



# KPF: Key Property Facts

An Analysis of This Property & The Local Area  
**Monday 29th June 2026**



**244, APPLETON AVENUE, BIRMINGHAM, B43 5QD**

## Landwood Group

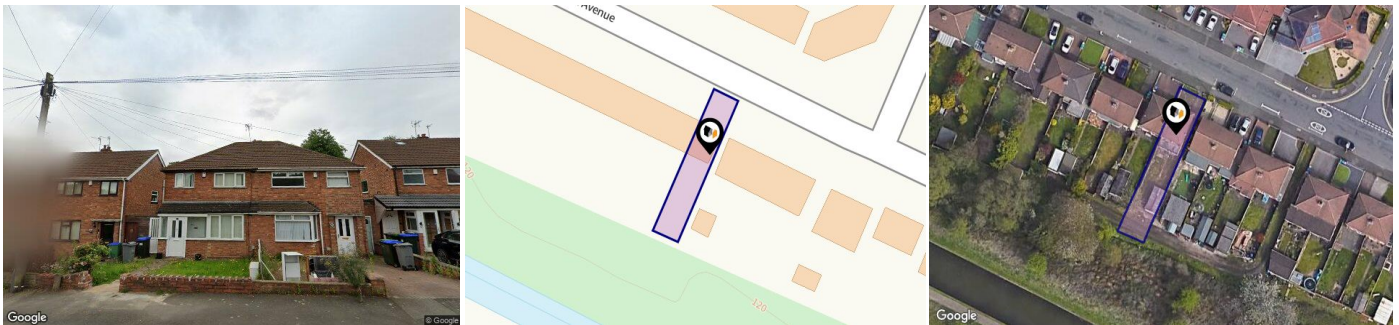
77 Deansgate Manchester M3 2BW

0161 710 2010

Emma.judge@landwoodgroup.com

<https://landwoodgroup.com/>





## Property

<b>Type:</b>	Semi-Detached	<b>Last Sold Date:</b>	22/07/2008
<b>Bedrooms:</b>	3	<b>Last Sold Price:</b>	£115,000
<b>Floor Area:</b>	936 ft <sup>2</sup> / 87 m <sup>2</sup>	<b>Last Sold £/ft<sup>2</sup>:</b>	£122
<b>Plot Area:</b>	0.06 acres	<b>Tenure:</b>	Freehold
<b>Council Tax :</b>	Band C		
<b>Annual Estimate:</b>	£1,995		
<b>Title Number:</b>	WM492153		
<b>UPRN:</b>	32173532		
<b>Restrictive Covenants:</b>	Yes		

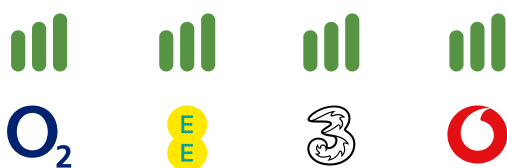
## Local Area

<b>Local Authority:</b>	Sandwell
<b>Conservation Area:</b>	No
<b>Flood Risk:</b>	
● Rivers & Seas	Very low
● Surface Water	Medium

### Estimated Broadband Speeds (Standard - Superfast - Ultrafast)

<b>13</b> mb/s	<b>80</b> mb/s	<b>1800</b> mb/s

### Mobile Coverage: (based on calls indoors)



### Satellite/Fibre TV Availability:





# Property EPC - Certificate

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244 Appleton Avenue BIRMINGHAM B43 5QD

Energy rating

**D**

Valid until 08.06.2036

Certificate number  
03902348566021062341

Score	Energy rating	Current	Potential
92+	<b>A</b>		
81-91	<b>B</b>		
69-80	<b>C</b>		77   <b>C</b>
55-68	<b>D</b>	64   <b>D</b>	
39-54	<b>E</b>		
21-38	<b>F</b>		
1-20	<b>G</b>		

# Property

## EPC - Additional Data

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### Additional EPC Data

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<b>Property Type:</b>	Semi-detached house
<b>Previous Extension:</b>	0
<b>Open Fireplace:</b>	0
<b>Walls:</b>	Solid brick, as built, no insulation (assumed)
<b>Walls Energy:</b>	Solid brick, as built, no insulation (assumed)
<b>Roof:</b>	Pitched, insulated (assumed)
<b>Roof Energy:</b>	Pitched, insulated (assumed)
<b>Main Heating:</b>	Boiler and radiators, mains gas
<b>Main Heating Controls:</b>	Programmer, room thermostat and TRVs
<b>Hot Water System:</b>	From main system
<b>Hot Water Energy Efficiency:</b>	From main system
<b>Lighting:</b>	Good lighting efficiency
<b>Floors:</b>	Solid, no insulation (assumed)
<b>Total Floor Area:</b>	87 m <sup>2</sup>

# Market Sold in Street

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<b>216, Appleton Avenue, Birmingham, B43 5QD</b>	Semi-detached House
Last Sold Date: 24/07/2025	
Last Sold Price: £335,000	
<b>238, Appleton Avenue, Birmingham, B43 5QD</b>	Semi-detached House
Last Sold Date: 24/01/2025   30/09/2016	
Last Sold Price: £245,000   £155,000	
<b>220, Appleton Avenue, Birmingham, B43 5QD</b>	Semi-detached House
Last Sold Date: 20/09/2024	
Last Sold Price: £230,000	
<b>262, Appleton Avenue, Birmingham, B43 5QD</b>	Semi-detached House
Last Sold Date: 15/01/2024	
Last Sold Price: £237,000	
<b>260, Appleton Avenue, Birmingham, B43 5QD</b>	Semi-detached House
Last Sold Date: 08/12/2023	
Last Sold Price: £185,000	
<b>252, Appleton Avenue, Birmingham, B43 5QD</b>	Terraced House
Last Sold Date: 26/04/2023	
Last Sold Price: £210,000	
<b>228, Appleton Avenue, Birmingham, B43 5QD</b>	Terraced House
Last Sold Date: 17/03/2023	
Last Sold Price: £240,000	
<b>192, Appleton Avenue, Birmingham, B43 5QD</b>	Semi-detached House
Last Sold Date: 30/11/2022   06/12/1996	
Last Sold Price: £273,000   £55,000	
<b>258, Appleton Avenue, Birmingham, B43 5QD</b>	Semi-detached House
Last Sold Date: 16/06/2022	
Last Sold Price: £210,000	
<b>266, Appleton Avenue, Birmingham, B43 5QD</b>	Terraced House
Last Sold Date: 30/05/2022	
Last Sold Price: £200,000	
<b>240, Appleton Avenue, Birmingham, B43 5QD</b>	Terraced House
Last Sold Date: 31/03/2022	
Last Sold Price: £165,480	
<b>212, Appleton Avenue, Birmingham, B43 5QD</b>	Semi-detached House
Last Sold Date: 24/02/2022	
Last Sold Price: £205,000	

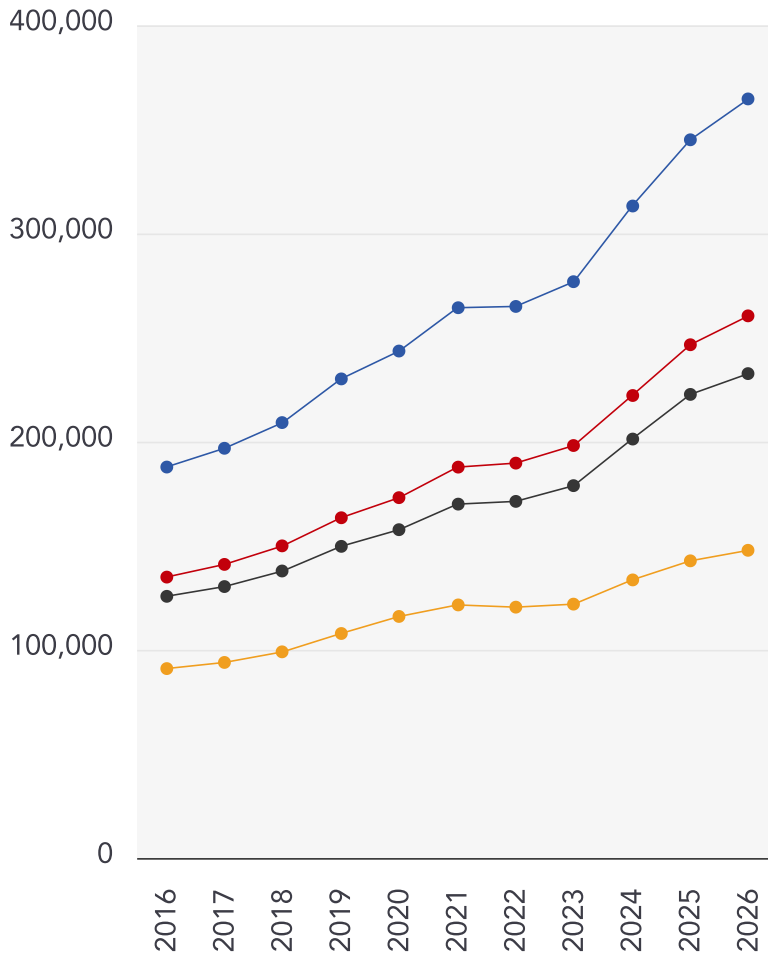
**NOTE:** In this list we display up to 6 most recent sales records per property, since 1995.

# Market

## House Price Statistics

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10 Year History of Average House Prices by Property Type in B43



Detached

**+94.14%**

Semi-Detached

**+92.98%**

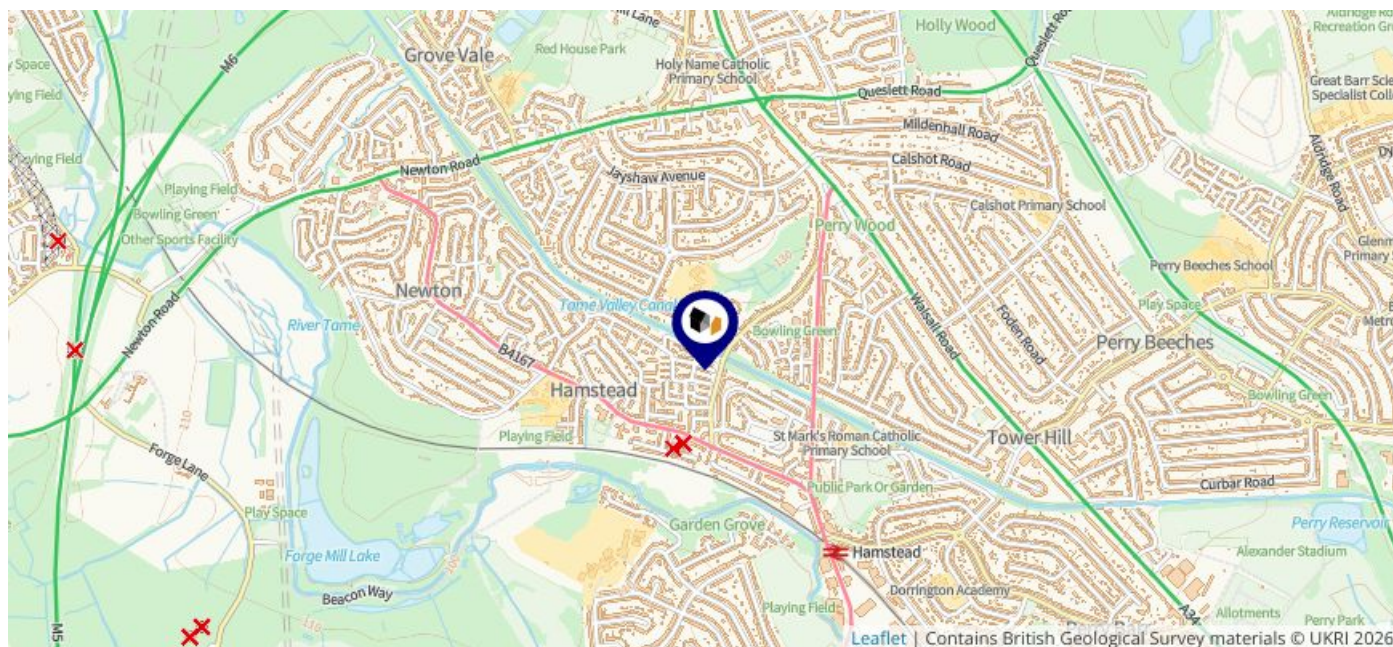
Terraced

**+85.09%**

Flat

**+62.43%**

This map displays nearby coal mine entrances and their classifications.



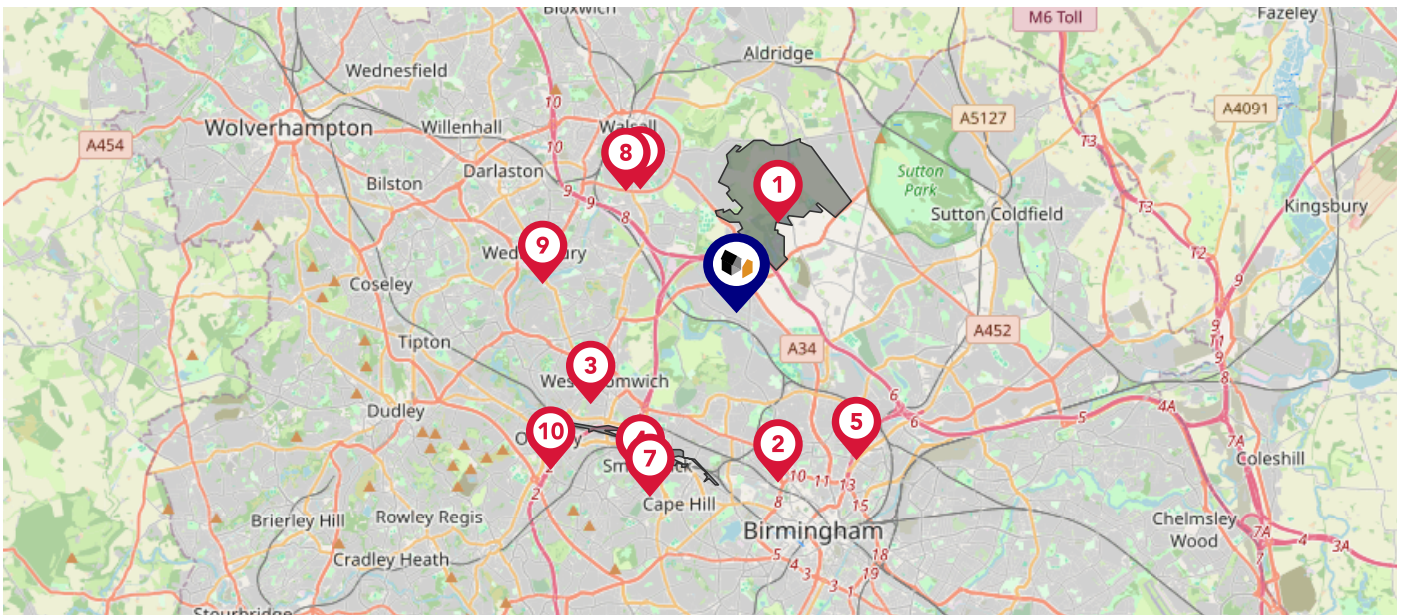
### Mine Entry

- ✕ 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.



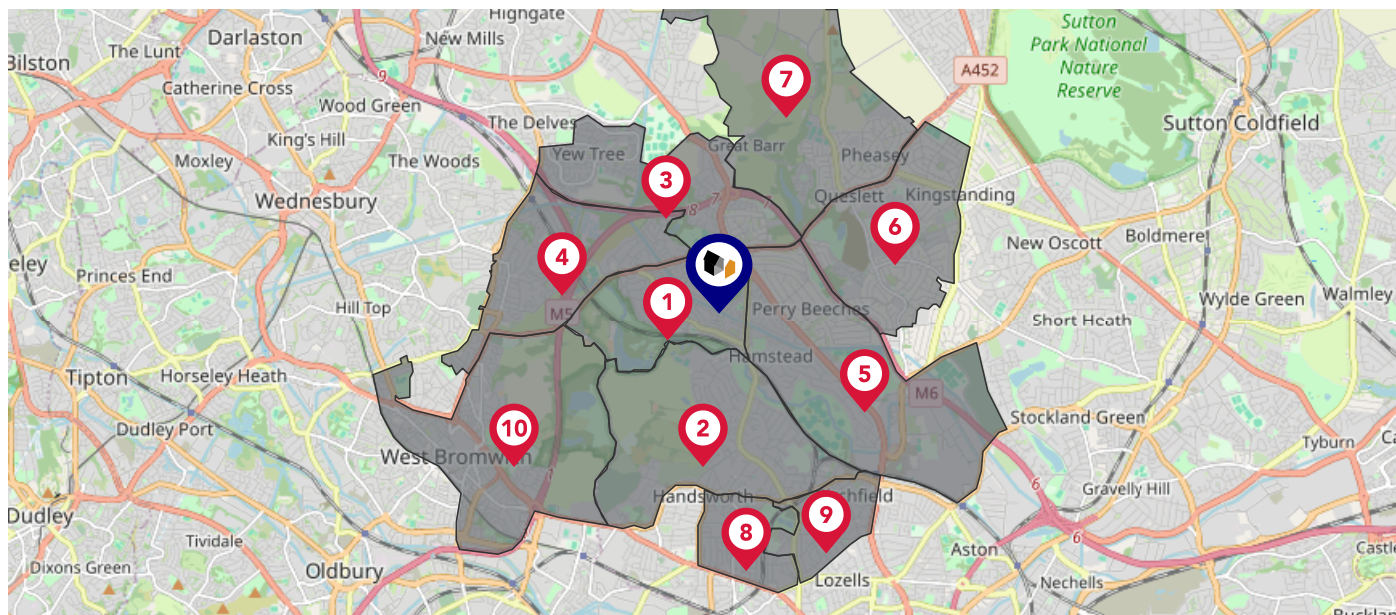
### Nearby Conservation Areas

- 1 Great Barr
- 2 Lozells and Soho Hill
- 3 High Street
- 4 Smethwick Summit Galton Valley
- 5 Aston Hall and Church
- 6 Highgate
- 7 Smethwick Town Centre
- 8 Caldmore Green
- 9 Market Place
- 10 Church Square











# Maps

## Council Wards

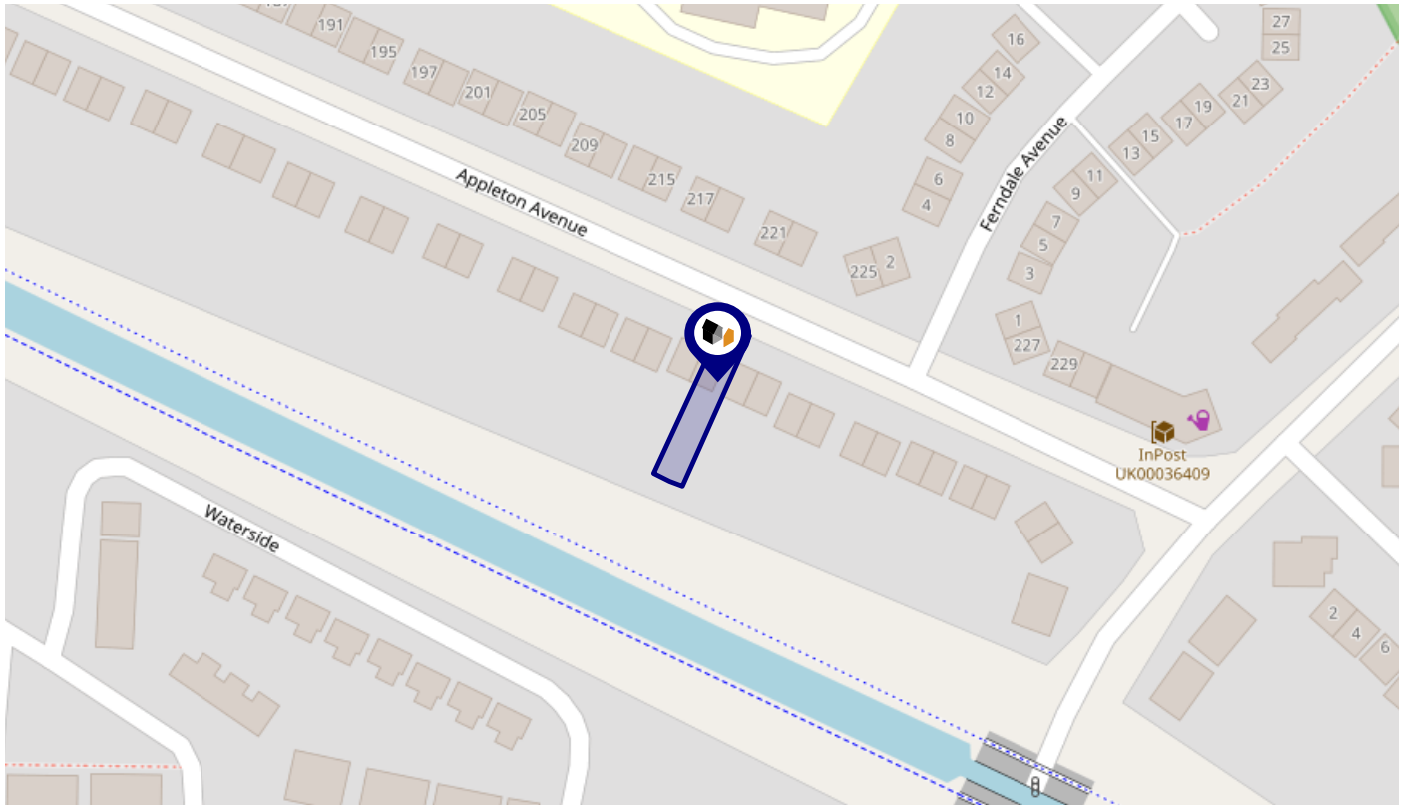
The UK is divided into wards that are used for local elections to elect local government councillors. Sometimes these are known as 'electoral divisions'. Population counts can vary substantially between wards, but the national average is about 5,500



### Nearby Council Wards

-  Newton Ward
-  Handsworth Wood Ward
-  Great Barr with Yew Tree Ward
-  Charlemont with Grove Vale Ward
-  Perry Barr Ward
-  Oscott Ward
-  Pheasey Park Farm Ward
-  Handsworth Ward
-  Birchfield Ward
-  West Bromwich Central 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.

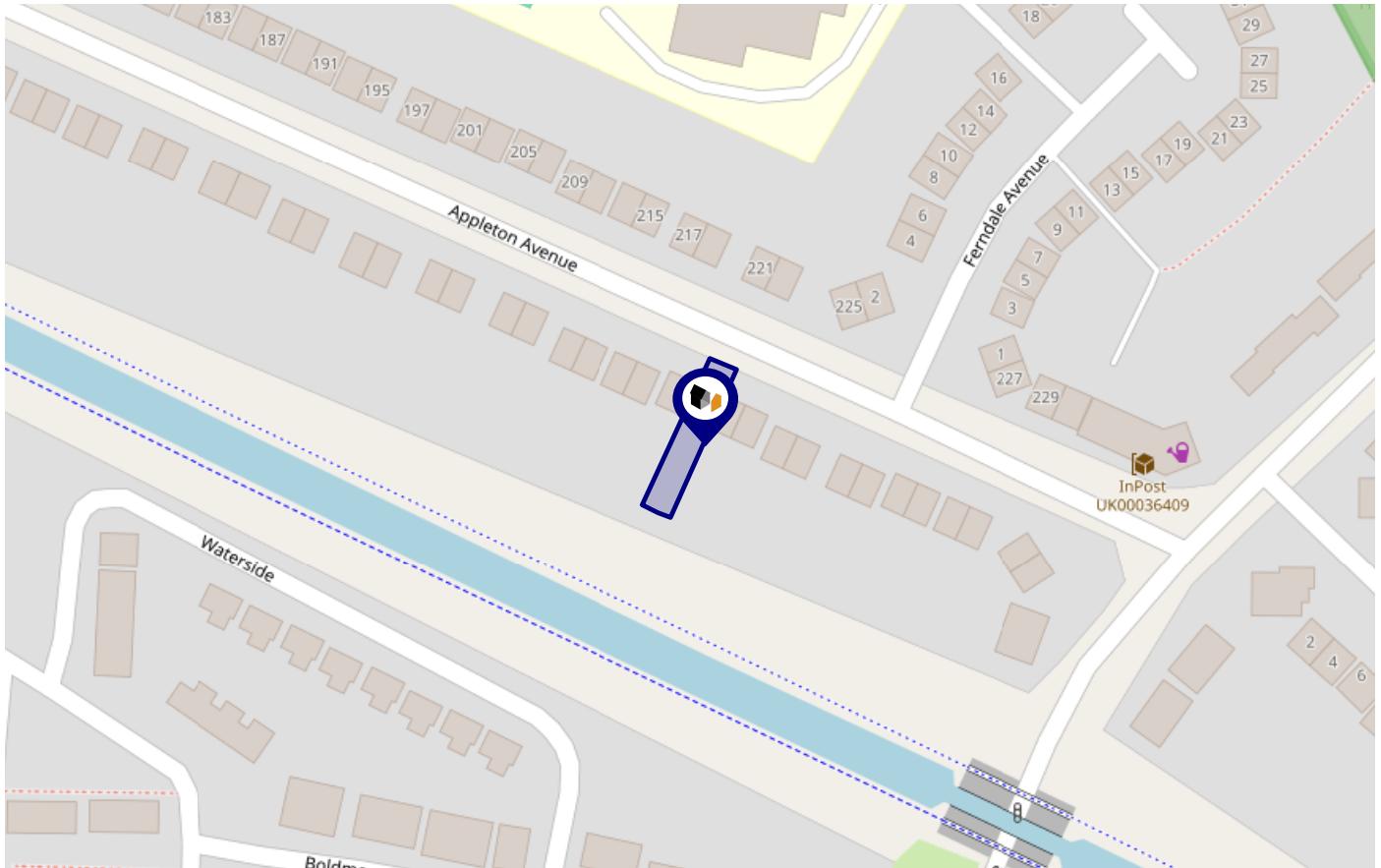
Noise levels are modelled on a 10m grid at a receptor height of 4m above ground, polygons are then produced by merging neighbouring cells within the following noise classes:

5		75.0+ dB	<span style="color: red;">■</span>
4		70.0-74.9 dB	<span style="color: orange;">■</span>
3		65.0-69.9 dB	<span style="color: yellow;">■</span>
2		60.0-64.9 dB	<span style="color: green;">■</span>
1		55.0-59.9 dB	<span style="color: blue;">■</span>

# 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.

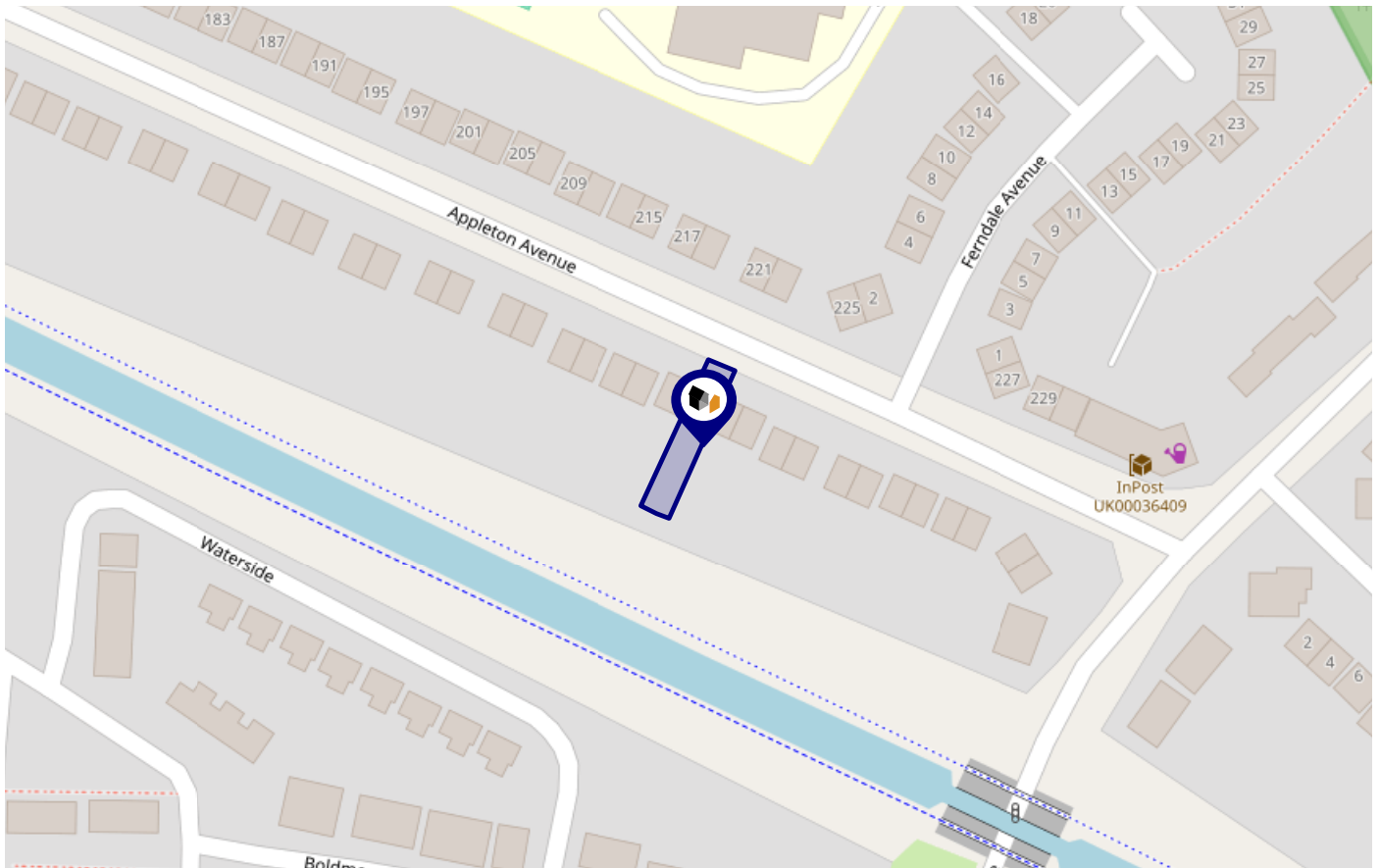
Chance of flooding to the following depths at this property:



# 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.
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- Very Low Risk** - an area in which the risk is below 1 in 1000 (0.1%) in any one year.

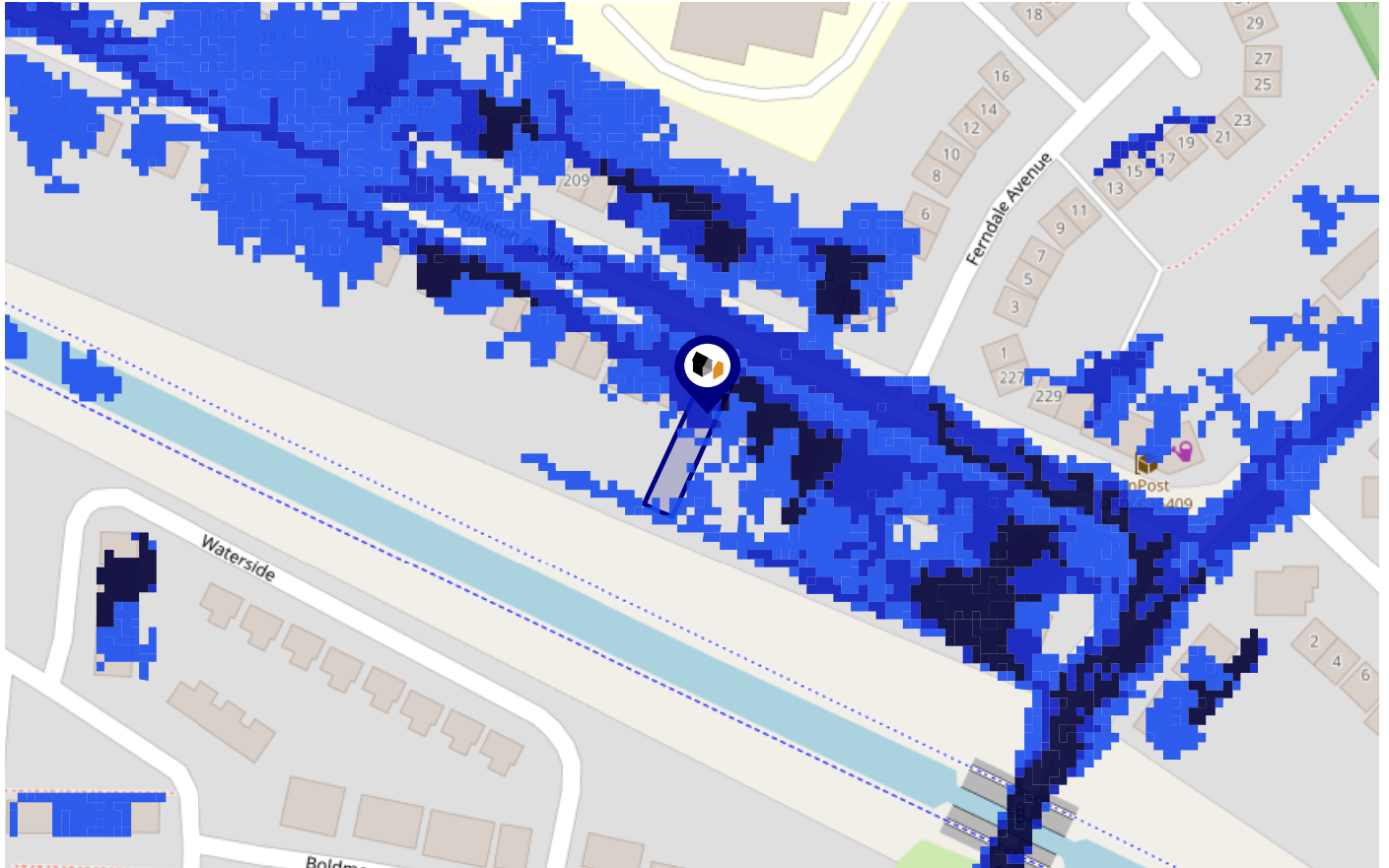
Chance of flooding to the following depths at this property:



# 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: Medium

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.

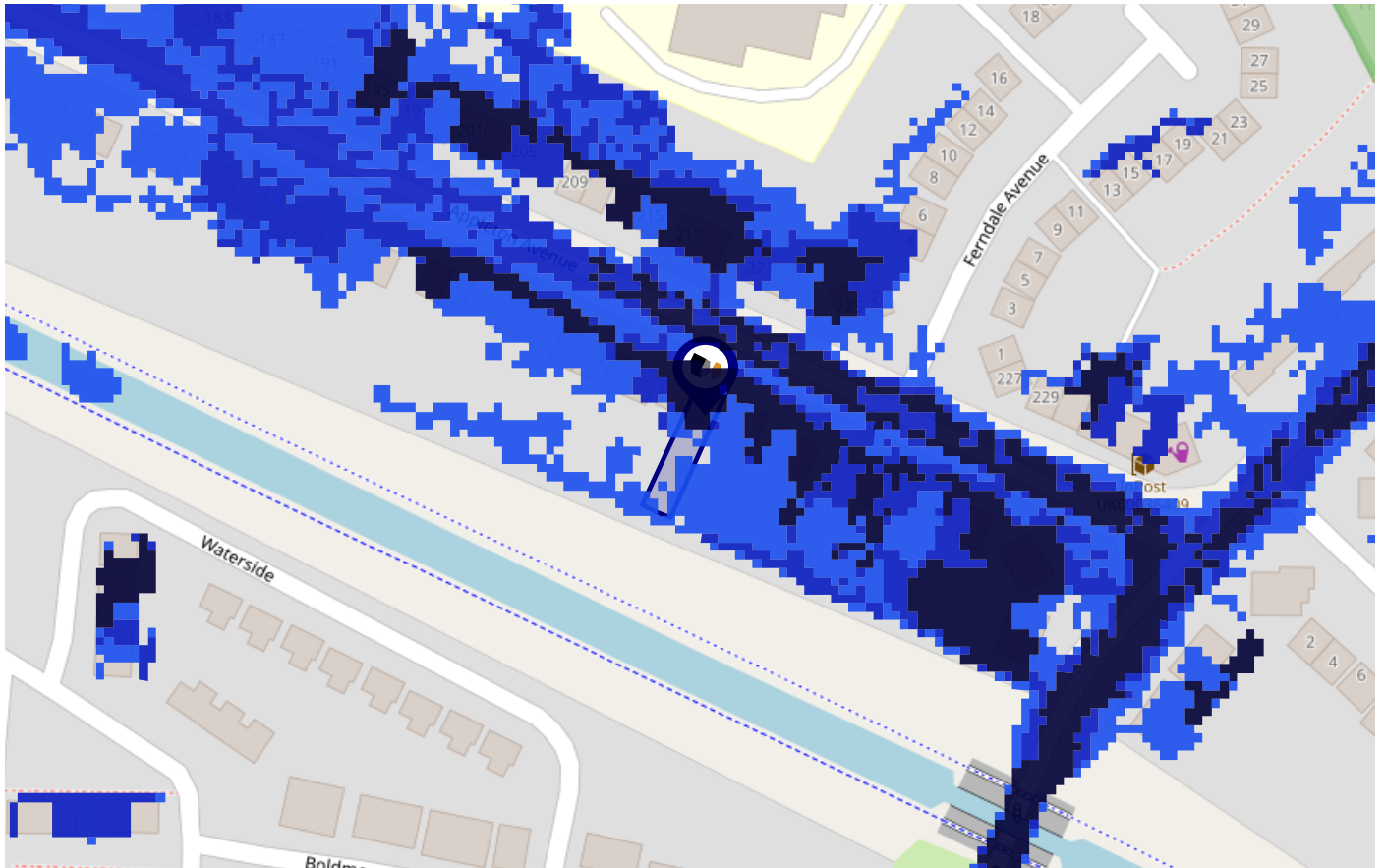
Chance of flooding to the following depths at this property:



# 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: High

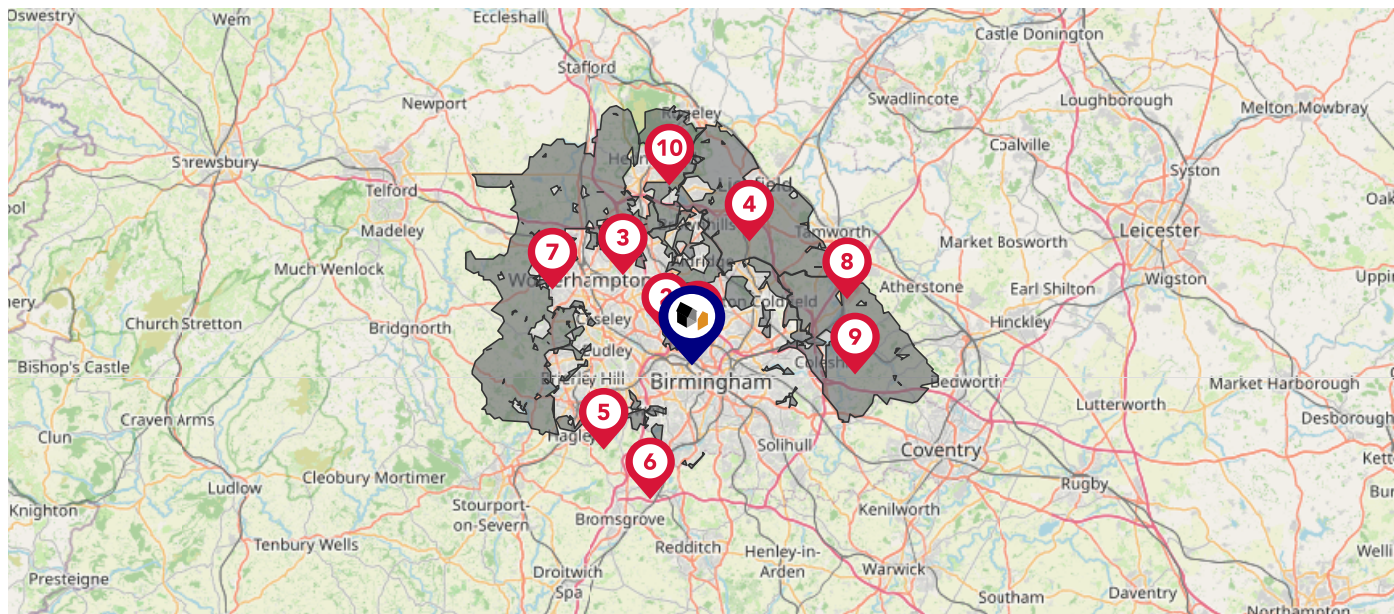
The map does not contain sufficient information for it to be used to determine flood risk to individual properties, but it does give you an indication of whether your area may be affected by surface water flooding at this risk level.

- High Risk** - an area which has a chance of flooding of greater than 1 in 30 (3.3%) in any one year.
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- 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

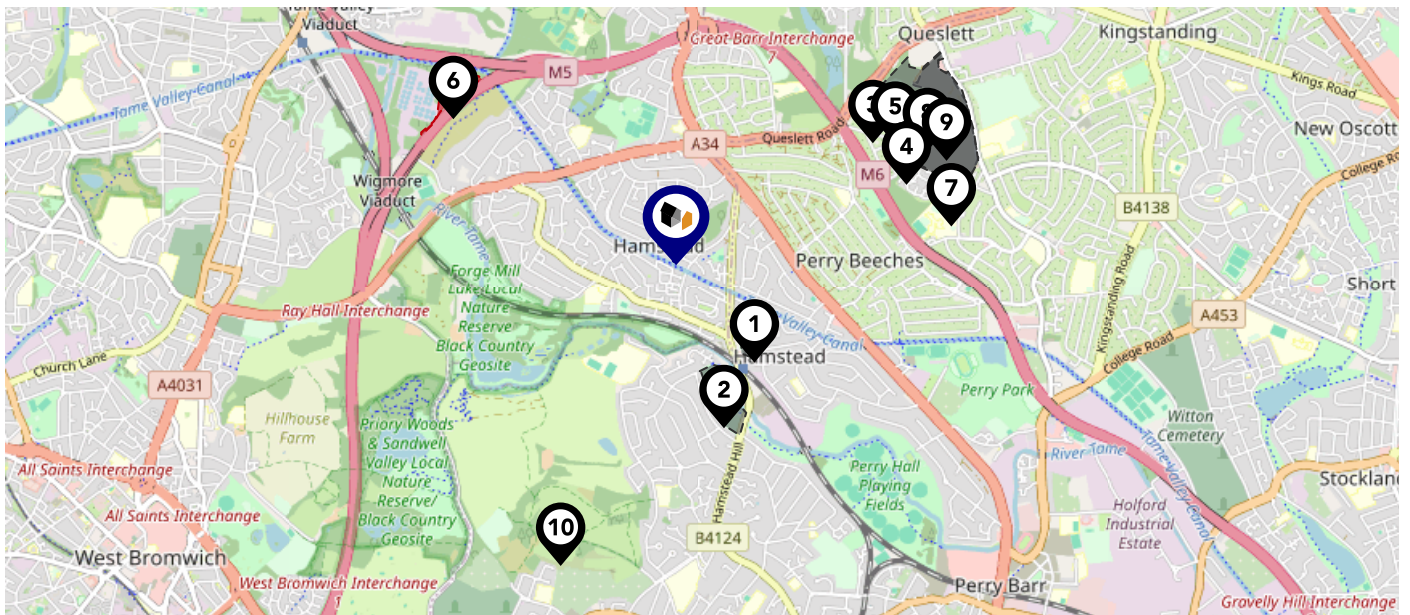
- 1 Birmingham Green Belt - Sandwell
- 2 Birmingham Green Belt - Walsall
- 3 Birmingham Green Belt - Wolverhampton
- 4 Birmingham Green Belt - Lichfield
- 5 Birmingham Green Belt - Dudley
- 6 Birmingham Green Belt - Birmingham
- 7 Birmingham Green Belt - South Staffordshire
- 8 Birmingham Green Belt - Tamworth
- 9 Birmingham Green Belt - North Warwickshire
- 10 Birmingham Green Belt - Cannock Chase

# 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

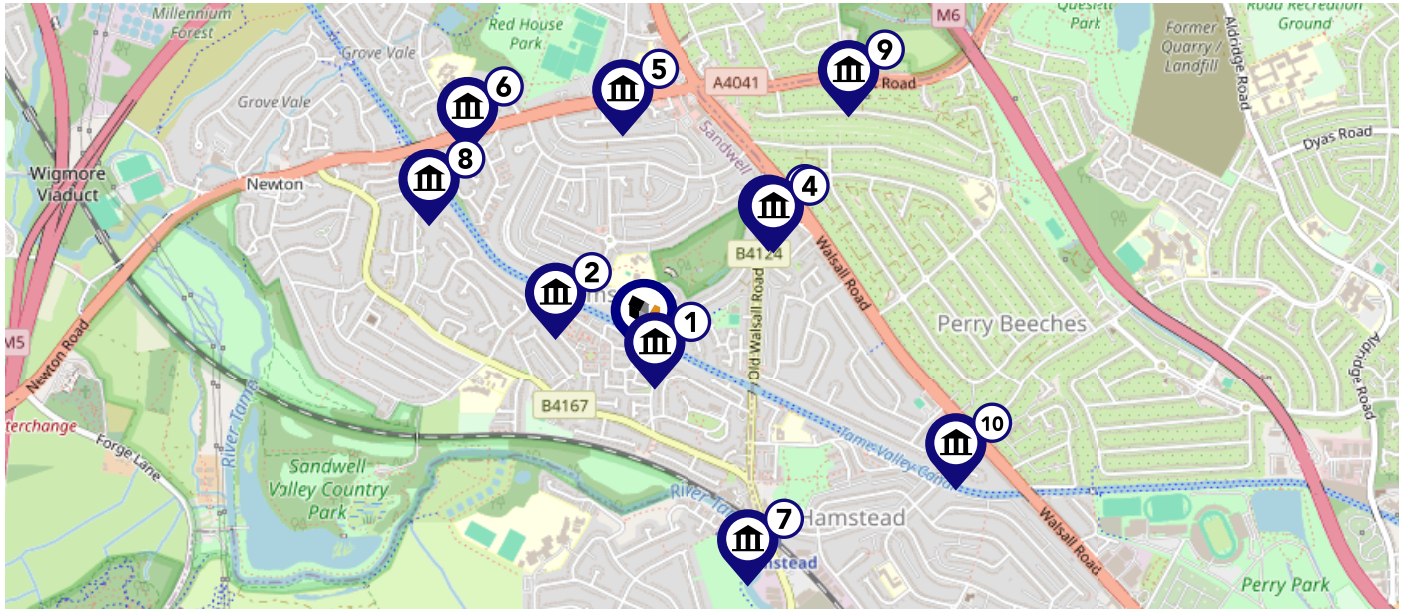
<b>1</b>	Kingsdown Avenue Landfill Site-Kingsdown Avenue, Hamstead, Birmingham, West Midlands	Historic Landfill	<input type="checkbox"/>
<b>2</b>	Hamstead Hill-Hamstead Hill, Hamstead, Birmingham, West Midlands	Historic Landfill	<input type="checkbox"/>
<b>3</b>	Booths Lane Landfill Site-Booths Lane, Great Barr, Birmingham, West Midlands	Historic Landfill	<input type="checkbox"/>
<b>4</b>	Booths Lane Landfill Site-Booths Lane, Great Barr, Birmingham, West Midlands	Historic Landfill	<input type="checkbox"/>
<b>5</b>	Booths Lane Landfill Site-Booths Lane, Great Barr, Birmingham, West Midlands	Historic Landfill	<input type="checkbox"/>
<b>6</b>	EA/EPR/UP3296FG/A001	Active Landfill	<input checked="" type="checkbox"/>
<b>7</b>	Land South Of Booths Lane-Golf Driving Range, Booths Lane, Great Barr, Birmingham, West Midlands	Historic Landfill	<input type="checkbox"/>
<b>8</b>	Queslett Landfill Site-Old Horns Crescent, Great Barr, Birmingham, West Midlands	Historic Landfill	<input type="checkbox"/>
<b>9</b>	Booths Farm Tip-Queslett Road, Birmingham, West Midlands	Historic Landfill	<input type="checkbox"/>
<b>10</b>	Hilltop Farm-Silvercroft Avenue, Handsworth, Birmingham, West Midlands	Historic Landfill	<input type="checkbox"/>

# 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



1229188 - Spouthouse Aqueduct, Spouthouse Lane Tame Valley Canal

Grade II

0.1 miles



1253736 - Gerse Farm Bridge At Sp 041 934 Tame Valley Canal

Grade II

0.2 miles



1393387 - Anglican Church Of St Paul

Grade II

0.4 miles



1442623 - Hamstead War Memorial

Grade II

0.4 miles



1228210 - Barr House

Grade II

0.5 miles



1342670 - Fairfield House, Fairfield Court

Grade II

0.6 miles



1343115 - Bridge Over The River Tame Opposite Hamstead Station

Grade II

0.6 miles



1342690 - Chimney Bridge, Green Lane Tame Valley Canal

Grade II

0.6 miles



1077125 - Handsworth Lodge

Grade II

0.7 miles



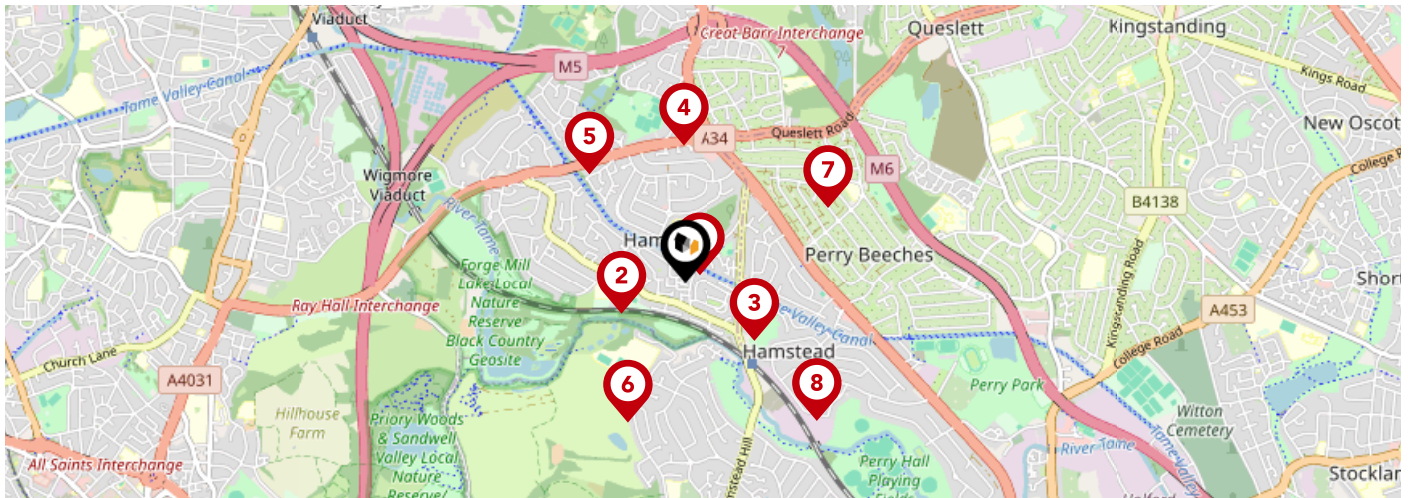
1384930 - Clifton Cinema

Grade II

0.8 miles

# Area Schools

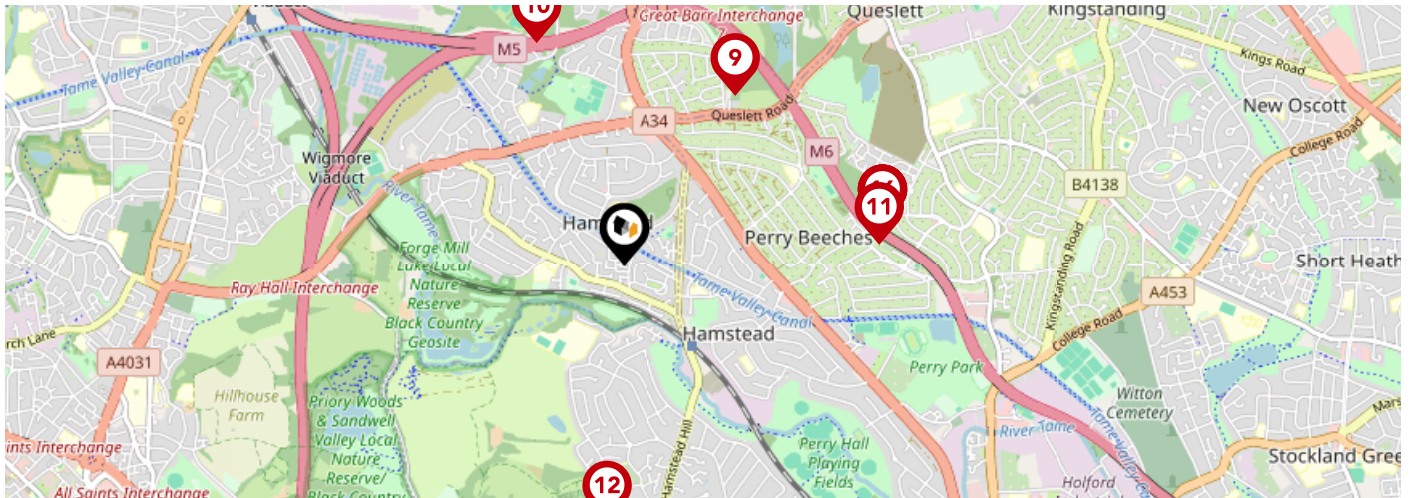
LANDWOOD GROUP



		Nursery	Primary	Secondary	College	Private
<b>1</b>	<b>Ferndale Primary School</b> Ofsted Rating: Good   Pupils: 603   Distance:0.07	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>2</b>	<b>Hamstead Primary School</b> Ofsted Rating: Good   Pupils: 446   Distance:0.32	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>3</b>	<b>St Mark's Catholic Primary School</b> Ofsted Rating: Outstanding   Pupils: 209   Distance:0.41	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>4</b>	<b>Holy Name Catholic Primary School</b> Ofsted Rating: Good   Pupils: 223   Distance:0.62	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>5</b>	<b>Grove Vale Primary School</b> Ofsted Rating: Outstanding   Pupils: 423   Distance:0.65	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>6</b>	<b>Hamstead Hall Academy</b> Ofsted Rating: Good   Pupils: 1185   Distance:0.68	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>7</b>	<b>Calshot Primary School</b> Ofsted Rating: Good   Pupils: 458   Distance:0.73	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>8</b>	<b>Dorrington Academy</b> Ofsted Rating: Outstanding   Pupils: 650   Distance:0.86	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

# Area Schools

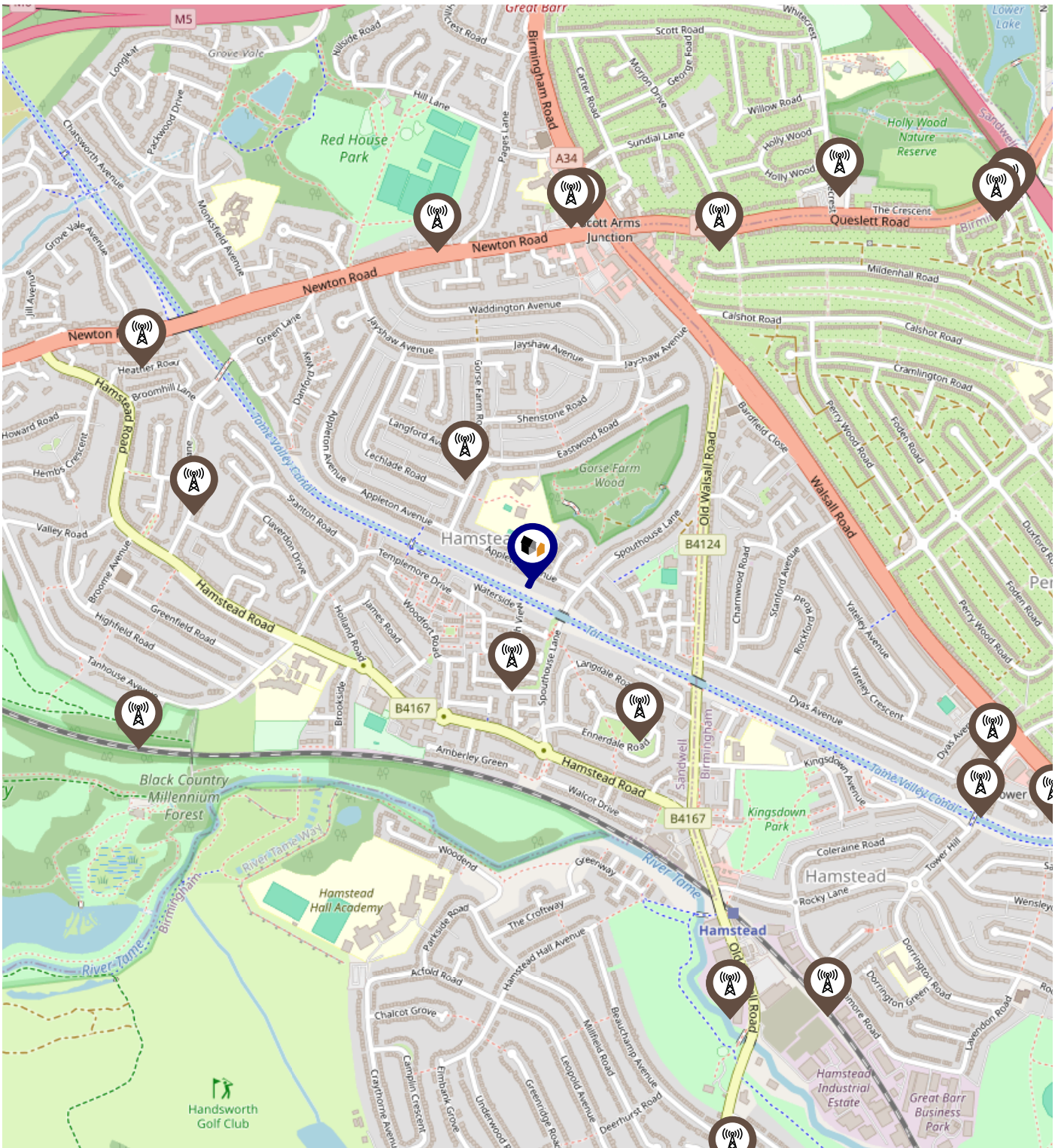
LANDWOOD GROUP





	Nursery	Primary	Secondary	College	Private
<p><b>9</b> <b>Whitecrest Primary School</b> Ofsted Rating: Good   Pupils: 210   Distance:0.91</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p><b>10</b> <b>Q3 Academy Great Barr</b> Ofsted Rating: Good   Pupils: 1168   Distance:1.08</p>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p><b>11</b> <b>Perry Beeches Nursery School</b> Ofsted Rating: Good   Pupils: 73   Distance:1.15</p>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p><b>12</b> <b>Grestone Academy</b> Ofsted Rating: Good   Pupils: 401   Distance:1.17</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p><b>13</b> <b>Beeches Junior School</b> Ofsted Rating: Good   Pupils: 360   Distance:1.17</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p><b>14</b> <b>Beeches Infant School</b> Ofsted Rating: Good   Pupils: 269   Distance:1.17</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p><b>15</b> <b>Arena Academy</b> Ofsted Rating: Requires improvement   Pupils: 1105   Distance:1.17</p>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p><b>16</b> <b>Priestley Smith School</b> Ofsted Rating: Outstanding   Pupils: 84   Distance:1.17</p>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

# Local Area Masts & Pylons

LANDWOOD  
GROUP

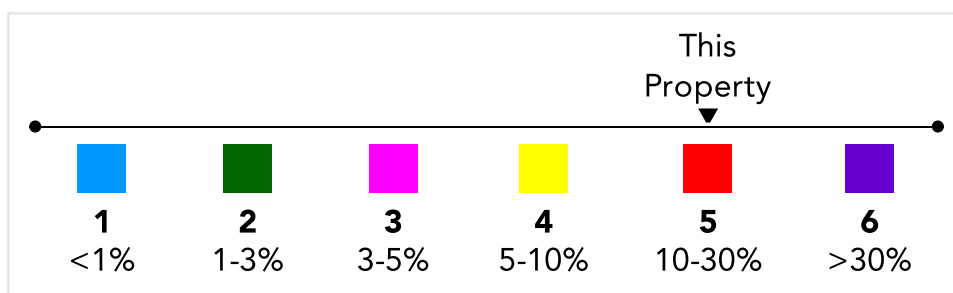
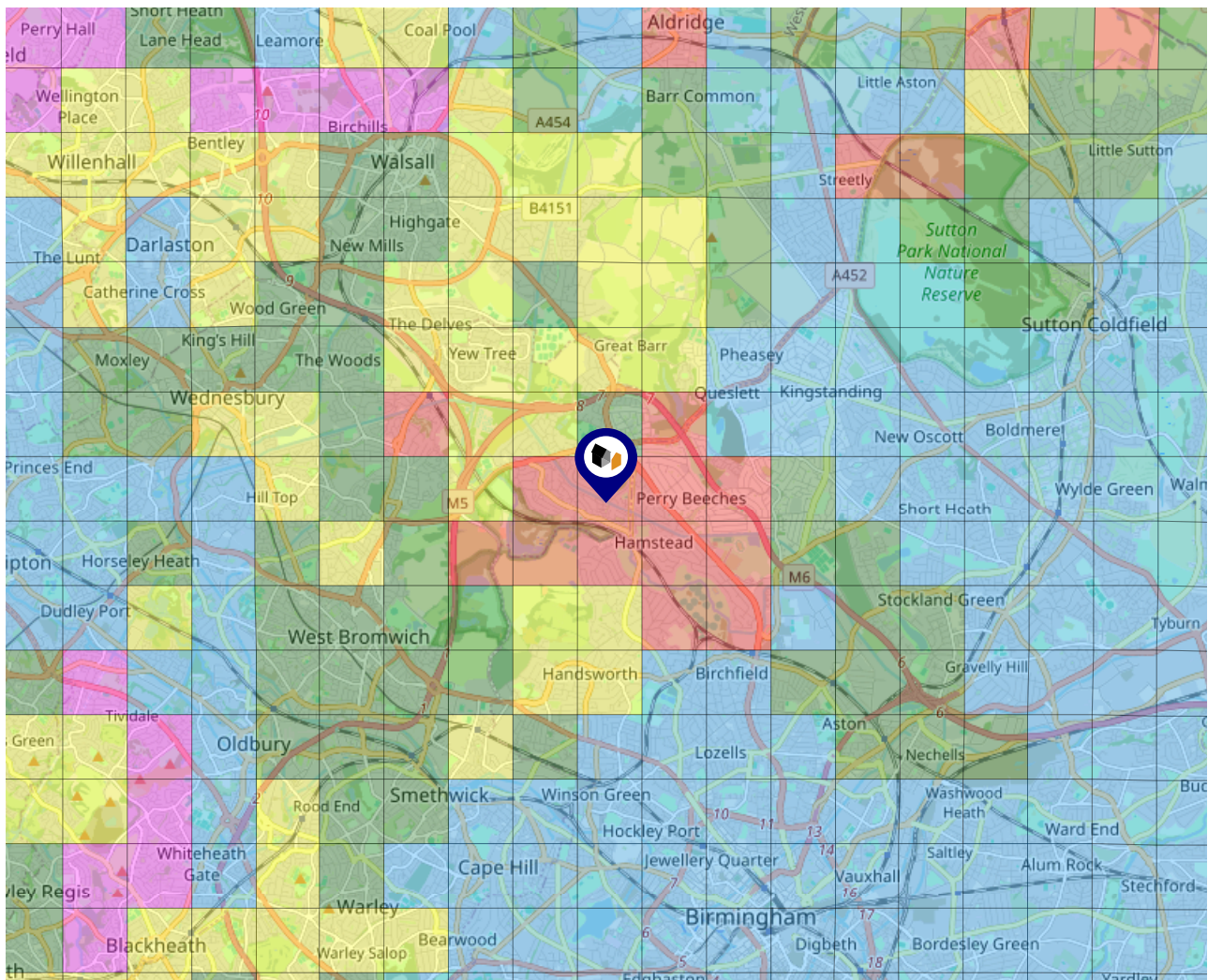


## Key:

-  Power Pylons
-  Communication Masts

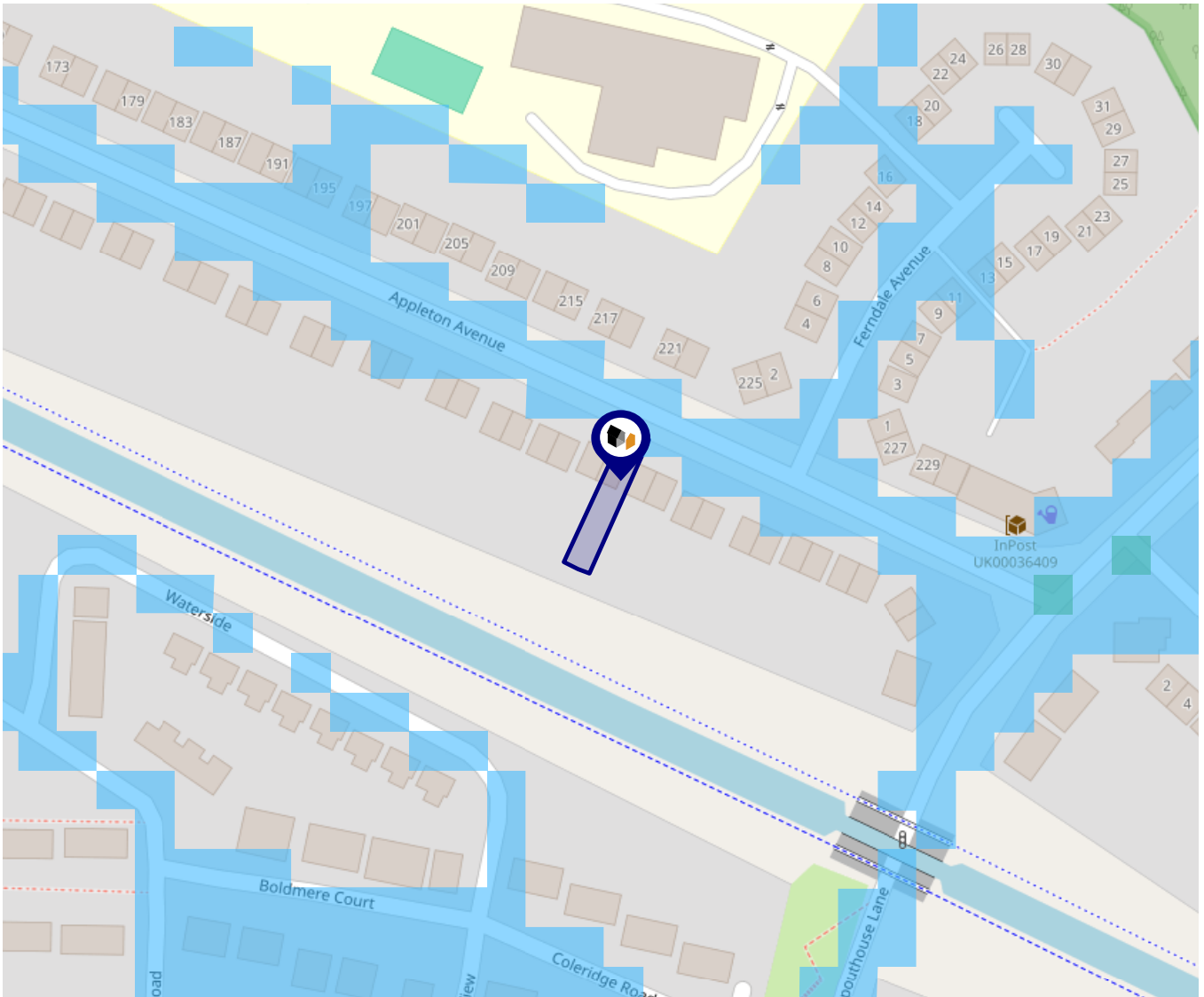
### What is Radon?

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/m<sup>3</sup>).



# Local Area Road Noise

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GROUP

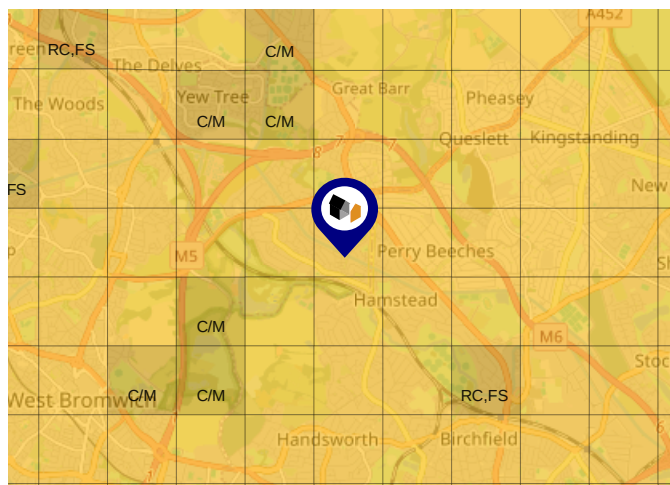


The data indicates the level of noise according to strategic noise sources across all traffic routes. This indicates a 25 house annual average noise level with separate weightings for the evening and the night periods.

- 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)

<b>Carbon Content:</b>	NONE	<b>Soil Texture:</b>	SAND TO SANDY LOAM
<b>Parent Material Grain:</b>	ARENACEOUS - RUDACEOUS	<b>Soil Depth:</b>	DEEP
<b>Soil Group:</b>	LIGHT(SILTY) TO MEDIUM(SILTY)		



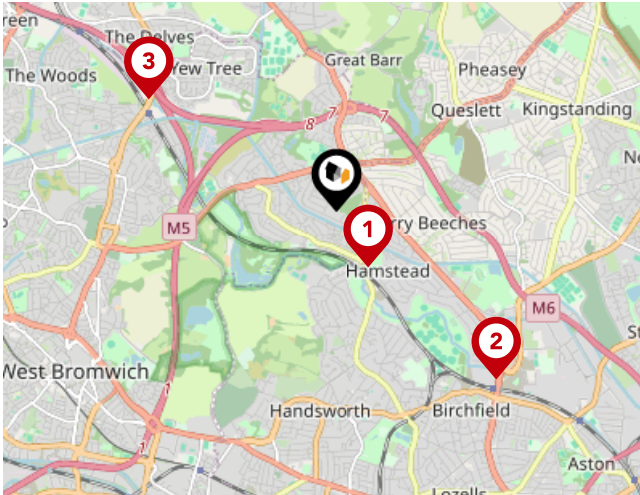
## Primary Classifications (Most Common Clay Types)

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

# Area

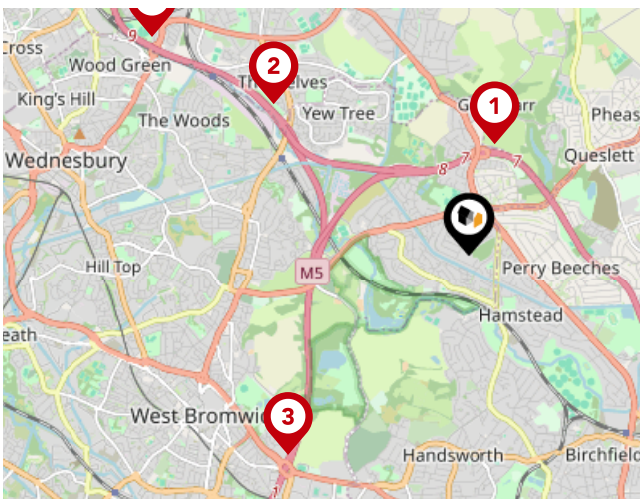
## Transport (National)

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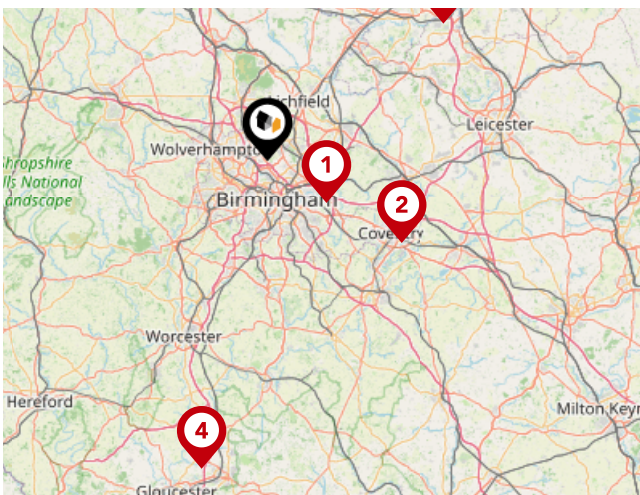
### National Rail Stations

Pin	Name	Distance
1	Hamstead (Birmingham) Rail Station	0.58 miles
2	Perry Barr Rail Station	2.09 miles
3	Tame Bridge Parkway Rail Station	1.97 miles



### Trunk Roads/Motorways

Pin	Name	Distance
1	M6 J7	1.05 miles
2	M6 J8	2.24 miles
3	M5 J1	2.43 miles
4	M6 J9	3.48 miles
5	M6 J6	3.52 miles

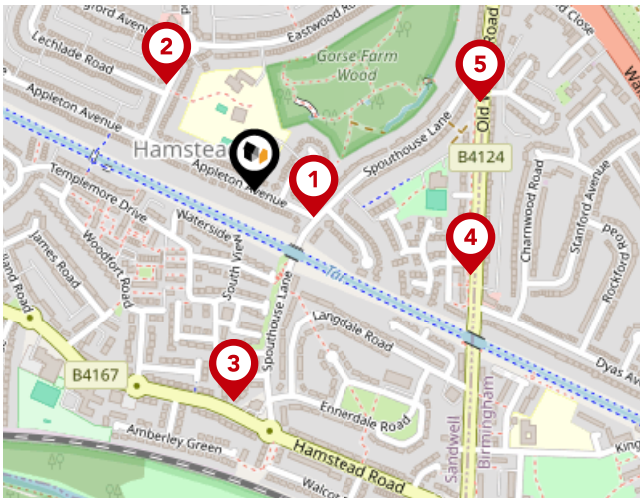


### Airports/Helipads

Pin	Name	Distance
1	Birmingham Airport	10.44 miles
2	Baginton	22.73 miles
3	East Mids Airport	32.31 miles
4	Staverton	45.62 miles

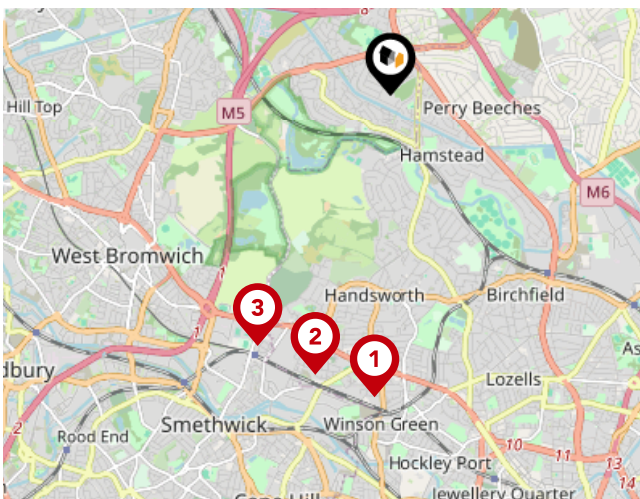
# Area

## Transport (Local)



### Bus Stops/Stations

Pin	Name	Distance
1	Appleton Ave	0.07 miles
2	Lechlade Rd	0.16 miles
3	Spouthouse Lane	0.24 miles
4	Dyas Ave	0.26 miles
5	Spouthouse Lane	0.27 miles



### Local Connections

Pin	Name	Distance
1	Winson Green Outer Circle (Midland Metro Stop)	2.72 miles
2	Handsworth Booth St (Midland Metro Stop)	2.6 miles
3	The Hawthorns (Midland Metro Stop)	2.55 miles

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### Landwood Group

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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

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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.

# 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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