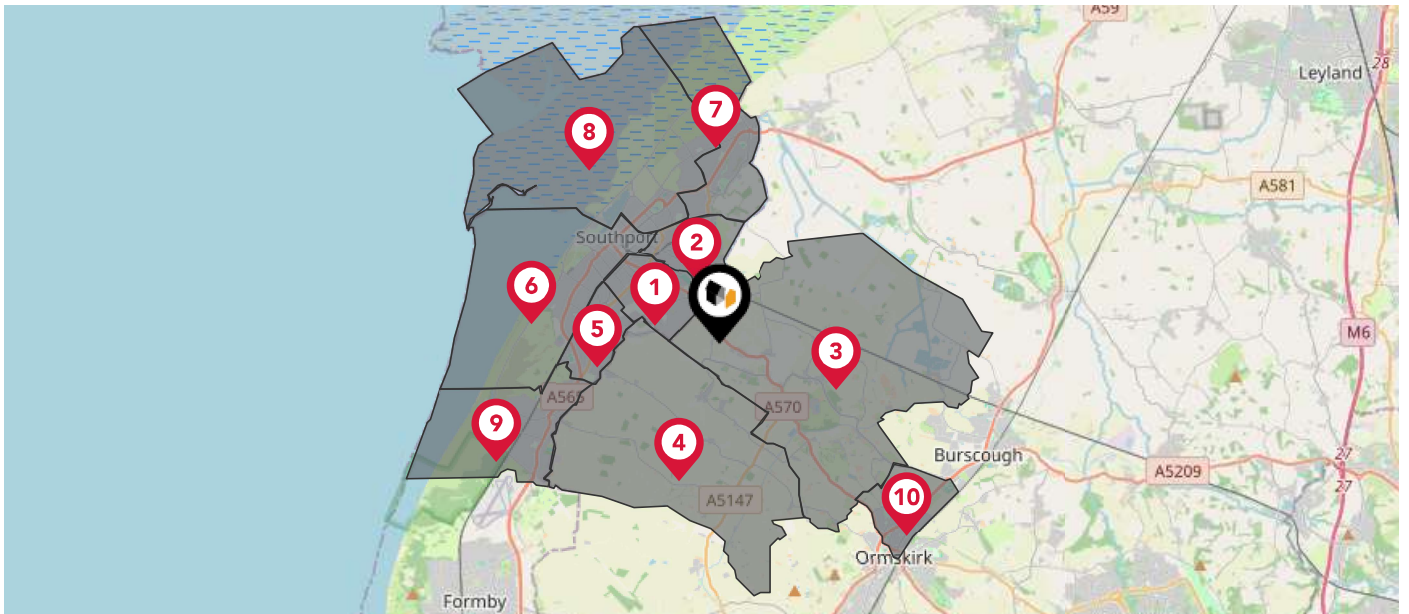
-  Scarisbrick Hall / Park
-  Birkdale Village
-  Pinfold
-  North Meols
-  Churchtown
-  Gloucester Road
-  Lord Street
-  Halsall
-  Birkdale Park
-  Promenade

Maps

Council Wards

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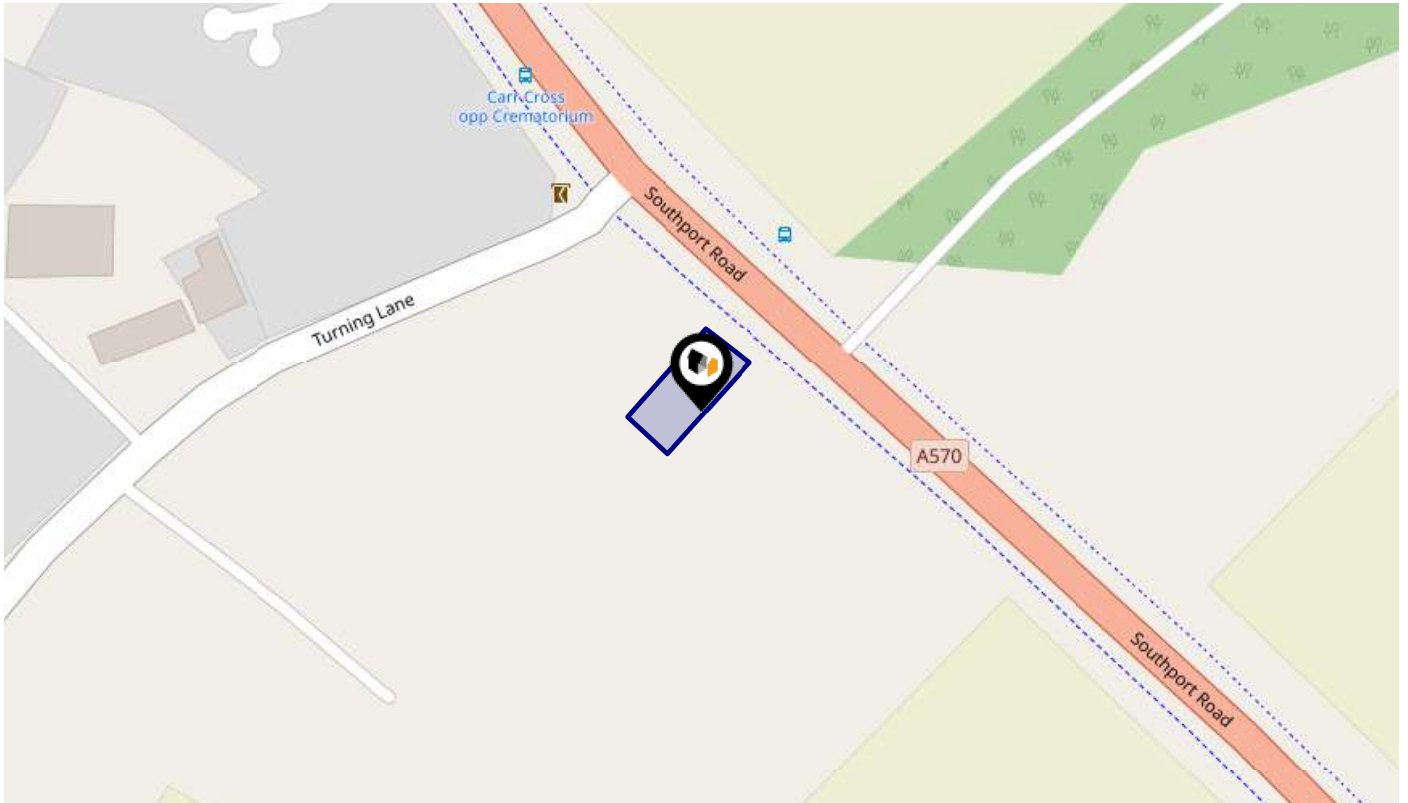
The UK is divided into wards that are used for local elections to elect local government councillors. Sometimes these are known as 'electoral divisions'. Population counts can vary substantially between wards, but the national average is about 5,500



Nearby Council Wards

- 1 Kew Ward
- 2 Norwood Ward
- 3 Scarisbrick Ward
- 4 Halsall Ward
- 5 Birkdale Ward
- 6 Duke's Ward
- 7 Meols Ward
- 8 Cambridge Ward
- 9 Ainsdale Ward
- 10 Scott 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.

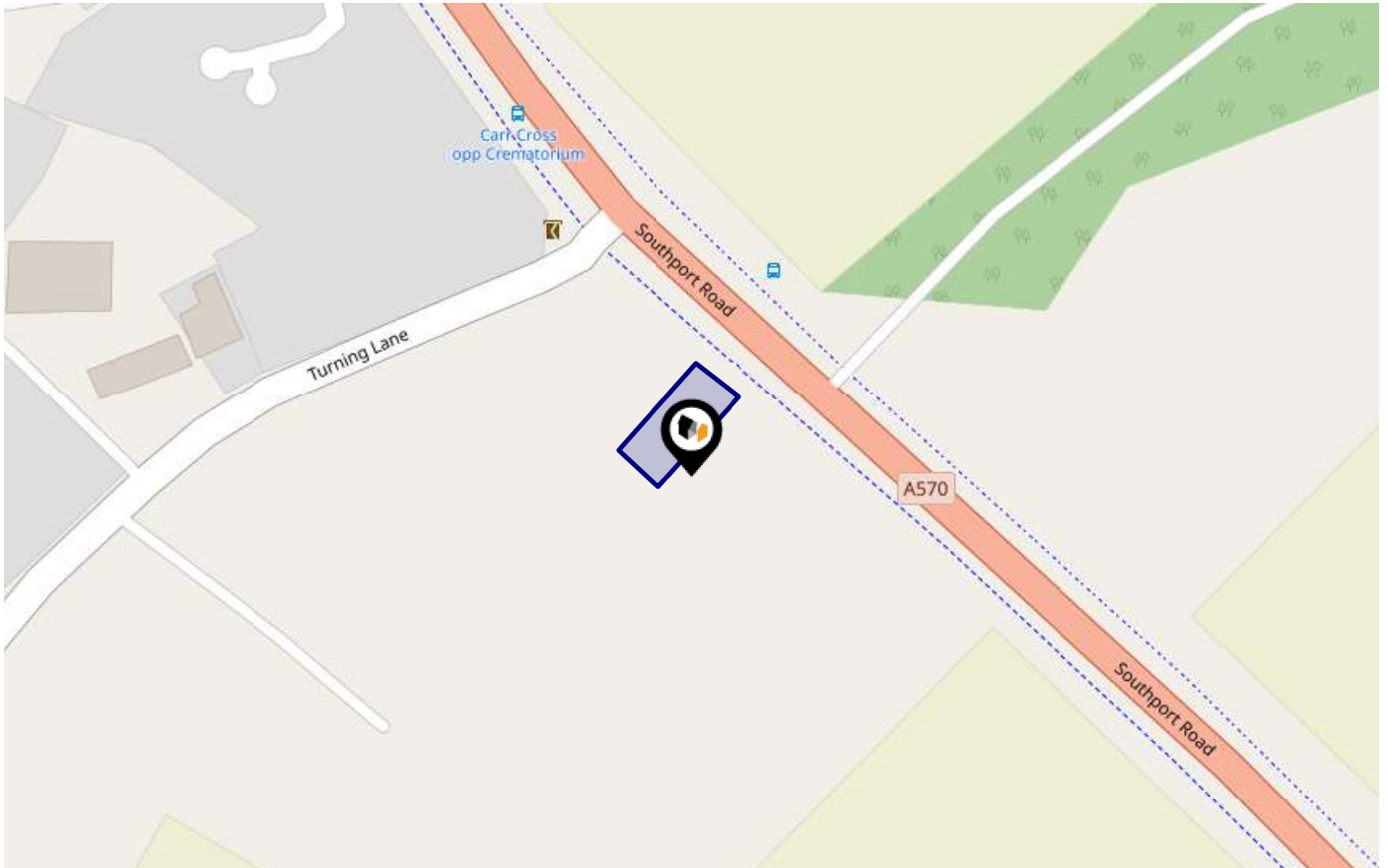
Noise levels are modelled on a 10m grid at a receptor height of 4m above ground, polygons are then produced by merging neighbouring cells within the following noise classes:

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

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.

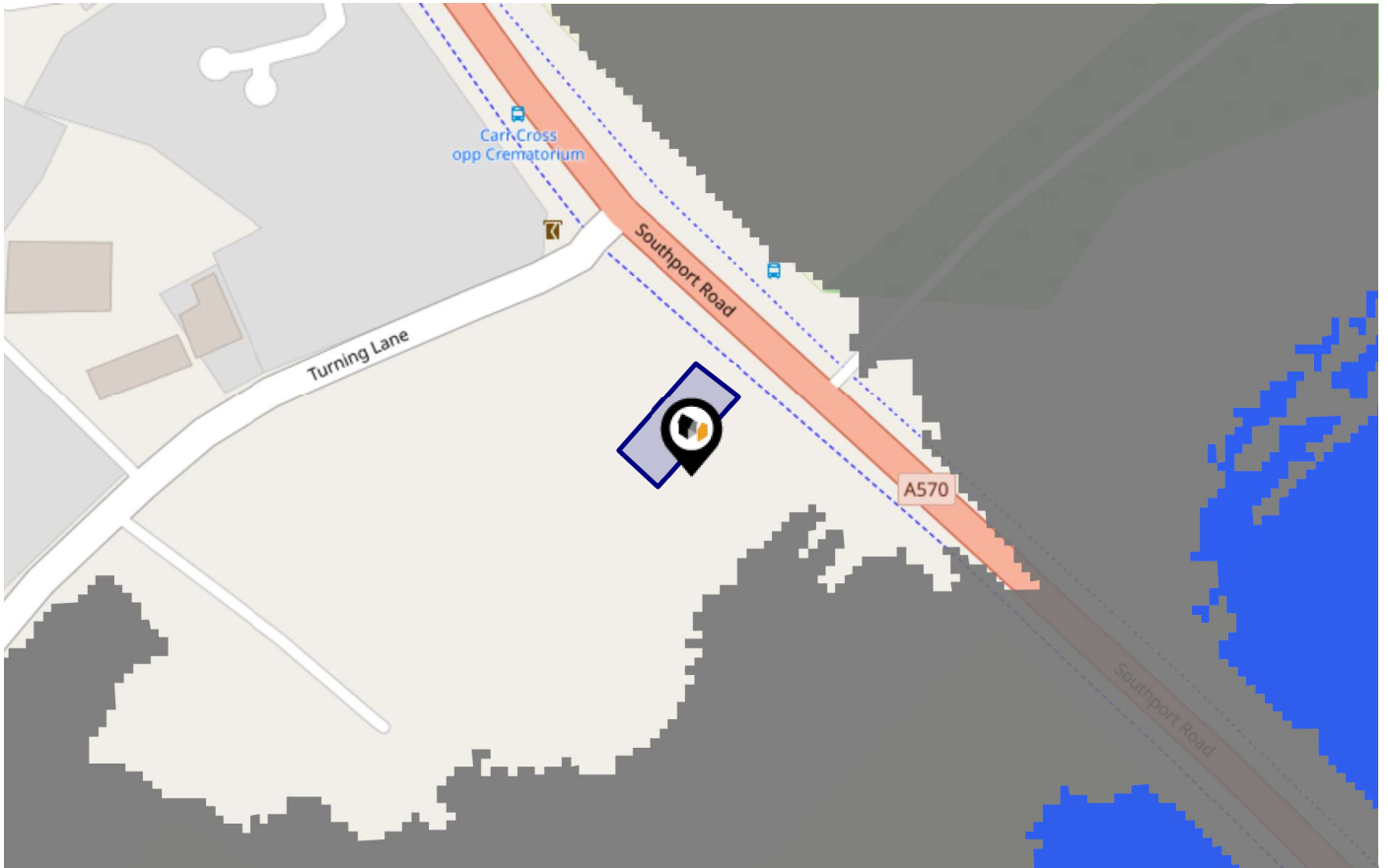
Chance of flooding to the following depths at this property:



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.

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Chance of flooding to the following depths at this property:

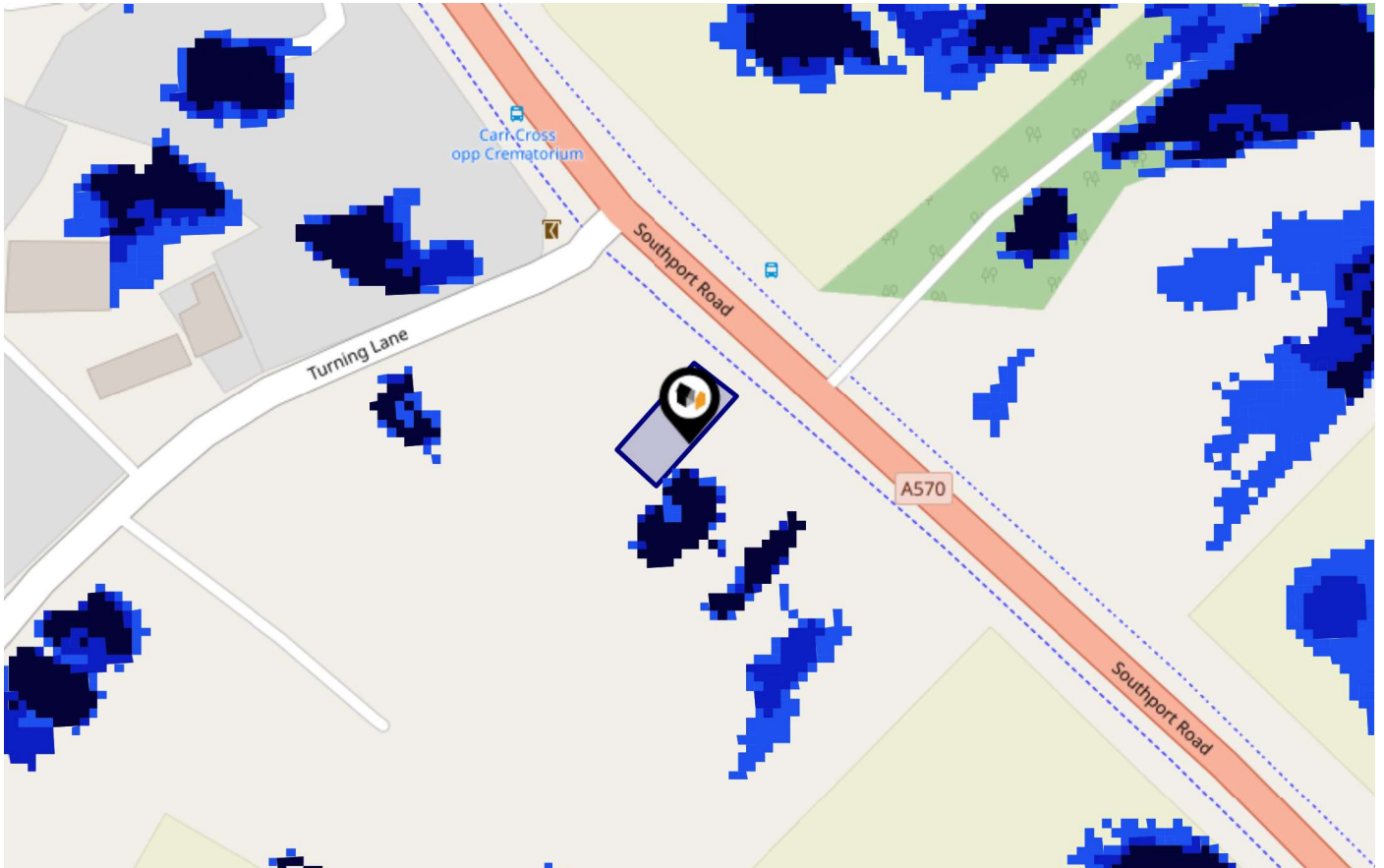


Flood Risk

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: 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.

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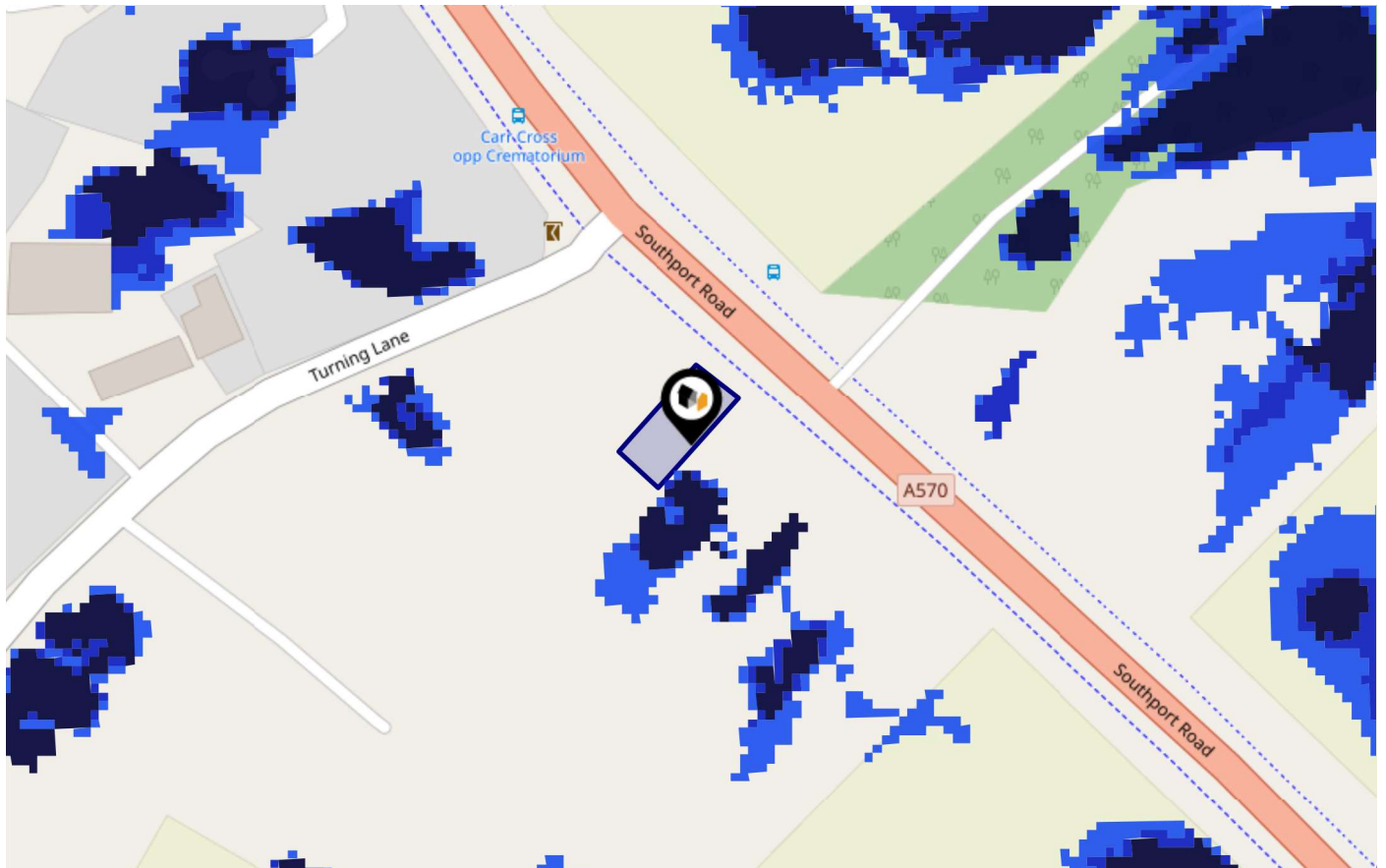
Chance of flooding to the following depths at this property:



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.

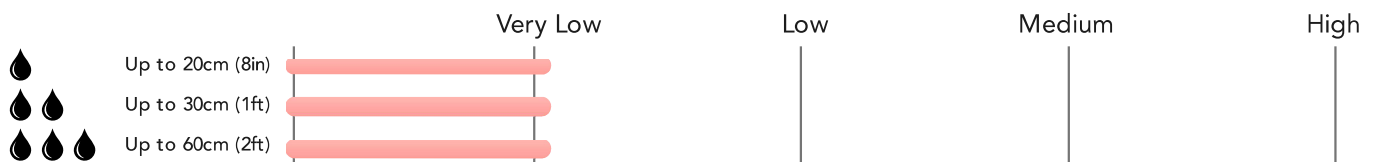


Risk Rating: Very low

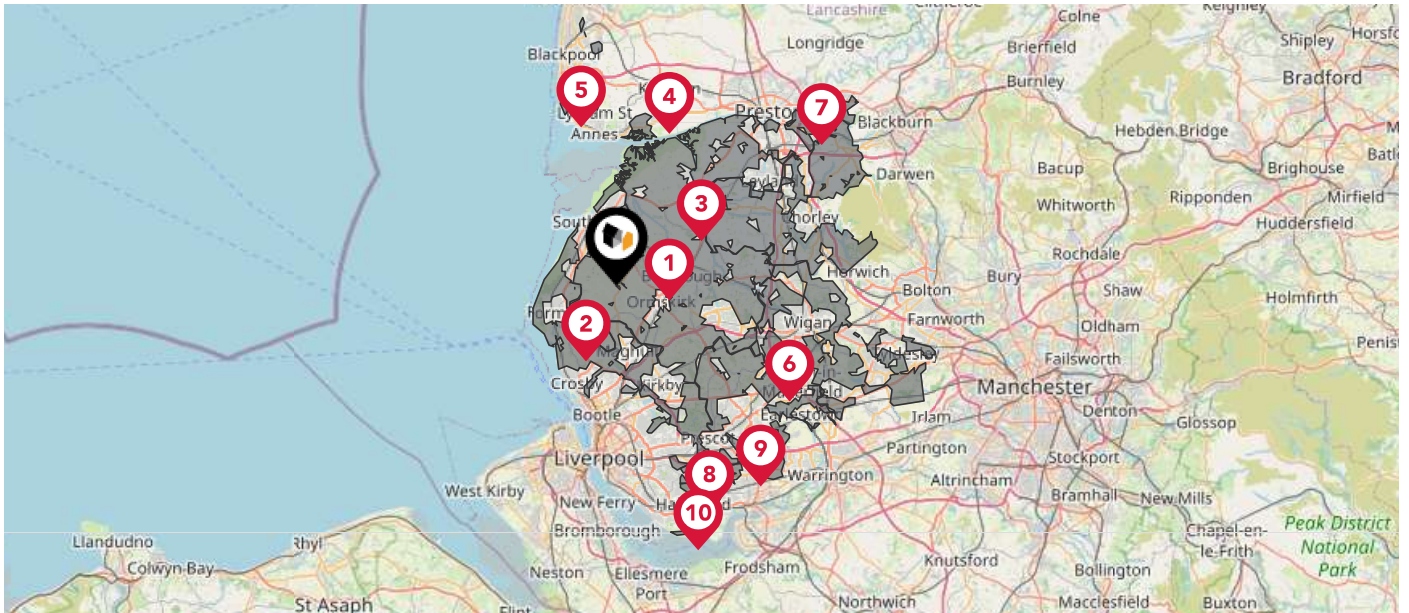
The map does not contain sufficient information for it to be used to determine flood risk to individual properties, but it does give you an indication of whether your area may be affected by surface water flooding at this risk level.

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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

- 1 Merseyside and Greater Manchester Green Belt - West Lancashire
- 2 Merseyside and Greater Manchester Green Belt - Sefton
- 3 Merseyside and Greater Manchester Green Belt - Chorley
- 4 Blackpool Green Belt - Fylde
- 5 Blackpool Green Belt - Blackpool
- 6 Merseyside and Greater Manchester Green Belt - Wigan
- 7 Merseyside and Greater Manchester Green Belt - South Ribble
- 8 Merseyside and Greater Manchester Green Belt - Knowsley
- 9 Merseyside and Greater Manchester Green Belt - St. Helens
- 10 Merseyside and Greater Manchester Green Belt - Liverpool

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	New Hall Farm-Hares Lane, Scarisbrick, Lancashire	Historic Landfill
2	New Hall Farm-Hares Lane, Scarisbrick, Lancashire	Historic Landfill
3	Foul Lane Landfill Site-Foul Lane, Sefton, Lancashire	Historic Landfill
4	Town Lane-Town Lane, Southport, Lancashire	Historic Landfill
5	Drummersdale Lane-Drummersdale Lane, Scarisbrick, Lancashire	Historic Landfill
6	Copelands Farm-Drummersdale Lane, Scarisbrick, Lancashire	Historic Landfill
7	Scarisbrick Quarry-Pinfold Lane, Pinfold, Scarisbrick, West Lancashire	Historic Landfill
8	Carr Moss Lane-Carr Moss Lane, Halsall, Near Ormskirk, Lancashire	Historic Landfill
9	Princes Park-Southport, Lancashire	Historic Landfill
10	The Esplanade-The Esplanade, Southport, Lancashire	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

No data available.









Area Schools



		Nursery	Primary	Secondary	College	Private
1	Kew Woods Primary School Ofsted Rating: Good Pupils: 438 Distance:0.86	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2	Scarisbrick St Mark's Church of England Primary School Ofsted Rating: Good Pupils: 53 Distance:1	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3	Meols Cop High School Ofsted Rating: Good Pupils: 897 Distance:1.2	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4	Christ The King Catholic High School and Sixth Form Centre Ofsted Rating: Good Pupils: 830 Distance:1.72	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5	St Philip's Church of England Primary School Ofsted Rating: Good Pupils: 208 Distance:1.84	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6	Bishop David Sheppard Church of England Primary School Ofsted Rating: Good Pupils: 203 Distance:1.86	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7	St Mary's Catholic Primary School, Scarisbrick Ofsted Rating: Requires improvement Pupils: 90 Distance:1.86	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8	Birkdale Primary School Ofsted Rating: Good Pupils: 442 Distance:1.9	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

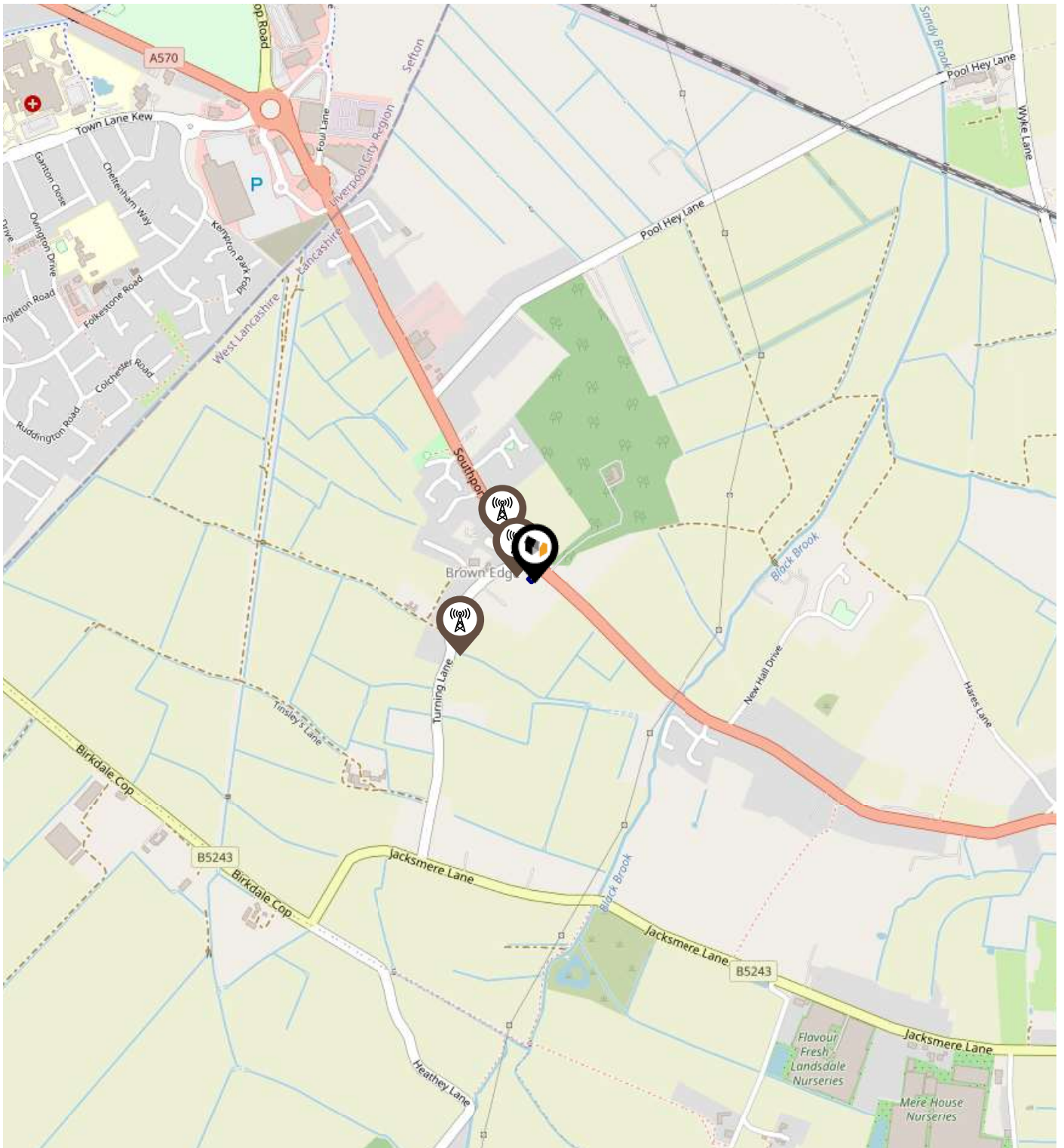
Area Schools





		Nursery	Primary	Secondary	College	Private
	Holy Family Catholic Primary School Ofsted Rating: Good Pupils: 204 Distance:1.92	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Norwood Primary School Ofsted Rating: Good Pupils: 628 Distance:1.92	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Linaker Primary School Ofsted Rating: Requires improvement Pupils: 427 Distance:1.96	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Scarisbrick Hall School Ofsted Rating: Not Rated Pupils: 890 Distance:2.02	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Our Lady of Lourdes Catholic Primary School Ofsted Rating: Good Pupils: 469 Distance:2.12	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Arden College Ofsted Rating: Good Pupils:0 Distance:2.2	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Southport Education Group Ofsted Rating: Requires improvement Pupils:0 Distance:2.27	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Farnborough Road Infant School Ofsted Rating: Good Pupils: 434 Distance:2.29	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Local Area Masts & Pylons

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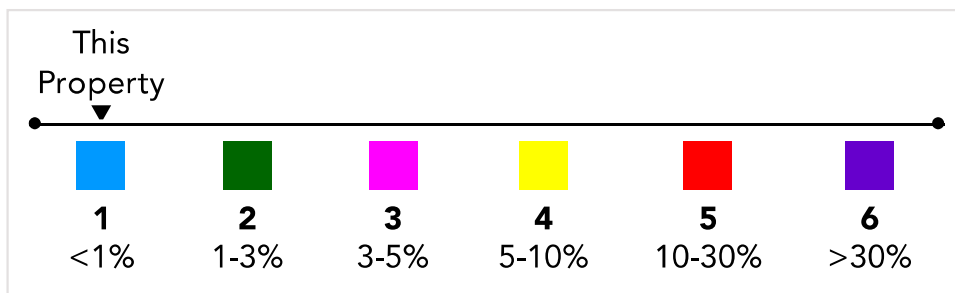
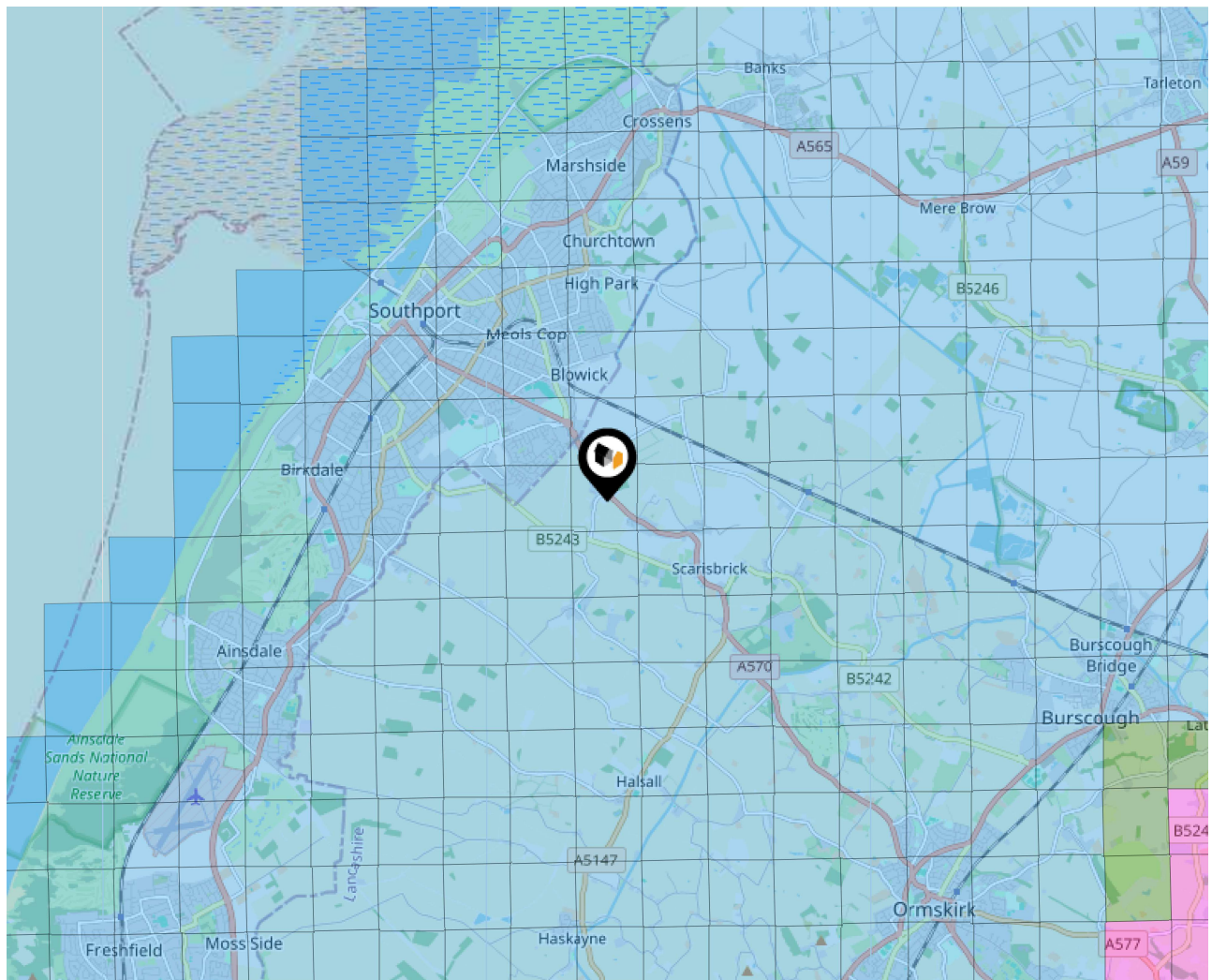


Key:

-  Power Pylons
-  Communication Masts

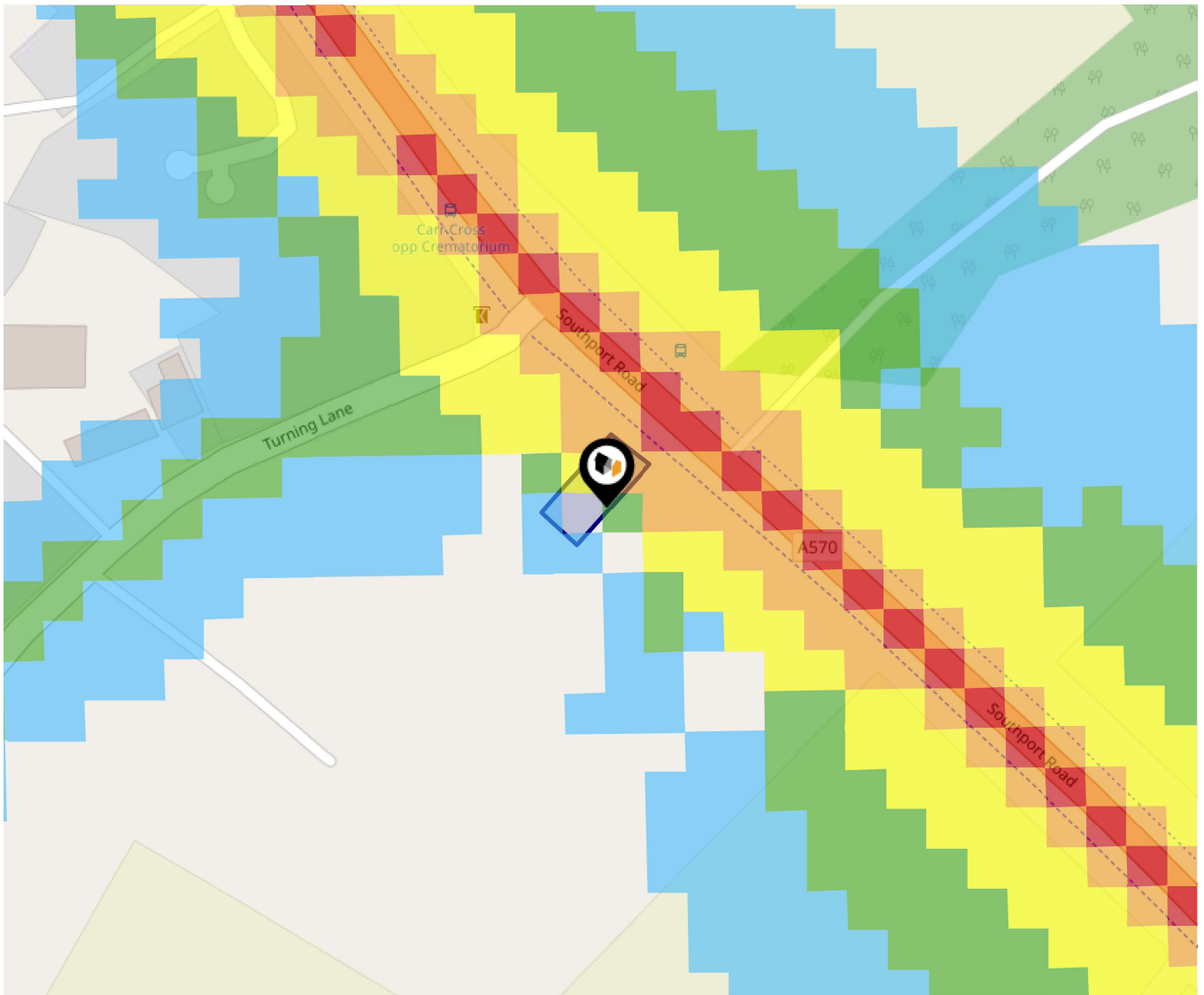
What is Radon?

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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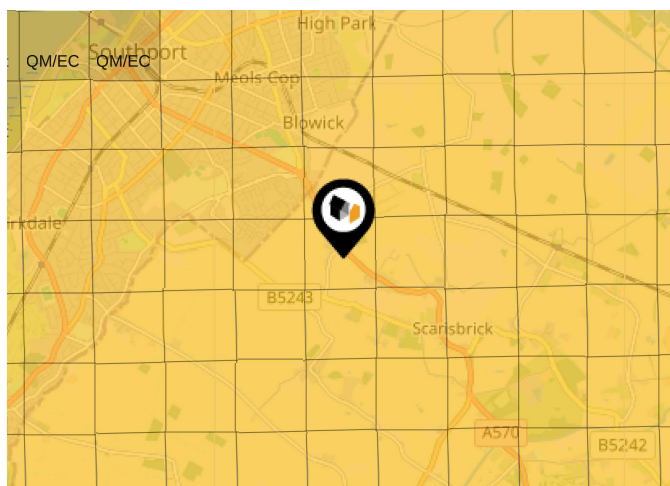


The data indicates the level of noise according to strategic noise sources across all traffic routes. This indicates a 25 house annual average noise level with separate weightings for the evening and the night periods.

- 75.0+ dB
- 70.0-74.9 dB
- 65.0-69.9 dB
- 60.0-64.9 dB
- 55.0-59.9 dB

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

Carbon Content:	NONE	Soil Texture:	SAND TO LOAM
Parent Material Grain:	ARENACEOUS	Soil Depth:	DEEP
Soil Group:	LIGHT TO MEDIUM		

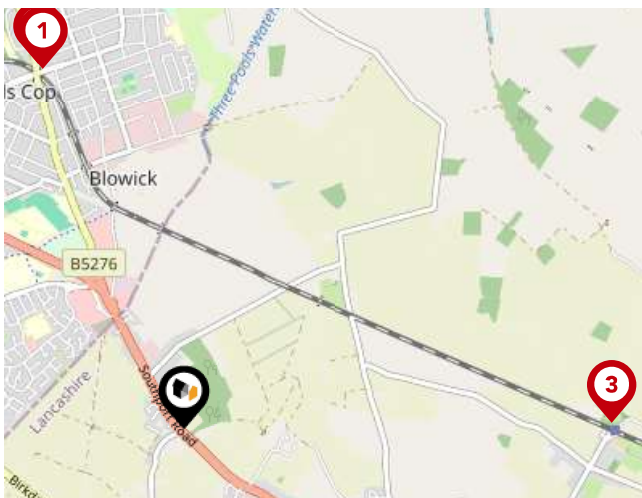


Primary Classifications (Most Common Clay Types)

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

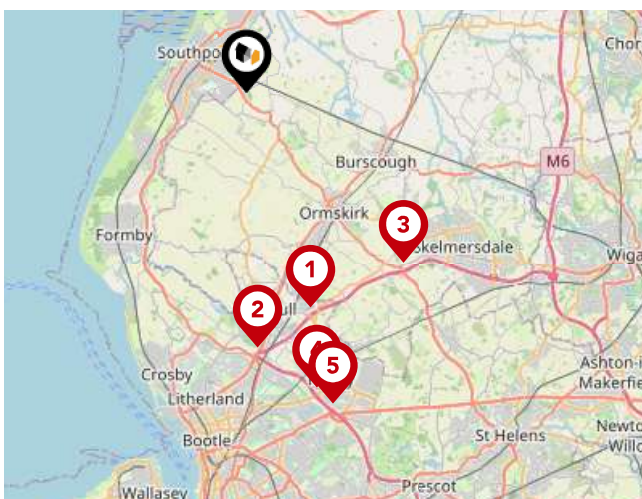
Area

Transport (National)



National Rail Stations

Pin	Name	Distance
1	Meols Cop Rail Station	1.7 miles
2	Meols Cop Rail Station	1.73 miles
3	Bescar Lane Rail Station	1.88 miles



Trunk Roads/Motorways

Pin	Name	Distance
1	M58 J1	7.87 miles
2	M57 J7	8.98 miles
3	M58 J3	8.15 miles
4	M57 J6	10.68 miles
5	M57 J5	11.34 miles



Airports/HELIPADS

Pin	Name	Distance
1	Highfield	11.2 miles
2	Speke	20.23 miles
3	Manchester Airport	33.15 miles
4	Leeds Bradford Airport	55.84 miles

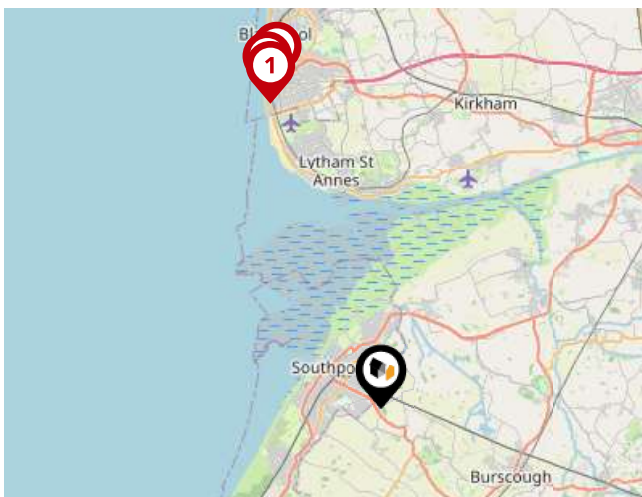
Area

Transport (Local)



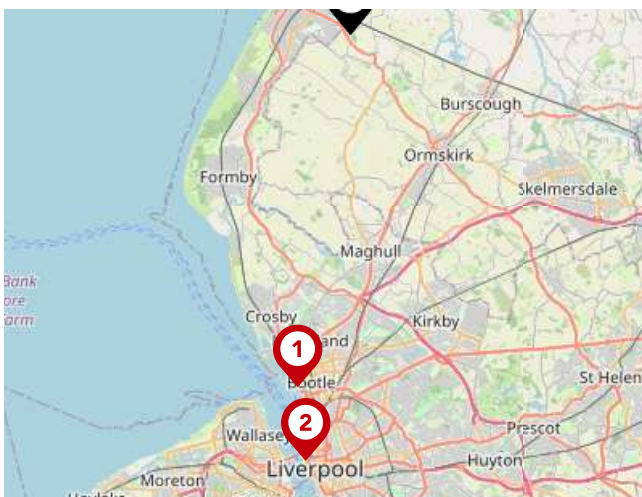
Bus Stops/Stations

Pin	Name	Distance
1	Crematorium	0.03 miles
2	Crematorium	0.05 miles
3	Pool Hey Lane	0.25 miles
4	New Hall Drive	0.31 miles
5	Coe End Farm	0.51 miles



Local Connections

Pin	Name	Distance
1	Starr Gate (Blackpool Tramway)	11.38 miles
2	Harrow Place (Blackpool Tramway)	11.71 miles
3	Burlington Road West (Blackpool Tramway)	11.92 miles



Ferry Terminals

Pin	Name	Distance
1	Liverpool Belfast Ferry Terminal Bootle	12.58 miles
2	Liverpool Isle of Man & Dublin Terminal	15.1 miles

Landwood Group

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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