



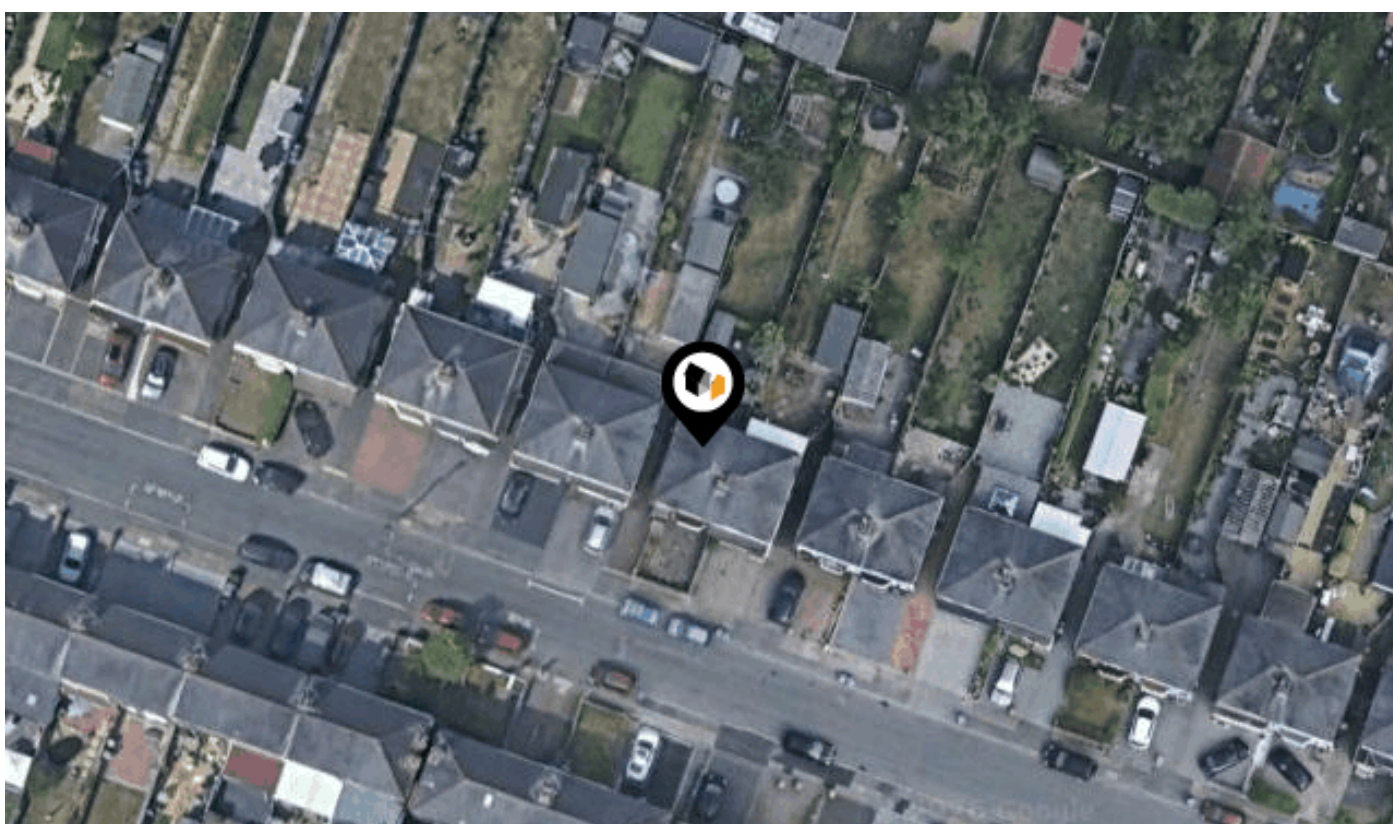
See More Online

Buyers & Interested Parties

KFB: Key Facts For Buyers

A Guide to This Property & the Local Area

Saturday 25th July 2026



BURNHAM ROAD, COVENTRY, CV3

Price Estimate : £180,000

Walmsley's The Way to Move

18a Earlsdon Street, Earlsdon, Coventry, CV5 6EG

0330 1180062

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www.walmsleysthewaytomove.co.uk



Introduction

Our Comments

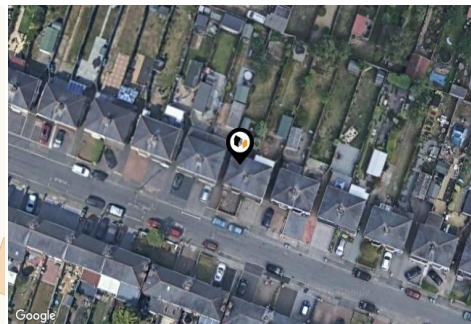
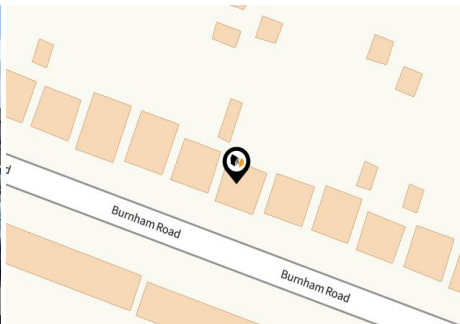


Dear Buyers & Interested Parties

Your property details in brief.....

A two double bedroom semi detached home
Exceptional rear gardens with patio areas & mature lawns
In need of certain modernisation
Two reception rooms
Ground floor cloakroom & spacious first floor bathroom
Driveway potential to frontage
Close to Jaguar Landrover, amenities & schooling
EPC Ordered, Total 777 Sq.Ft or 72.1 Sq.M, NO CHAIN

These details do not form part of any legally binding contract or offer and are presented as an indicator of property key features. For all enquiries, questions, queries and concerns please contact us on sales@walmsleysthewaytomove.co.uk or 0330 1180 062



Property

Type:	Terraced
Bedrooms:	2
Floor Area:	777 ft ² / 72 m ²
Council Tax :	Band B
Annual Estimate:	£1,957

Price Estimate: £180,000

Local Area

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

Estimated Broadband Speeds
(Standard - Superfast - Ultrafast)

15
mb/s



66
mb/s



5500
mb/s



Mobile Coverage:
(based on calls indoors)



Satellite/Fibre TV Availability:



Market Sold in Street



92, Burnham Road, Coventry, CV3 4BQ					Semi-detached House
Last Sold Date:	31/10/2025	24/05/2013	30/05/2008	14/08/2007	
Last Sold Price:	£230,000	£119,000	£124,500	£104,000	
112, Burnham Road, Coventry, CV3 4BQ					Semi-detached House
Last Sold Date:	31/07/2023				
Last Sold Price:	£200,000				
102, Burnham Road, Coventry, CV3 4BQ					Semi-detached House
Last Sold Date:	26/11/2021				
Last Sold Price:	£150,000				
86, Burnham Road, Coventry, CV3 4BQ					Terraced House
Last Sold Date:	05/03/2021	15/05/1998			
Last Sold Price:	£190,000	£55,500			
58, Burnham Road, Coventry, CV3 4BQ					Semi-detached House
Last Sold Date:	15/01/2021	30/05/2014	12/02/2010	11/04/2007	02/06/1997
Last Sold Price:	£189,000	£142,000	£124,950	£124,950	£35,000
104, Burnham Road, Coventry, CV3 4BQ					Semi-detached House
Last Sold Date:	12/05/2020	25/07/2006	28/04/2000	23/03/2000	
Last Sold Price:	£150,000	£128,000	£55,300	£55,500	
90, Burnham Road, Coventry, CV3 4BQ					Semi-detached House
Last Sold Date:	26/04/2019				
Last Sold Price:	£175,000				
74, Burnham Road, Coventry, CV3 4BQ					Terraced House
Last Sold Date:	14/12/2018	30/11/2001	01/04/1999		
Last Sold Price:	£185,000	£67,950	£43,000		
110, Burnham Road, Coventry, CV3 4BQ					Semi-detached House
Last Sold Date:	11/12/2018	25/06/2004	17/03/2000		
Last Sold Price:	£202,000	£115,000	£60,000		
84, Burnham Road, Coventry, CV3 4BQ					Semi-detached House
Last Sold Date:	17/11/2017	18/06/2013			
Last Sold Price:	£150,000	£90,000			
96, Burnham Road, Coventry, CV3 4BQ					Semi-detached House
Last Sold Date:	26/09/2017	21/03/2014	28/04/2006	22/12/2003	20/12/1996
Last Sold Price:	£130,000	£122,000	£124,000	£93,000	£39,000
82, Burnham Road, Coventry, CV3 4BQ					Semi-detached House
Last Sold Date:	08/01/2016	05/10/2012	23/06/2006	01/06/2001	
Last Sold Price:	£145,000	£128,000	£130,000	£66,500	

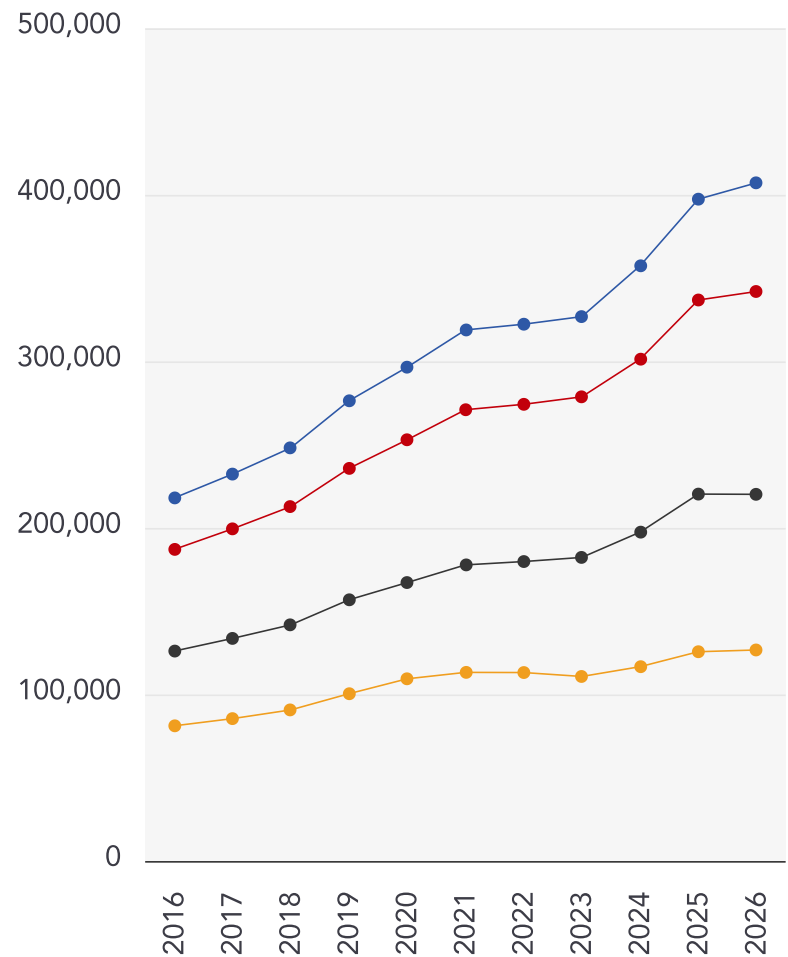
NOTE: In this list we display up to 6 most recent sales records per property, since 1995.

Market

House Price Statistics



10 Year History of Average House Prices by Property Type in CV3



Detached

+86.77%

Semi-Detached

+82.76%

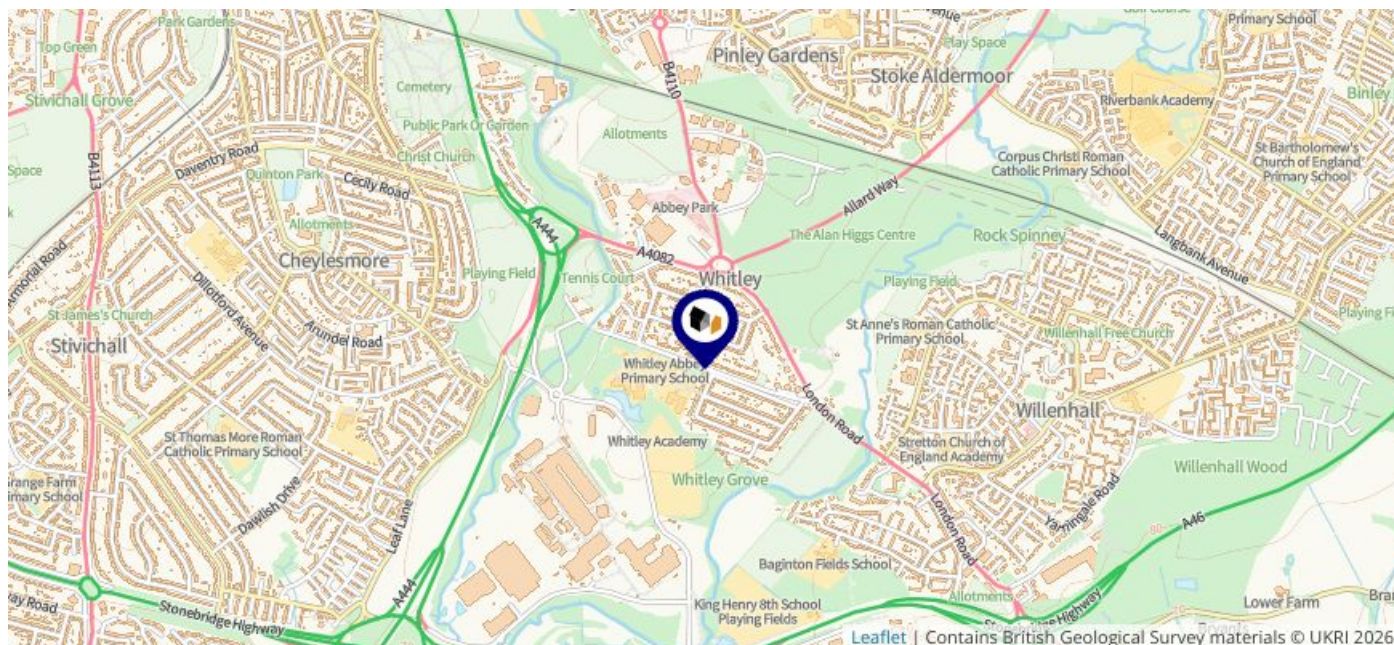
Terraced

+74.65%

Flat

+56.09%

This map displays nearby coal mine entrances and their classifications.



Mine Entry

- ✕ Adit
- ✕ Gutter Pit
- ✕ Shaft

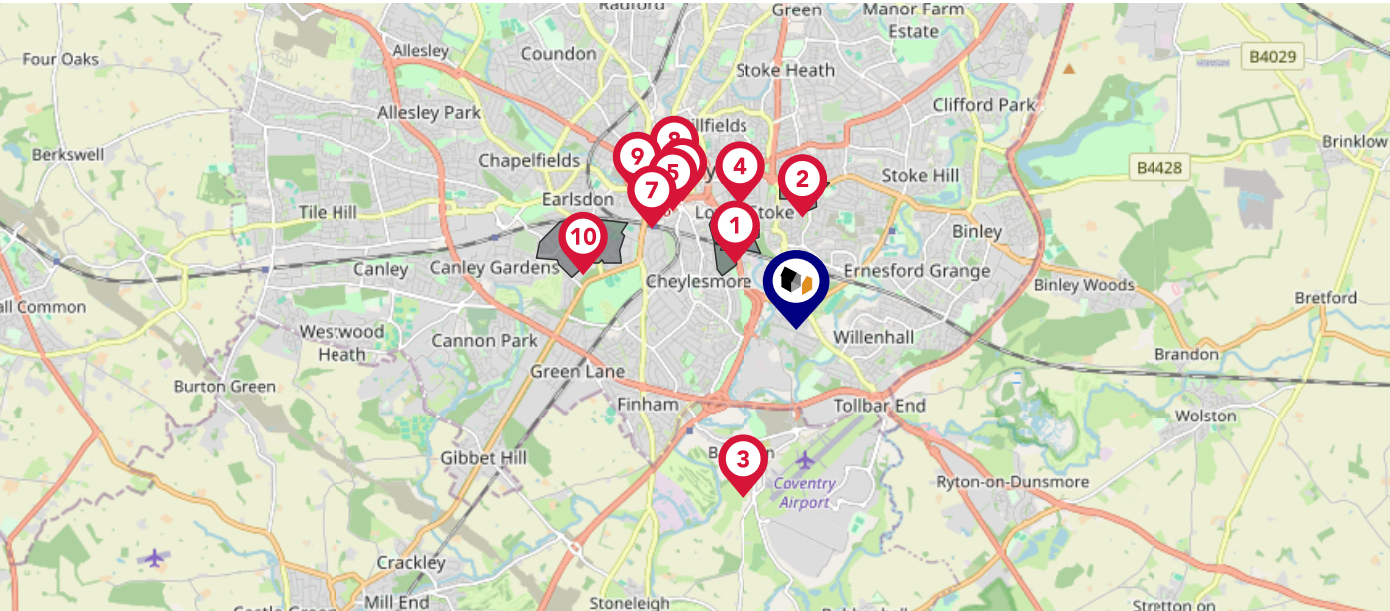
The Coal Authority has records of over 175,000 mine entries within the UK captured in the National Coal Mining database, derived from sources including abandonment plans, geological and topographical plans.

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.



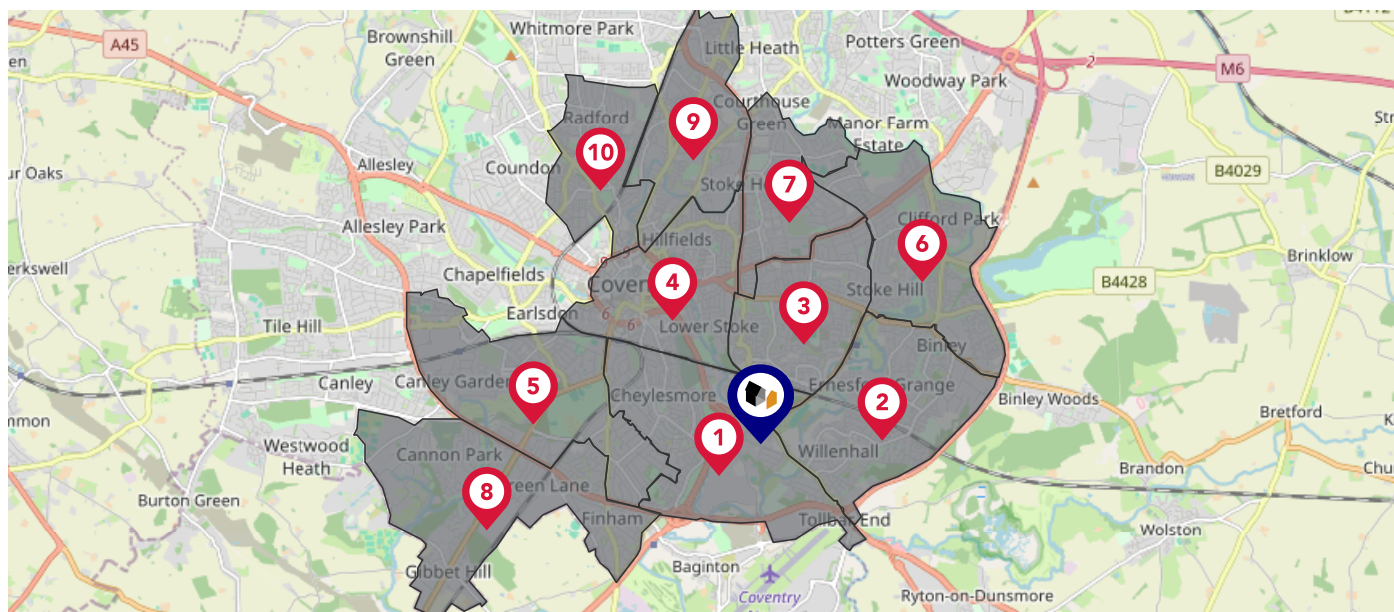
Nearby Conservation Areas	
	London Road
	Stoke Green
	Baginton
	Far Gosford Street
	High Street
	Hill Top and Cathedral
	Greyfriars Green
	Lady Herbert's Garden
	Spon Street
	Earlsdon

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



Cheylesmore Ward



Binley and Willenhall Ward



Lower Stoke Ward



St. Michael's Ward



Earlsdon Ward



Wyken Ward



Upper Stoke Ward



Wainbody Ward

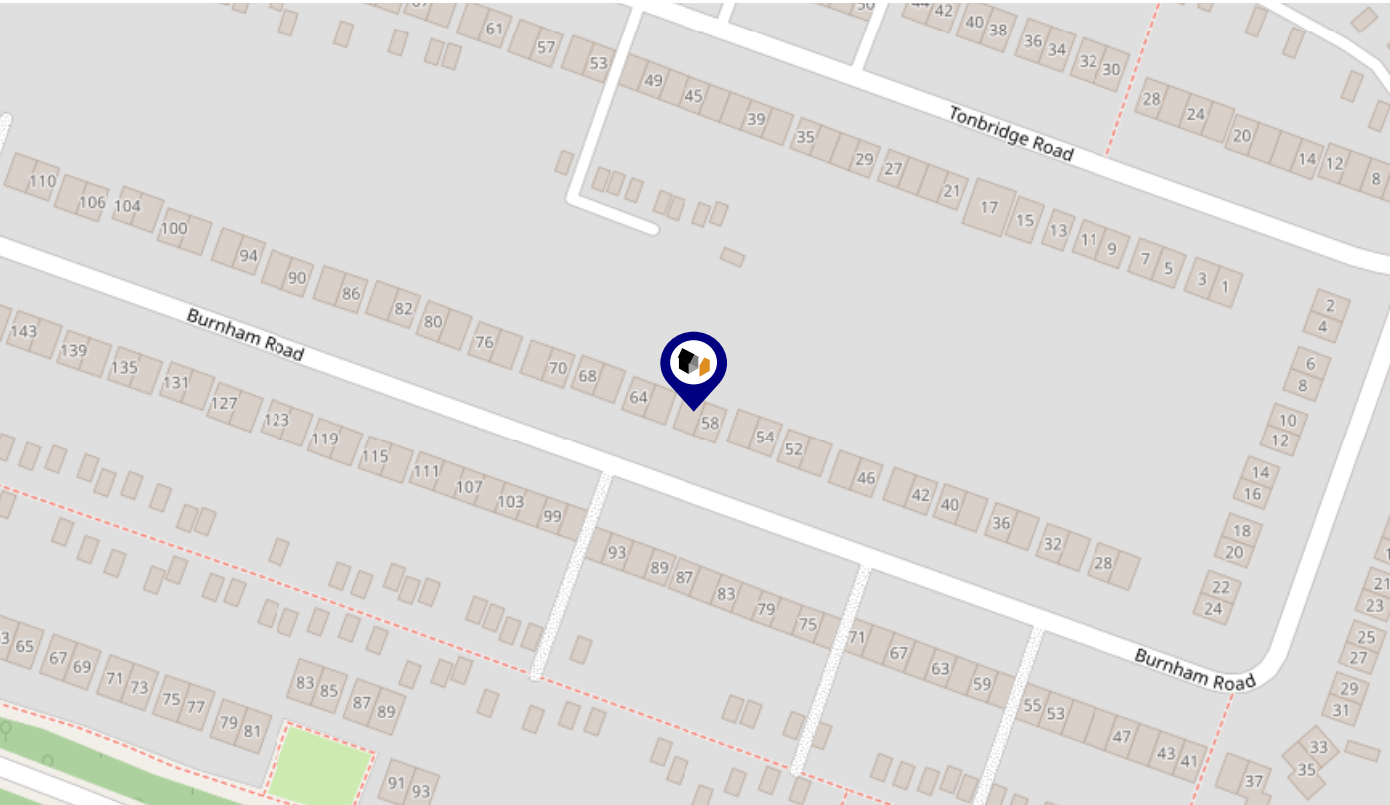


Foleshill Ward



Radford 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.

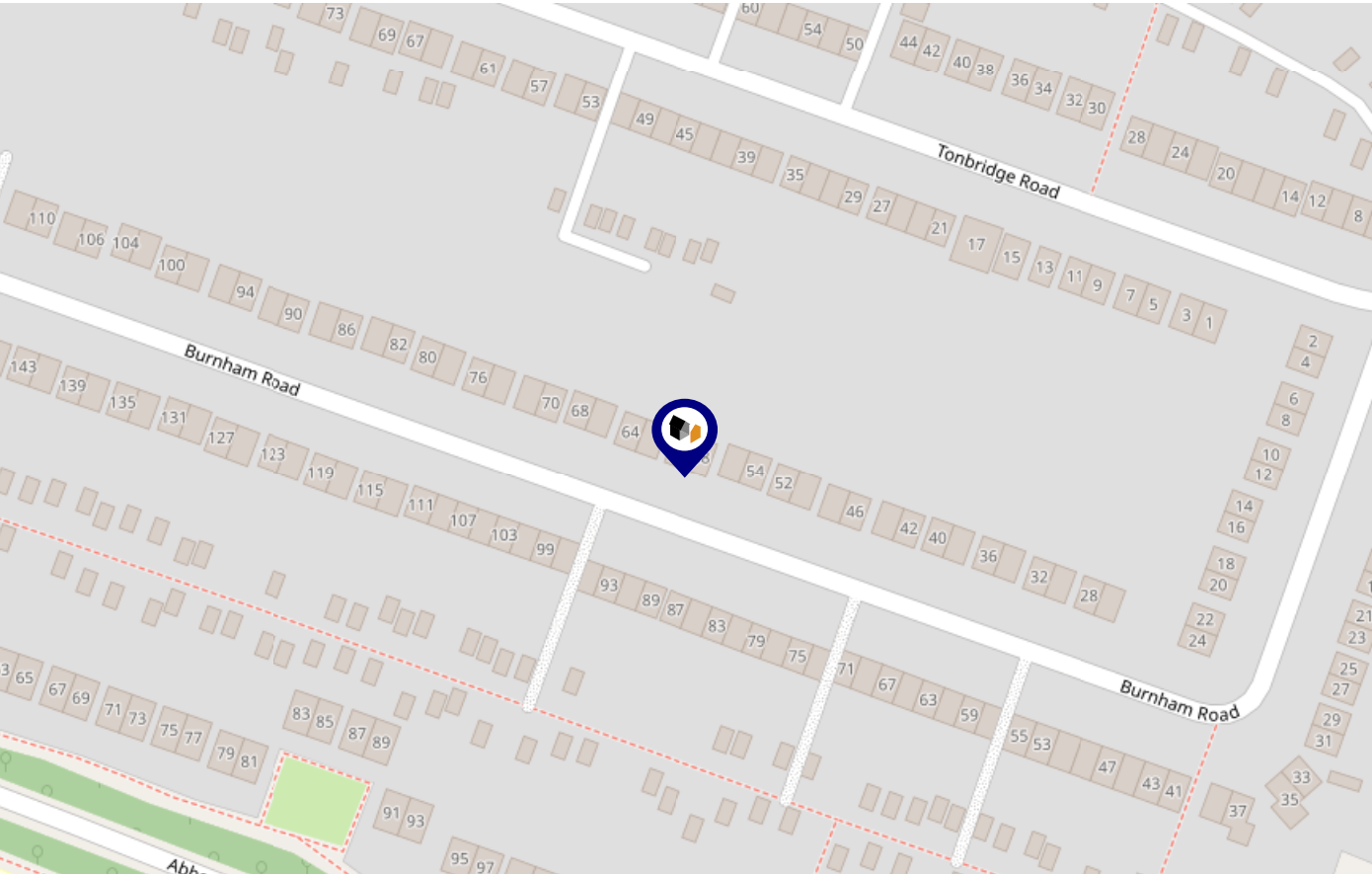
Noise levels are modelled on a 10m grid at a receptor height of 4m above ground, polygons are then produced by merging neighbouring cells within the following noise classes:

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.

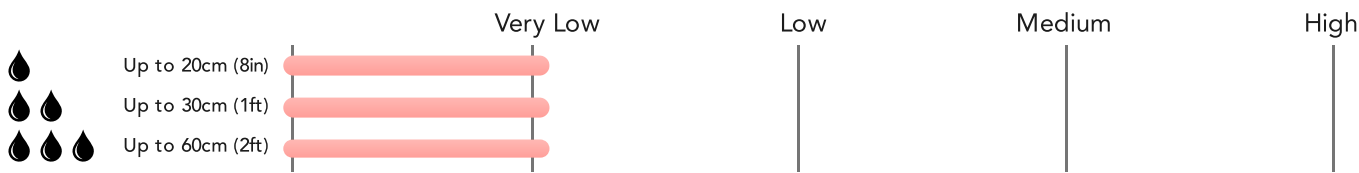


Risk Rating: Very low

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.

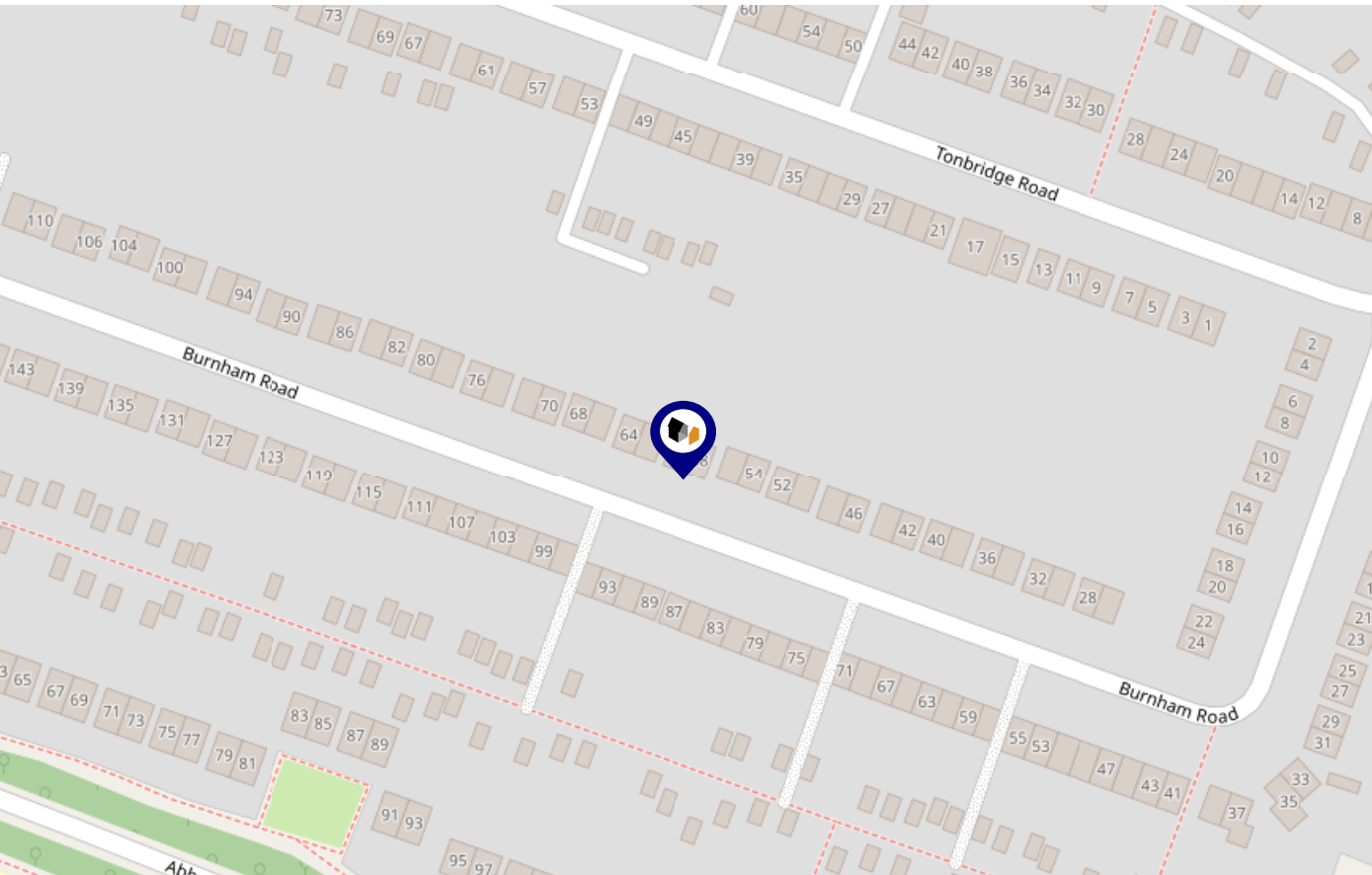
Chance of flooding to the following depths at this property:



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.

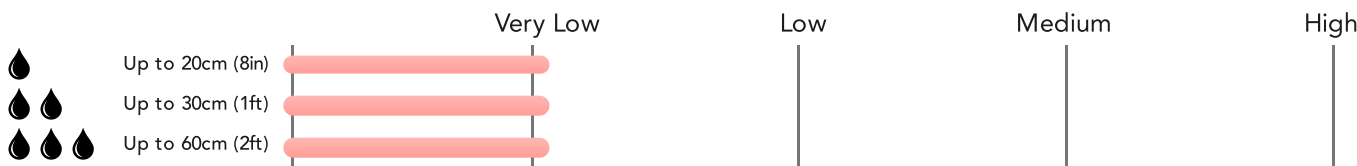


Risk Rating: Very low

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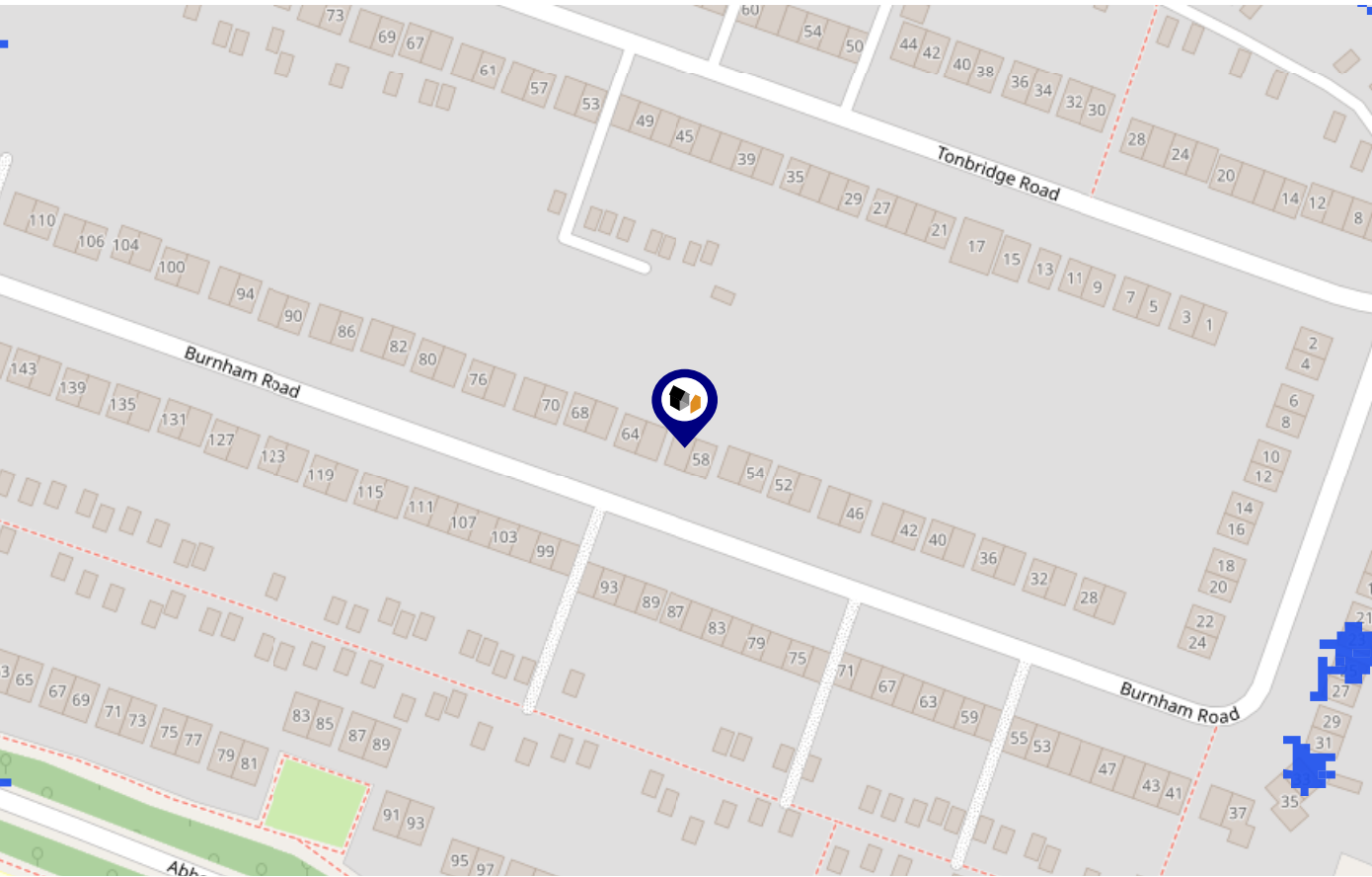
Chance of flooding to the following depths at this property:



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.

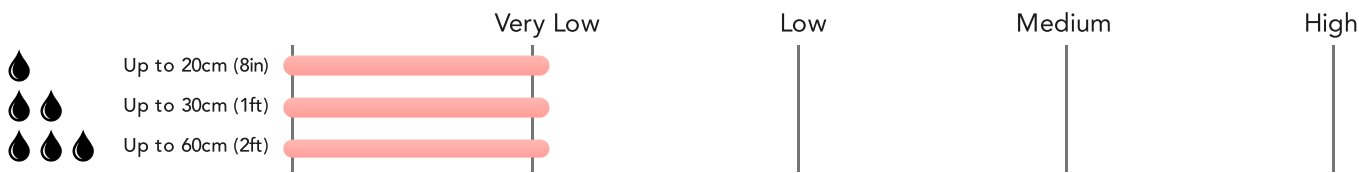


Risk Rating: Very low

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- High Risk** - an area which has a chance of flooding of greater than 1 in 30 (3.3%) in any one year.
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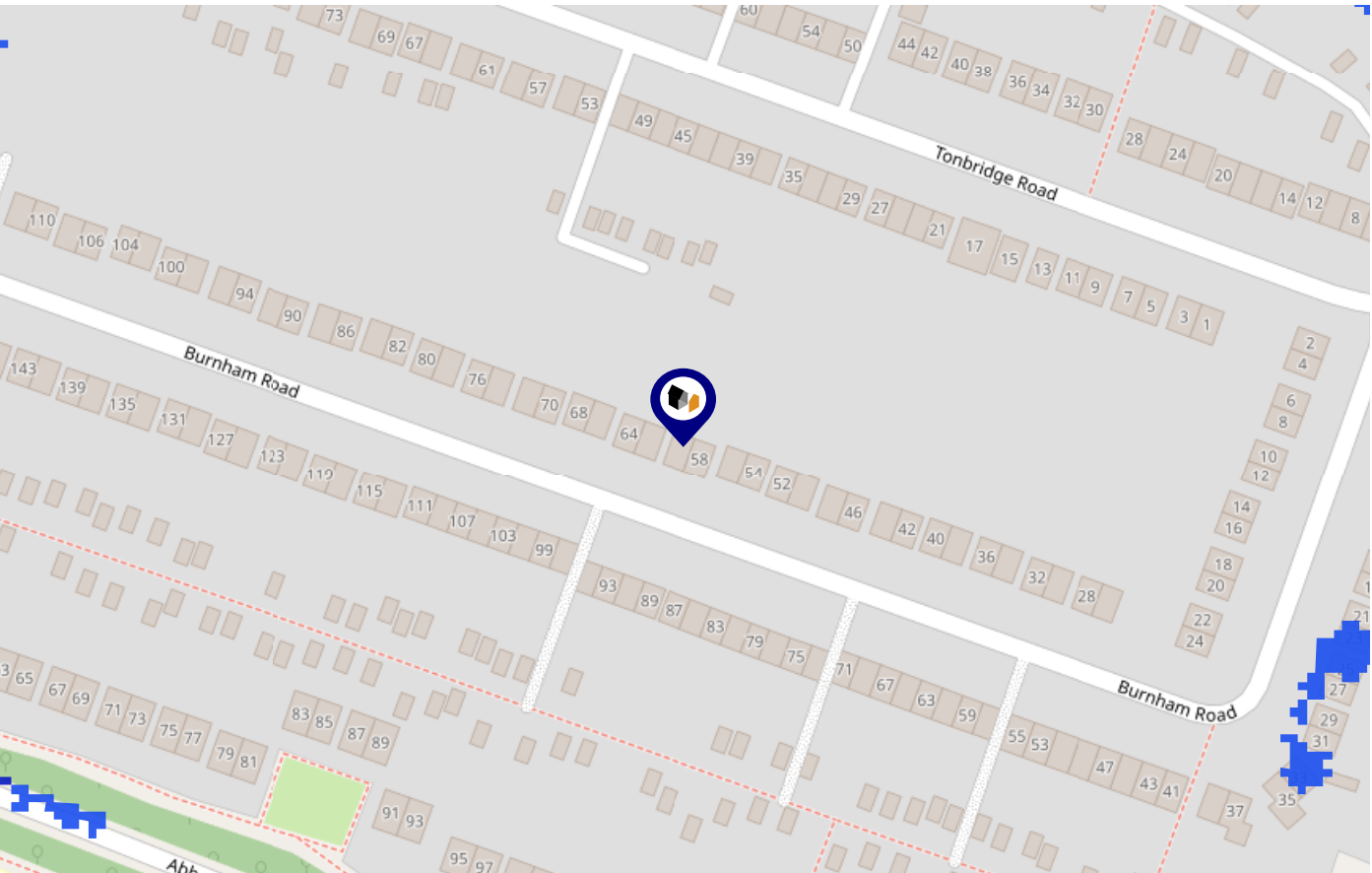
Chance of flooding to the following depths at this property:



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.

-  **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.
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Chance of flooding to the following depths at this property:

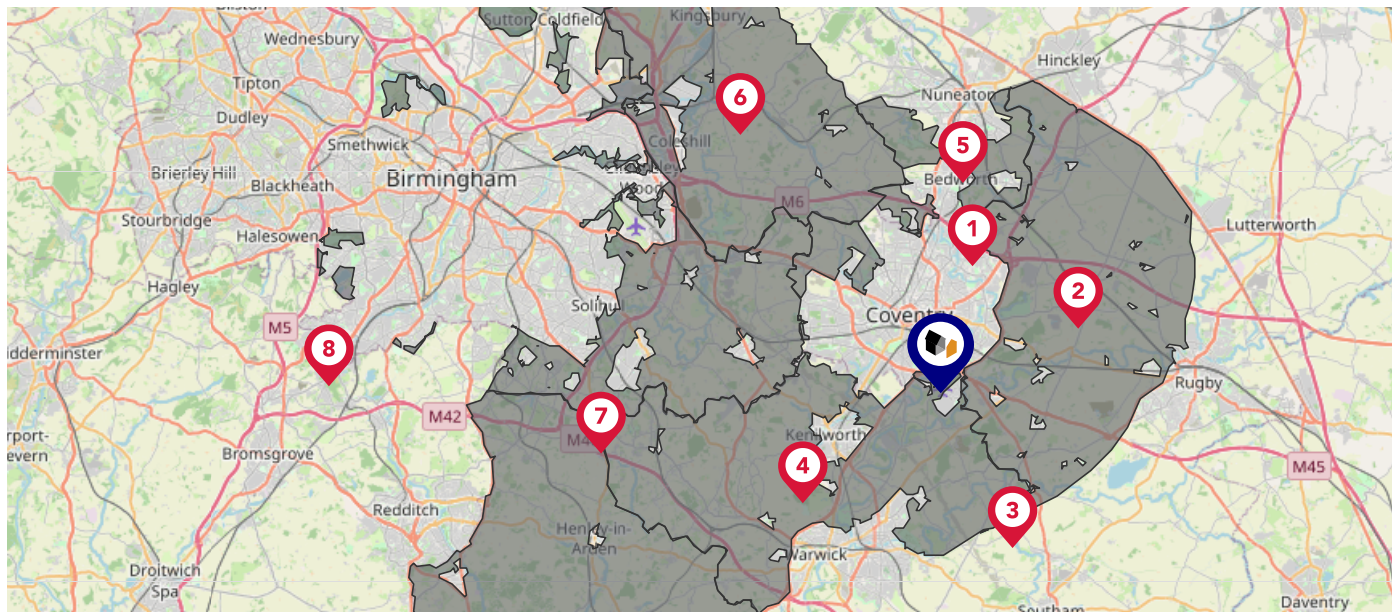


Maps

Green Belt



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



Nearby Green Belt Land



Birmingham Green Belt - Coventry



Birmingham Green Belt - Rugby



Birmingham Green Belt - Stratford-on-Avon



Birmingham Green Belt - Warwick



Birmingham Green Belt - Nuneaton and Bedworth



Birmingham Green Belt - North Warwickshire



Birmingham Green Belt - Solihull



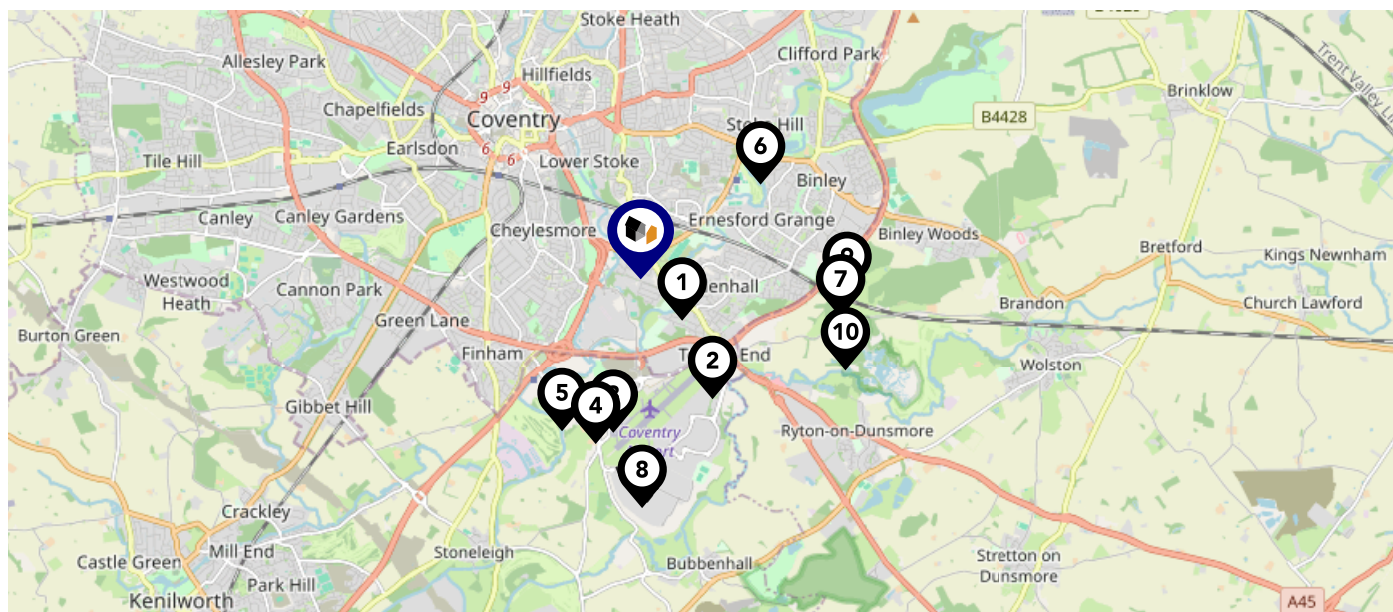
Birmingham Green Belt - Birmingham

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

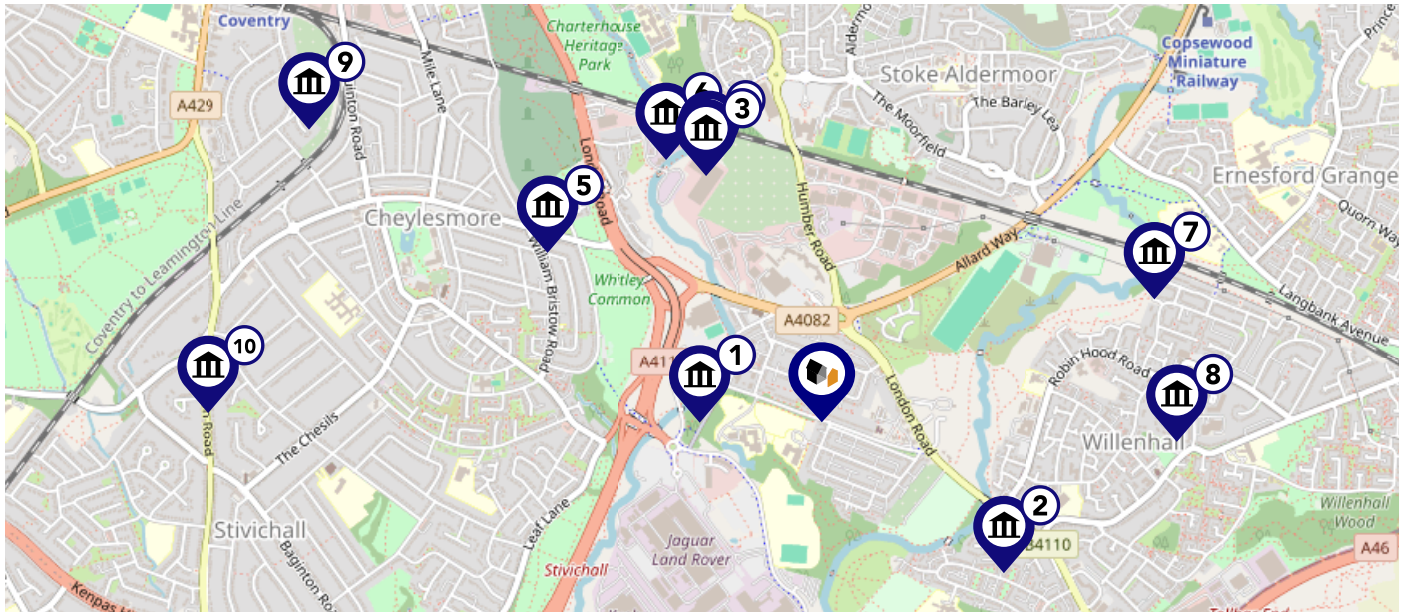
1	London Road B-Willenhall, Coventry	Historic Landfill	
2	Coventry Airport, Baginton-Land at Coventry Airport, Bounded by Rowley Road North and Siskiner Drive, Baginton, Coventry, Warwickshire	Historic Landfill	
3	Rowley Road-Baginton	Historic Landfill	
4	Home Farm-Kimberley Road, Baginton, Coventry, Warwickshire	Historic Landfill	
5	Hall Drive-Baginton	Historic Landfill	
6	Binley Road A-Binley, Coventry	Historic Landfill	
7	Harpers Lodge Landfill Site-Off Brandon Lane, Coventry, Warwickshire	Historic Landfill	
8	Rock Farm Landfill-	Historic Landfill	
9	Fosseway Sand and Gravel Company Limited, Landfill Site-Piles Coppice, Binley Woods, Near Rugby, Warwickshire	Historic Landfill	
10	Land South of Brandon Lane-Brandon Marsh, Brandon, Warwickshire	Historic Landfill	

Maps

Listed Buildings

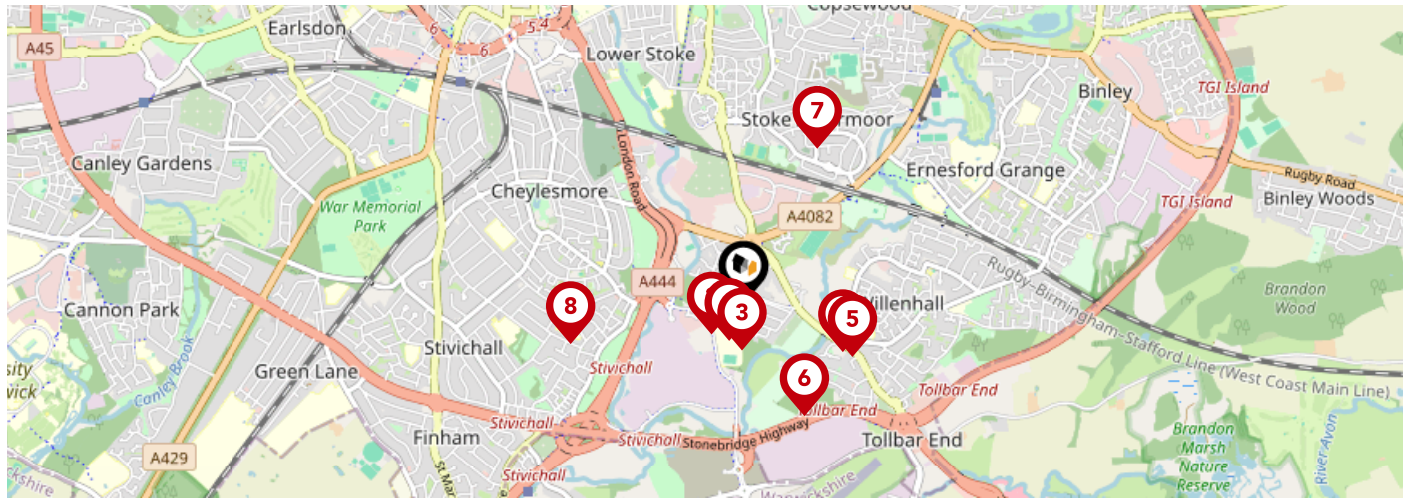


This map displays nearby listed buildings and protected structures, as well as their listed tier and distance from the target property...



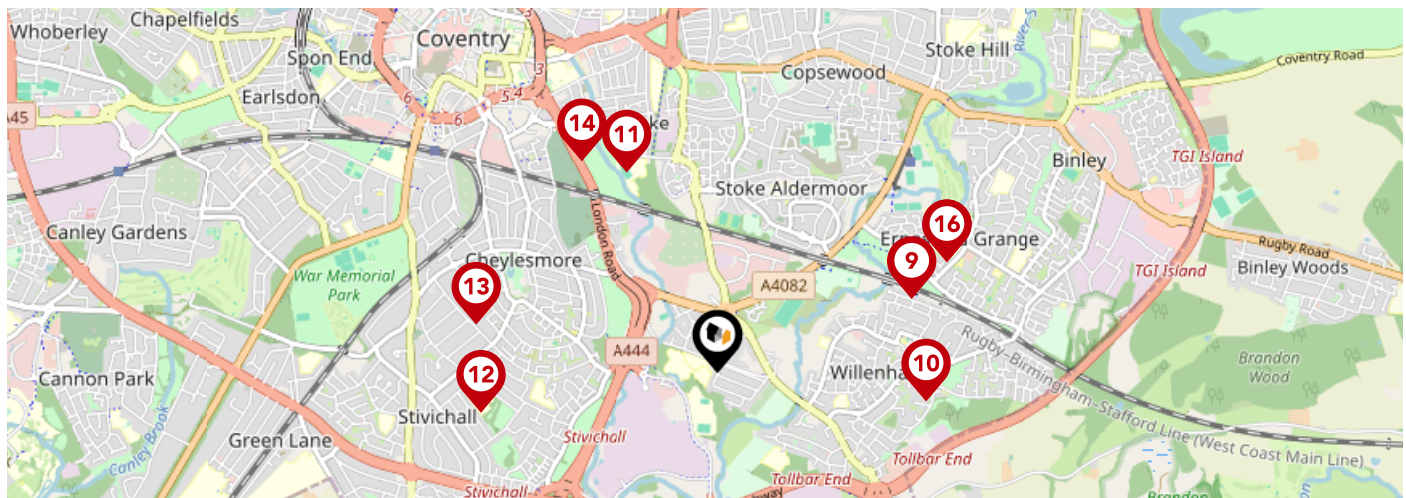
Listed Buildings in the local district		Grade	Distance
	1076652 - Whitley Abbey Bridge Whitley Bridge	Grade II	0.3 miles
	1483208 - The Chace	Grade II	0.5 miles
	1431173 - Humber Road Tunnel South Portal	Grade II	0.6 miles
	1431172 - Humber Road Tunnel North Portal	Grade II	0.6 miles
	1376051 - Christ Church	Grade II	0.7 miles
	1431087 - Sherbourne Viaduct	Grade II	0.7 miles
	1431088 - Sowe Viaduct	Grade II	0.8 miles
	1422601 - Church Of St John The Divine, The Church Hall And Bell Tower	Grade II	0.8 miles
	1271407 - Summerhouse On Plot 47	Grade II	1.3 miles
	1139458 - Church Of St James	Grade II	1.4 miles

Area Schools



		Nursery	Primary	Secondary	College	Private
1	Tiverton School Ofsted Rating: Good Pupils: 119 Distance:0.18	☐	☒	☐	☐	☐
2	Meadow Park School Ofsted Rating: Requires improvement Pupils: 783 Distance:0.2	☐	☐	☒	☐	☐
3	Whitley Abbey Primary School Ofsted Rating: Good Pupils: 449 Distance:0.21	☐	☒	☐	☐	☐
4	St Anne's Catholic Primary School Ofsted Rating: Good Pupils: 241 Distance:0.5	☐	☒	☐	☐	☐
5	Stretton Church of England Academy Ofsted Rating: Outstanding Pupils: 209 Distance:0.55	☐	☒	☐	☐	☐
6	Baginton Fields Academy Ofsted Rating: Good Pupils:0 Distance:0.58	☐	☐	☒	☐	☐
7	Aldermoor Farm Primary School Ofsted Rating: Good Pupils: 661 Distance:0.78	☐	☒	☐	☐	☐
8	Howes Community Primary School Ofsted Rating: Requires improvement Pupils: 177 Distance:0.81	☐	☒	☐	☐	☐

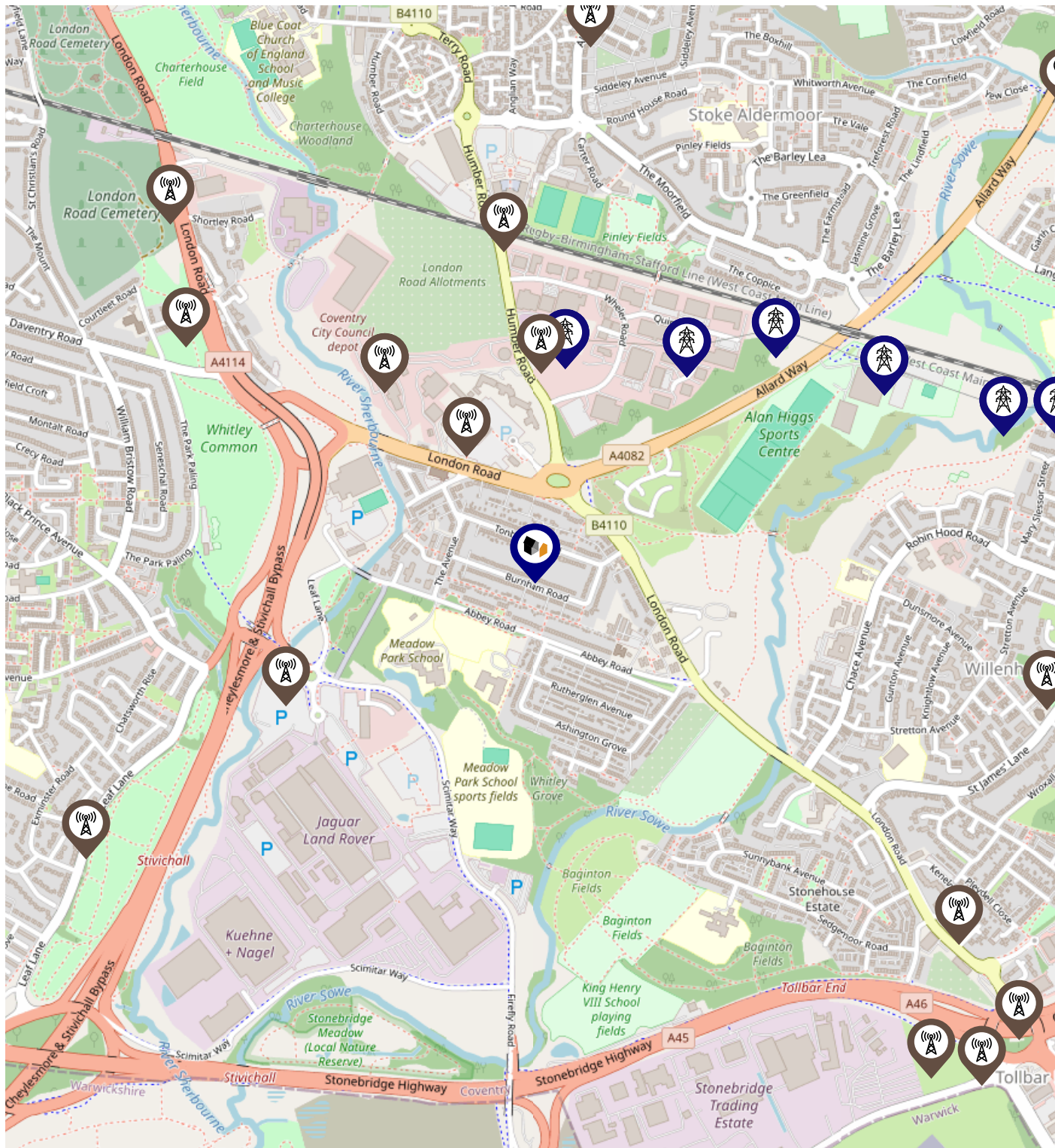
Area Schools



		Nursery	Primary	Secondary	College	Private
	Corpus Christi Catholic School Ofsted Rating: Good Pupils: 450 Distance:0.94	☐	☒	☐	☐	☐
	Willenhall Community Primary School Ofsted Rating: Requires improvement Pupils: 468 Distance:0.95	☐	☒	☐	☐	☐
	Blue Coat Church of England School and Music College Ofsted Rating: Good Pupils: 1724 Distance:1	☐	☐	☒	☐	☐
	St Thomas More Catholic Primary School Ofsted Rating: Good Pupils: 317 Distance:1.09	☐	☒	☐	☐	☐
	Manor Park Primary School Ofsted Rating: Good Pupils: 727 Distance:1.11	☐	☒	☐	☐	☐
	All Saints Church of England Primary School Ofsted Rating: Good Pupils: 249 Distance:1.14	☐	☒	☐	☐	☐
	Ernesford Grange Community Academy Ofsted Rating: Good Pupils: 1129 Distance:1.15	☐	☐	☒	☐	☐
	Riverbank School Ofsted Rating: Outstanding Pupils: 198 Distance:1.15	☐	☐	☒	☐	☐

Local Area

Masts & Pylons



Key:

-  Power Pylons
-  Communication Masts

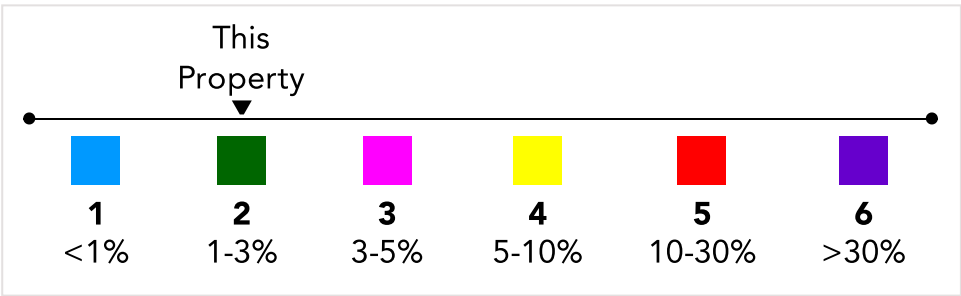
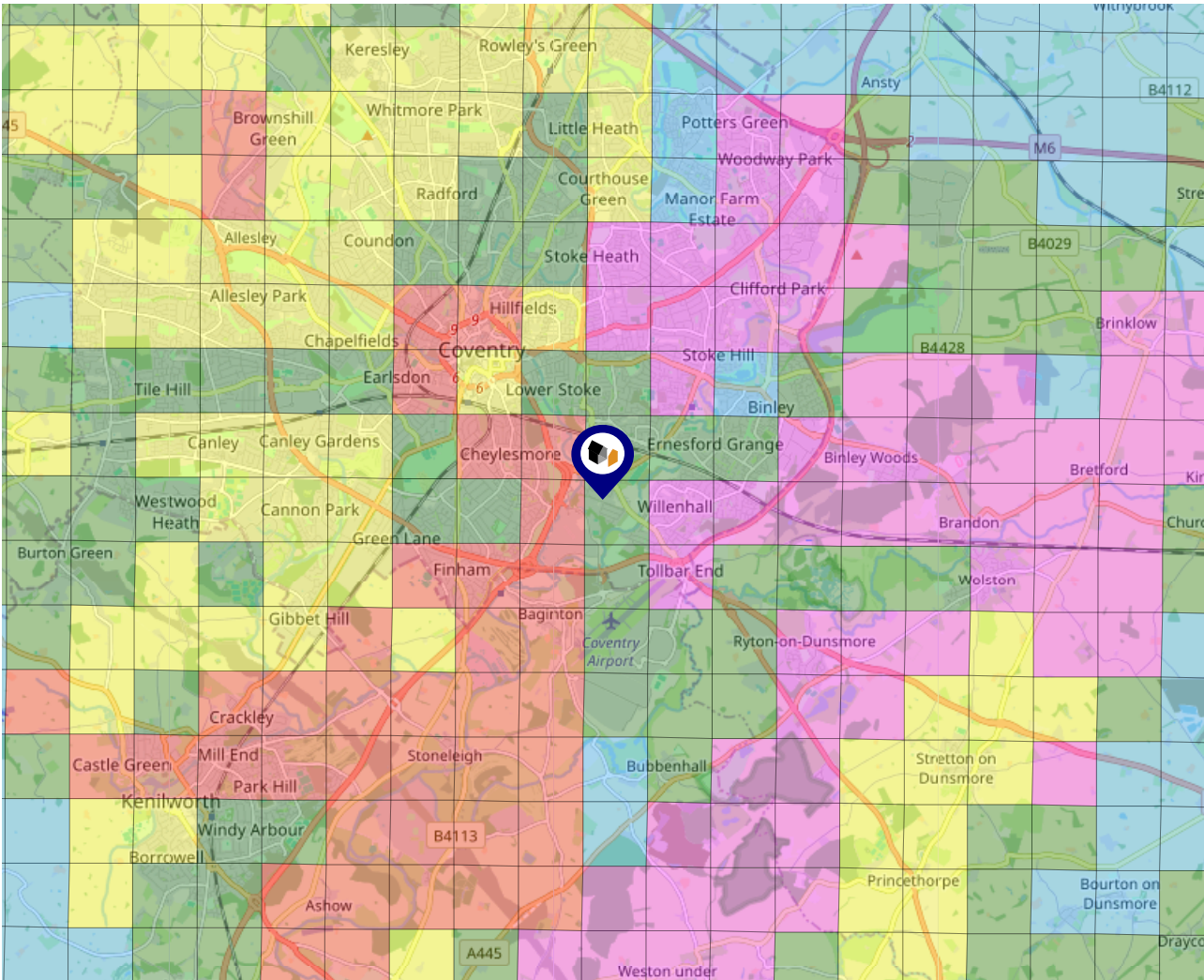
Environment

Radon Gas

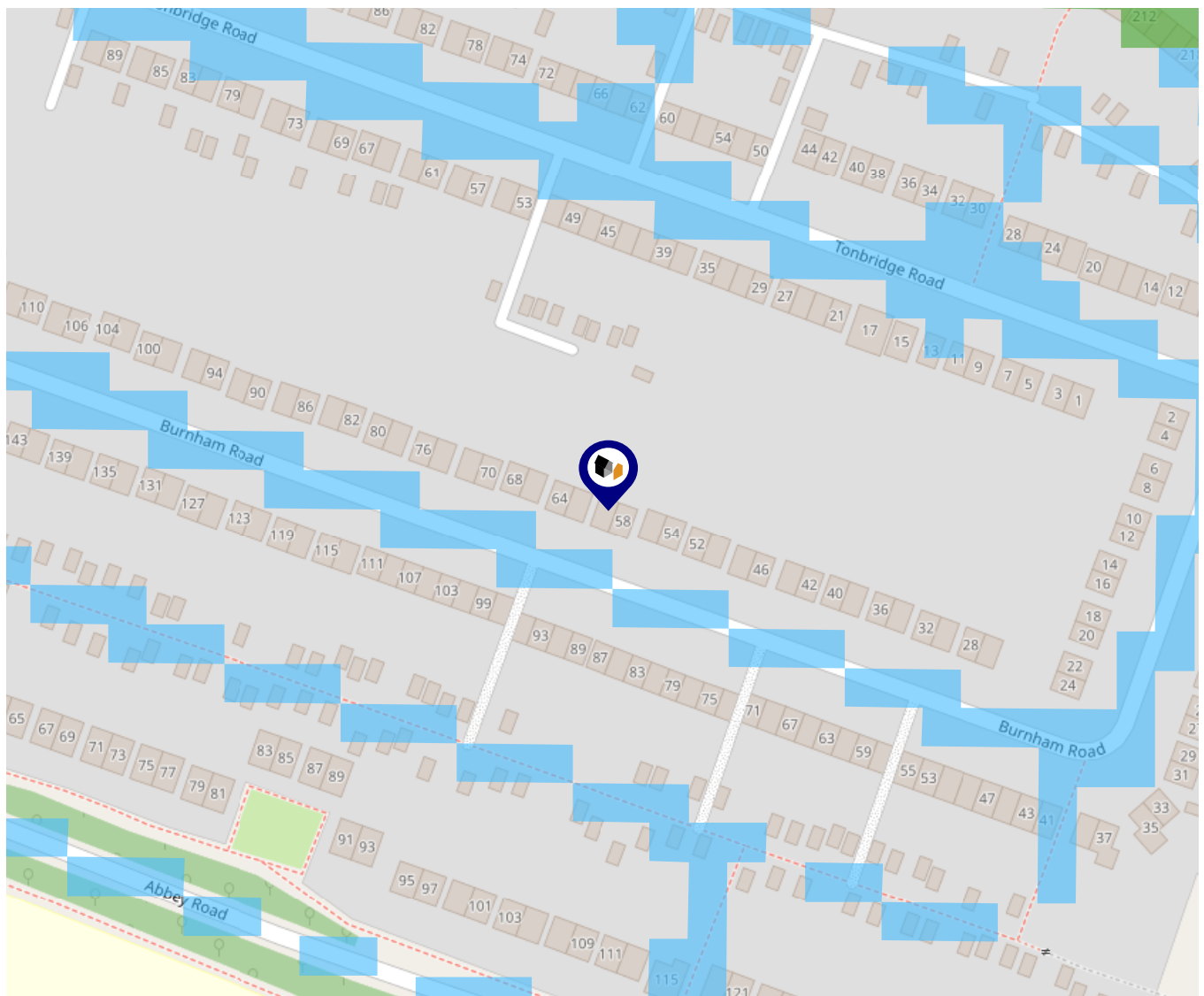


What is Radon?

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

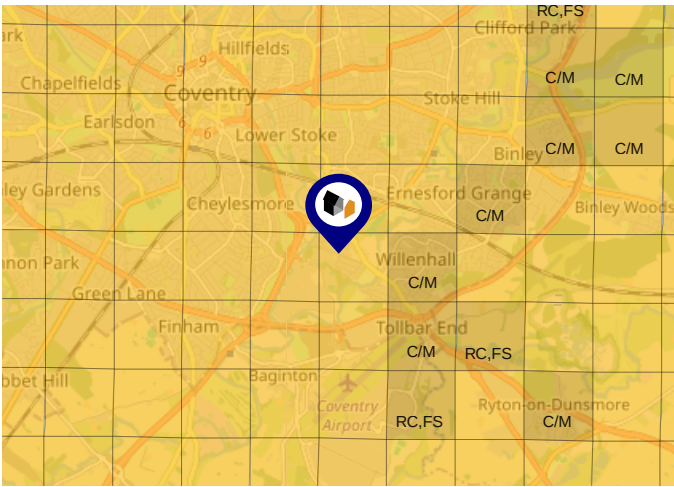


The data indicates the level of noise according to strategic noise sources across all traffic routes. This indicates a 25 house annual average noise level with separate weightings for the evening and the night periods.

- 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 SANDY LOAM
Parent Material Grain:	ARENACEOUS - RUDACEOUS	Soil Depth:	DEEP
Soil Group:	LIGHT(SANDY) TO MEDIUM(SANDY)		

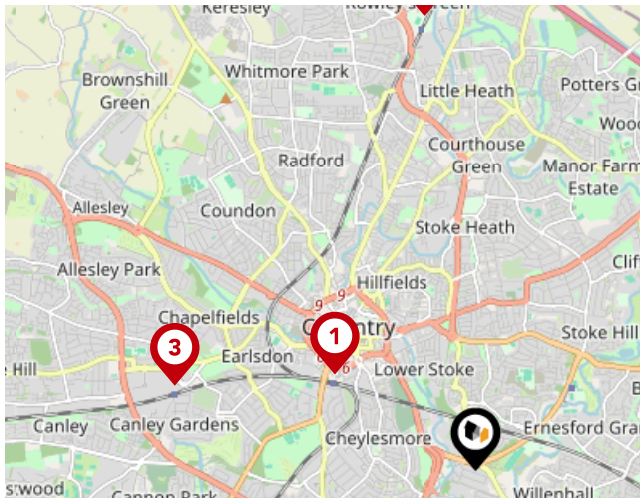


Primary Classifications (Most Common Clay Types)

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

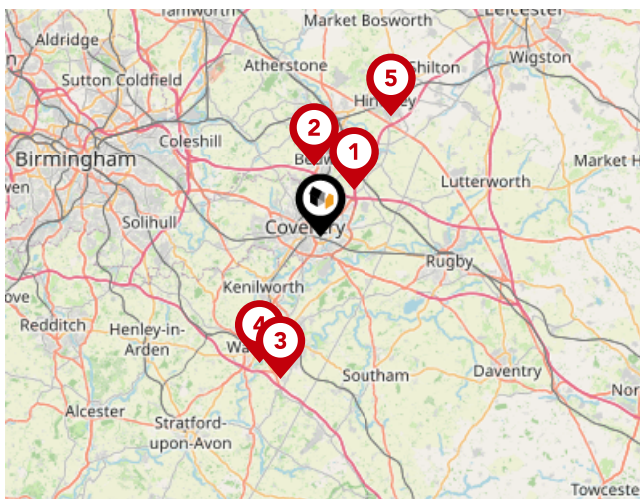
Area

Transport (National)



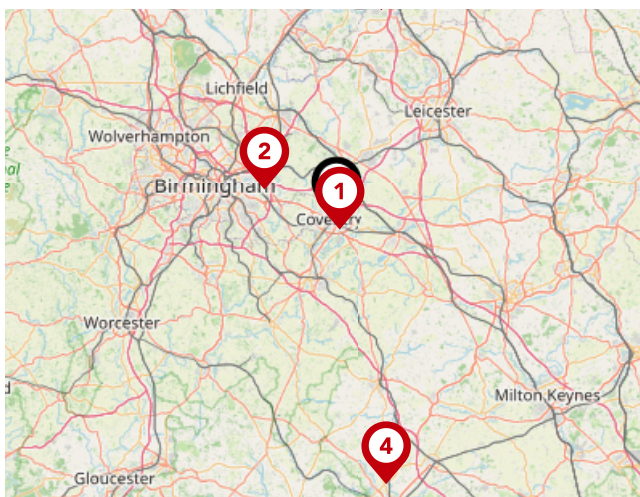
National Rail Stations

Pin	Name	Distance
1	Coventry Rail Station	1.55 miles
2	Coventry Arena Rail Station	4.14 miles
3	Canley Rail Station	2.82 miles



Trunk Roads/Motorways

Pin	Name	Distance
1	M6 J2	4.17 miles
2	M6 J3	5.2 miles
3	M40 J13	10.65 miles
4	M40 J14	10.12 miles
5	M69 J1	10.18 miles



Airports/Helipads

Pin	Name	Distance
1	Baginton	1.45 miles
2	Birmingham Airport	11.39 miles
3	East Mids Airport	30.99 miles
4	Kidlington	39.1 miles

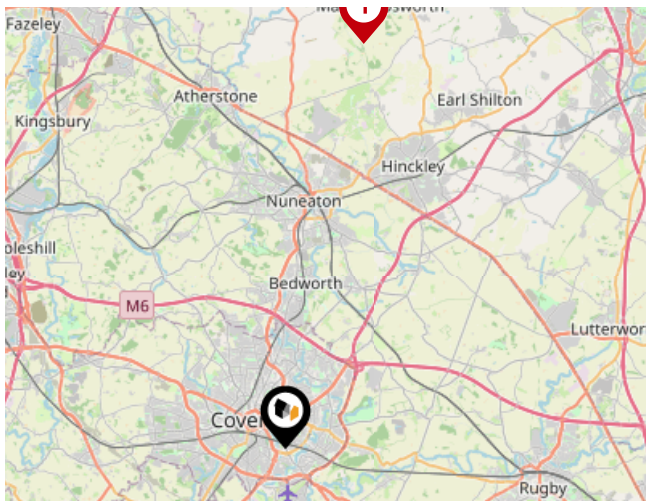
Area

Transport (Local)



Bus Stops/Stations

Pin	Name	Distance
1	Whitley Abbey Schools	0.11 miles
2	Burnham Rd	0.13 miles
3	Burnham Rd	0.14 miles
4	Tonbridge Rd	0.15 miles
5	Riverside Close	0.2 miles



Local Connections

Pin	Name	Distance
1	Shenton Rail Station (Battlefield Line)	14.9 miles

Walmsley's The Way to Move

Testimonials



Testimonial 1



"Out of all of the realtors/estate agents I've dealt with, Mark has been the most honest, knowledgeable and straightforward." - LinkedIn

Testimonial 2



"A pleasure to deal with." - LinkedIn

Testimonial 3



"Great photography and video." - LinkedIn

Testimonial 4



"No pushy sales pitch, just relaxed knowledge transfer." - LinkedIn



/walmsleysthewaytomove



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/walmsleysthewaytomove



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 Walmsley's The Way to Move 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 Walmsley's The Way to Move and therefore no warranties can be given as to their good working order.

Walmsley's The Way to Move 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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