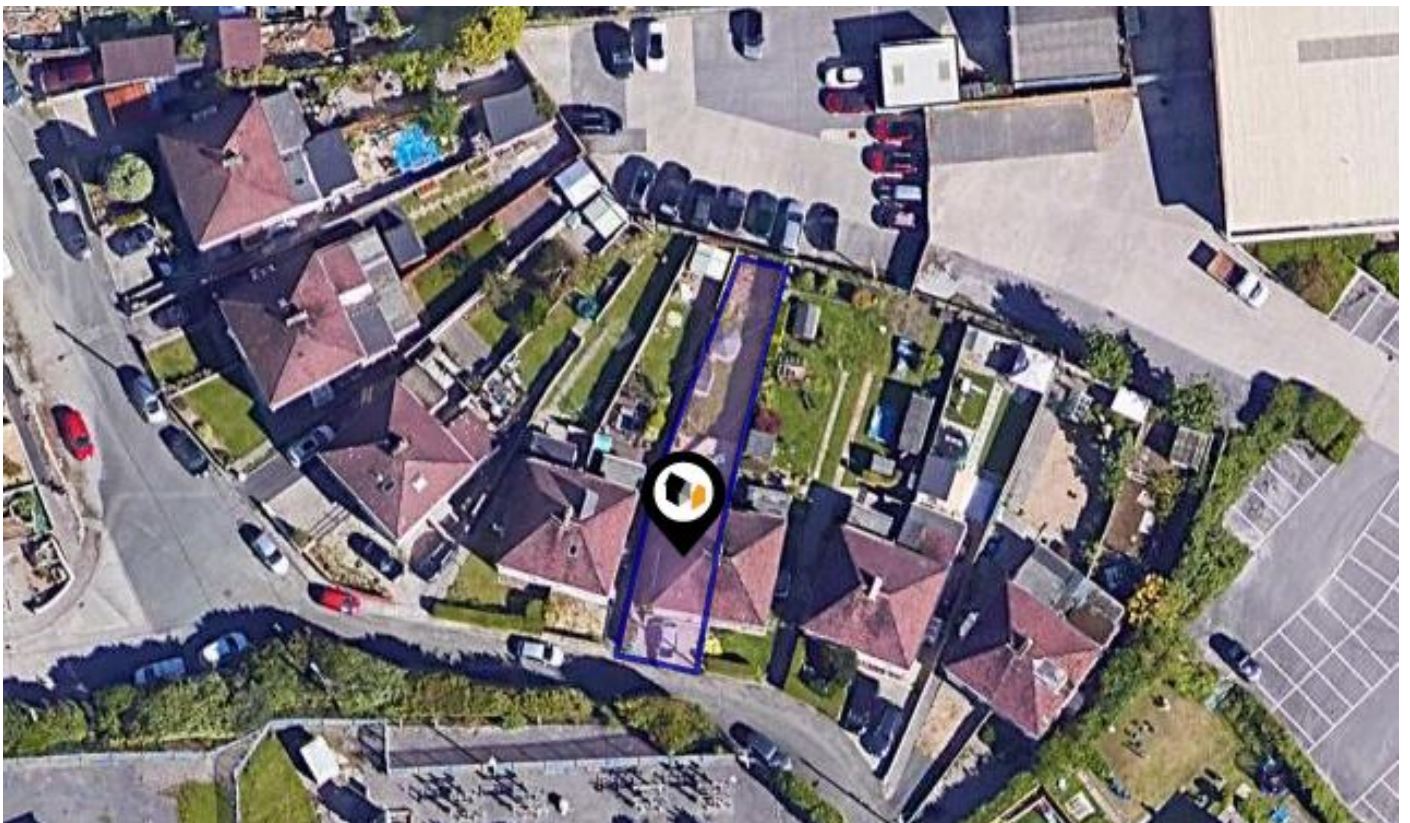




See More Online

KFB: Key Facts For Buyers

A Guide to This Property & the Local Area
Tuesday 24th March 2026

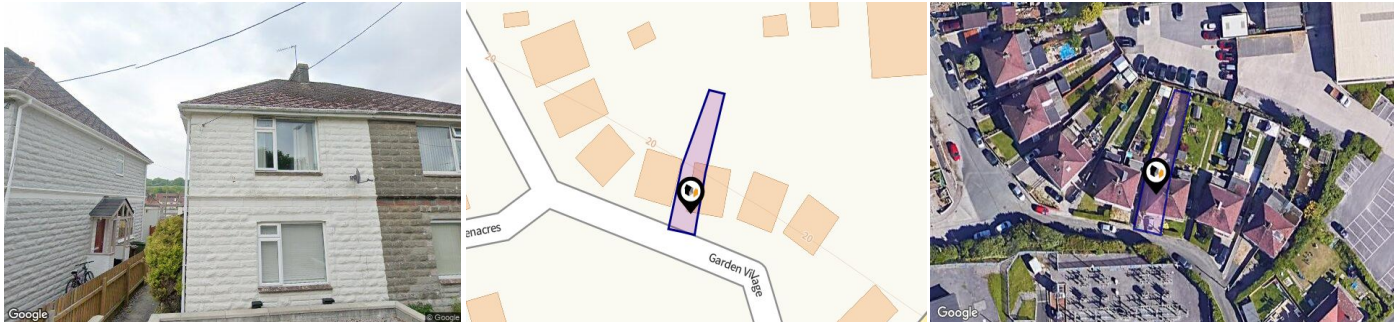


GARDEN VILLAGE, PLYMOUTH, PL9

6 The Broadway Plymstock Plymouth PL9 7AU
01752 456000
plymstock@langtownandcountry.com
www.langtownandcountry.com



Property Overview



Property

Type:	Semi-Detached	Tenure:	Freehold
Bedrooms:	2		
Floor Area:	796 ft ² / 74 m ²		
Plot Area:	0.05 acres		
Year Built :	2000		
Council Tax :	Band B		
Annual Estimate:	£1,809		
Title Number:	DN429275		

Local Area

Local Authority:	City of plymouth
Conservation Area:	No
Flood Risk:	
• Rivers & Seas	Very low
• Surface Water	Very low

Estimated Broadband Speeds (Standard - Superfast - Ultrafast)

18 mb/s	76 mb/s	1800 mb/s

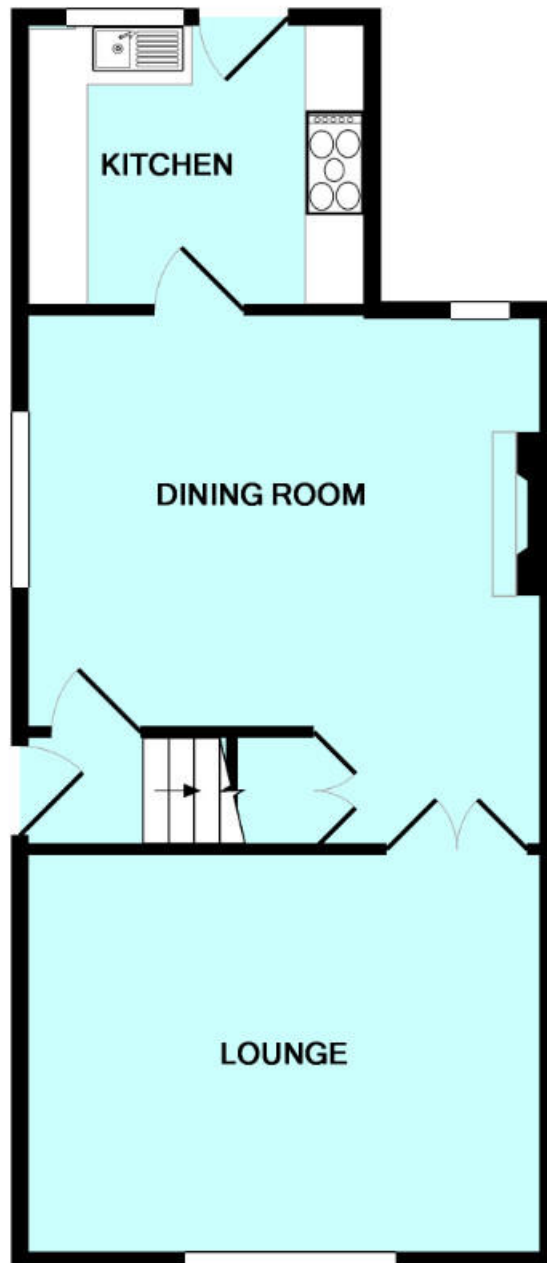
Mobile Coverage: (based on calls indoors)



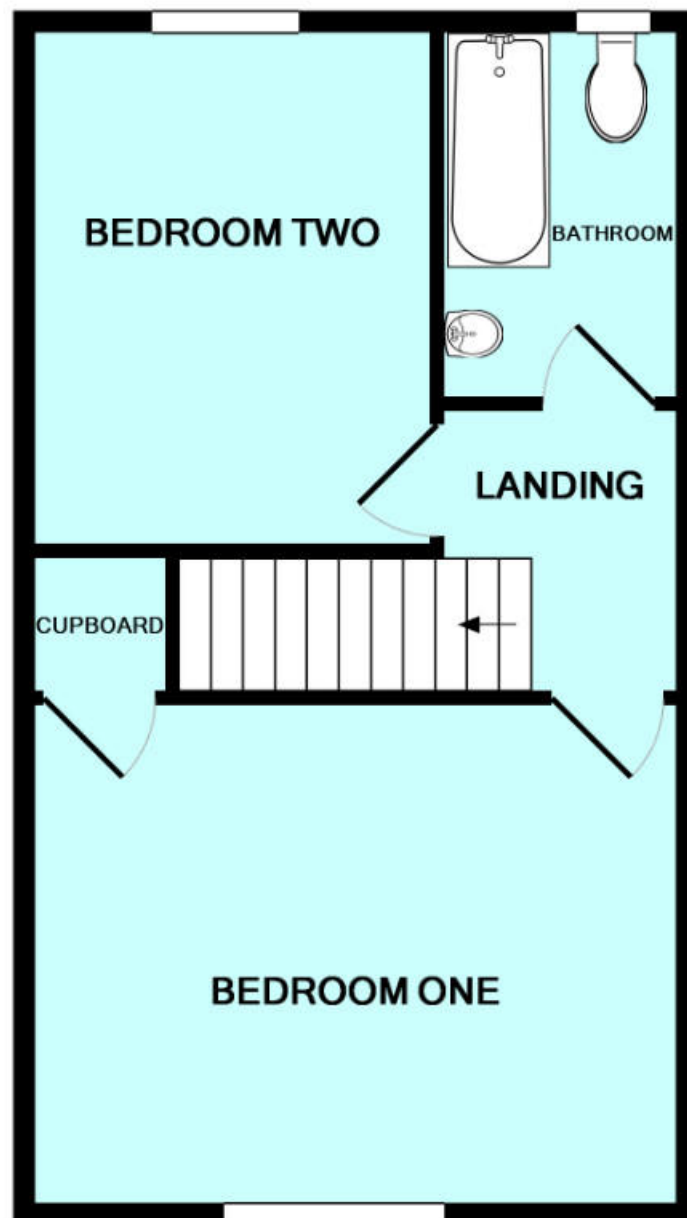
Satellite/Fibre TV Availability:



GARDEN VILLAGE, PLYMOUTH, PL9



GARDEN VILLAGE, PLYMOUTH, PL9



Garden Village, PL9

Energy rating

D

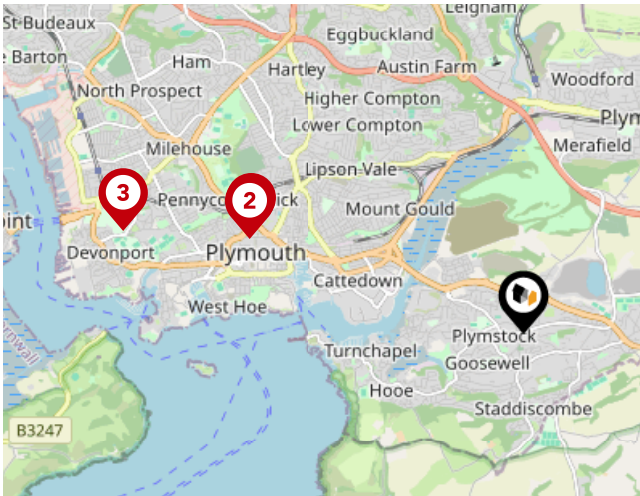
Valid until 23.09.2029

Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C		
55-68	D	68 D	
39-54	E		
21-38	F		
1-20	G		

Additional EPC Data

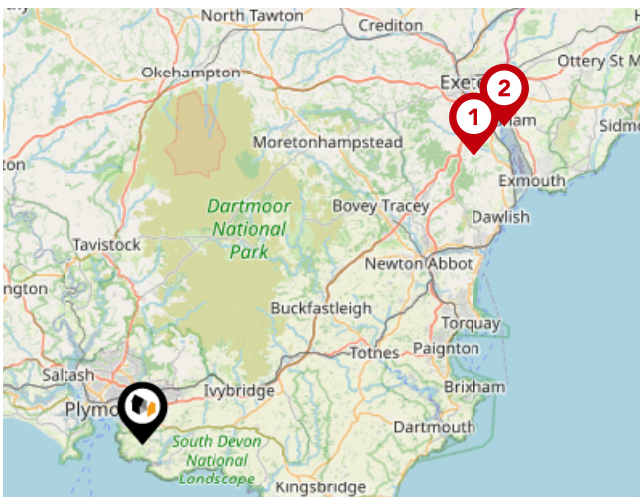
Property Type:	House
Build Form:	Semi-Detached
Transaction Type:	RHI application
Energy Tariff:	Single
Main Fuel:	Mains gas (not community)
Main Gas:	Yes
Glazing Type:	Double glazing installed during or after 2002
Previous Extension:	1
Open Fireplace:	0
Ventilation:	Natural
Walls:	Cavity wall, filled cavity
Walls Energy:	Average
Roof:	Pitched, 300 mm loft insulation
Roof Energy:	Very Good
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:	Suspended, no insulation (assumed)
Total Floor Area:	74 m ²

Area Transport (National)



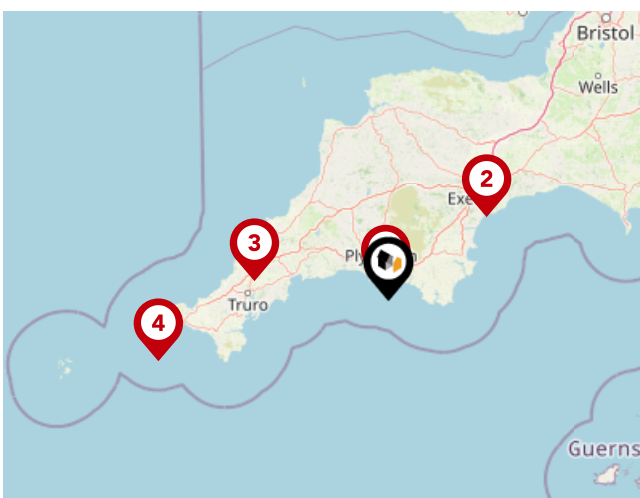
National Rail Stations

Pin	Name	Distance
1	Plymouth Rail Station	2.74 miles
2	Plymouth Rail Station	2.74 miles
3	Devonport Rail Station	3.91 miles



Trunk Roads/Motorways

Pin	Name	Distance
1	M5 J31	33.24 miles
2	M5 J30	36.4 miles

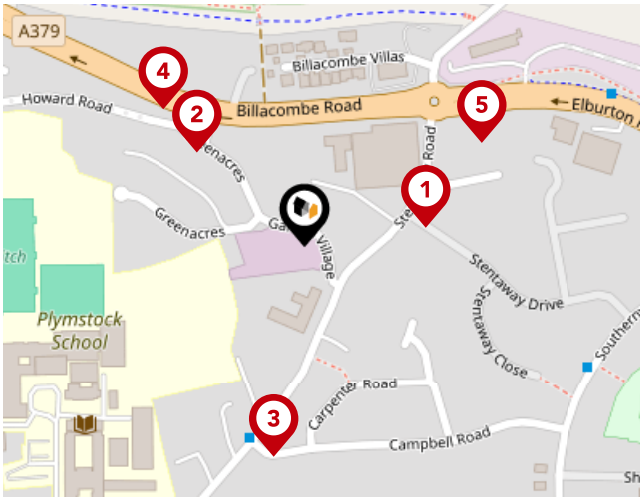


Airports/Helipads

Pin	Name	Distance
1	Glenholt	4.16 miles
2	Exeter Airport	38.81 miles
3	St Mawgan	40.97 miles
4	Joppa	72.33 miles

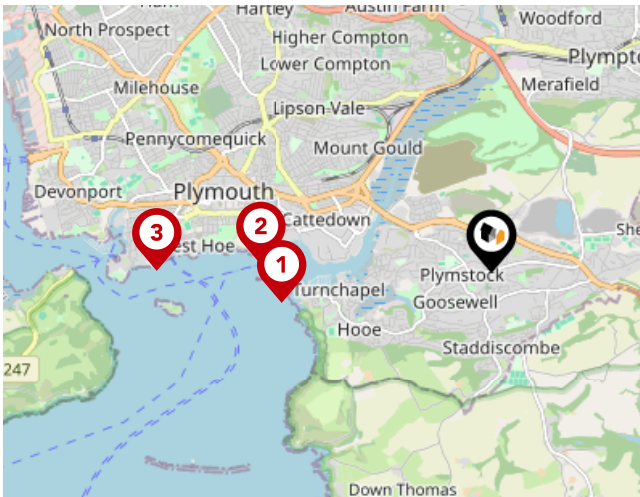
Area

Transport (Local)



Bus Stops/Stations

Pin	Name	Distance
1	Broadland Lane	0.07 miles
2	Pleasure Hill	0.08 miles
3	Campbell Road	0.13 miles
4	Boringdon Terrace	0.12 miles
5	Stentaway Road	0.12 miles



Ferry Terminals

Pin	Name	Distance
1	Plymouth Mount Batten Ferry Landing	2 miles
2	Plymouth (Barbican) Landing Stage	2.17 miles
3	Plymouth Ferry Terminal	3.17 miles

Important - Please Read

These particulars do not constitute any part of an offer or contract. All statements in these details are made without liability on the part of or the seller.

They should not be relied upon as a statement or representation of fact and, although believed to be correct, are not guaranteed and form no part of an offer or contract. Any intending buyers must satisfy themselves as to their correctness.

Please note that all appliances and heating systems are not tested by and therefore no warranties can be given as to their good working order.

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