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KFB: Key Facts For Buyers

A Guide to This Property & the Local Area

Thursday 29th August 2024



AQUA HOUSE, 1, KINGDOM STREET, PLYMOUTH, PL1

Lang Town & Country

6 The Broadway Plymstock Plymouth PL9 7AU

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Property

Type:	Flat / Maisonette	Tenure:	Leasehold
Bedrooms:	2	Start Date:	05/09/2021
Floor Area:	764 ft ² / 71 m ²	End Date:	22/12/2256
Plot Area:	26.56 acres	Lease Term:	250 years less 3 days from 22 December 2006
Year Built :	2021	Term Remaining:	232 years
Council Tax :	Band D		
Annual Estimate:	£2,215		
Title Number:	DN741450		

Local Area

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

Estimated Broadband Speeds (Standard - Superfast - Ultrafast)

11 mb/s	1000 mb/s
	

Mobile Coverage: (based on calls indoors)



Satellite/Fibre TV Availability:



Property Multiple Title Plans



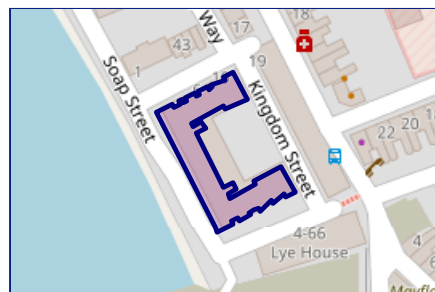
There have been multiple title plans detected at this address. Here, we have compiled the available information about these plans and - where applicable for leasehold plans - the term lengths related to them.

Freehold Title Plan



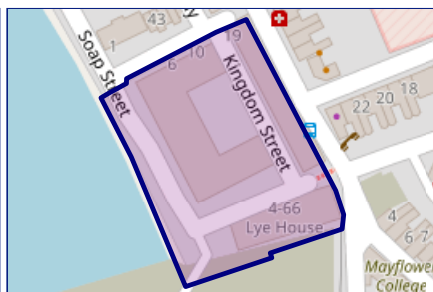
DN368173

Leasehold Title Plans



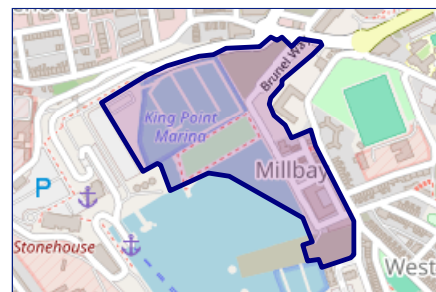
DN741450

Start Date: 16/12/2002
 End Date: 17/12/3001
 Lease Term: 999 years from 17 December 2002
 Term Remaining: 977 years



DN689502

Start Date: 06/09/2017
 End Date: 22/12/2256
 Lease Term: 250 years from and including 22 December 2006
 Term Remaining: 232 years



DN475212

Start Date: 05/09/2021
 End Date: 22/12/2256
 Lease Term: 250 years less 3 days from 22 December 2006
 Term Remaining: 232 years

1, Kingdom Street, PL1

Energy rating

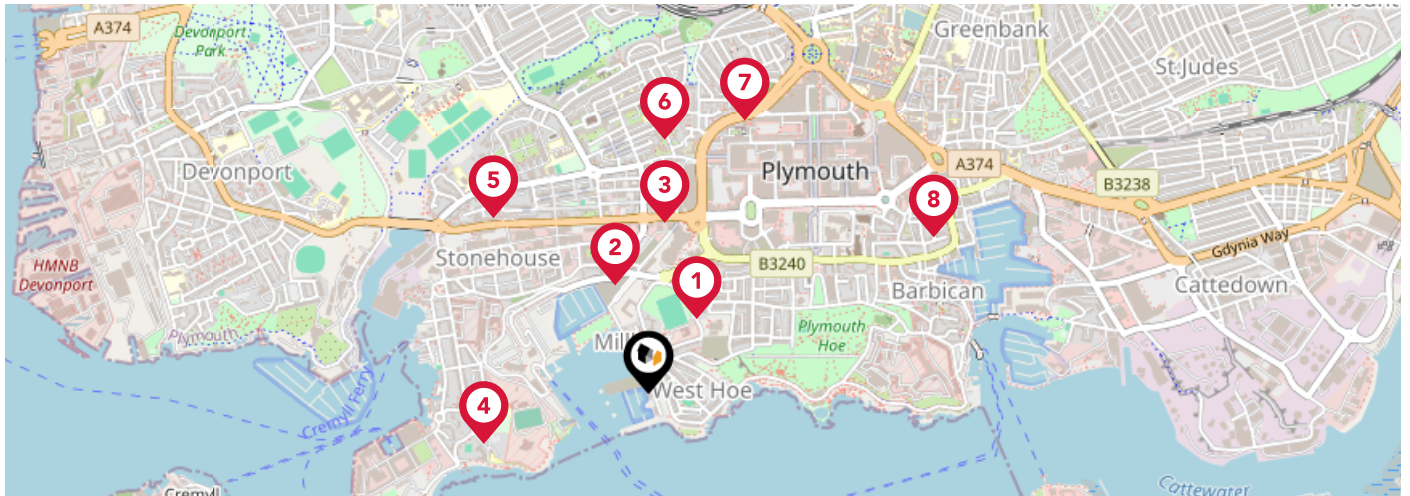
B

Valid until 30.01.2030

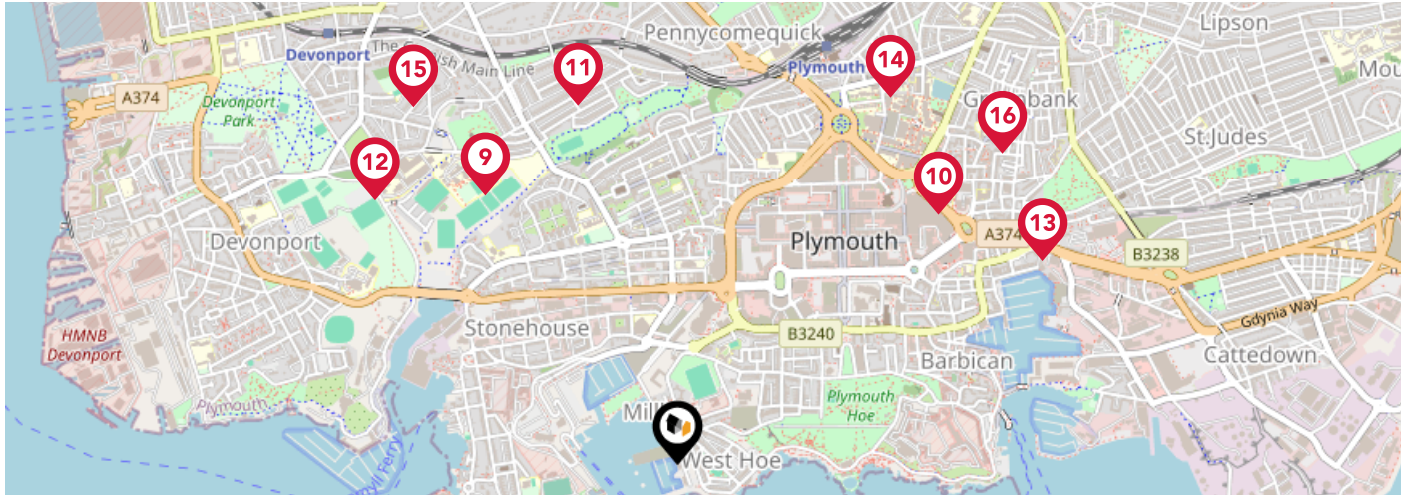
Score	Energy rating	Current	Potential
92+	A		
81-91	B	84 B	84 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		









Additional EPC Data

Property Type:	Flat
Build Form:	Mid-Terrace
Transaction Type:	New dwelling
Energy Tariff:	Standard tariff
Floor Level:	Mid floor
Flat Top Storey:	No
Top Storey:	0
Previous Extension:	0
Open Fireplace:	0
Walls:	Average thermal transmittance 0.17 W/m-Â°K
Walls Energy:	Very Good
Roof:	(other premises above)
Main Heating:	Community scheme
Main Heating Controls:	Charging system linked to use of community heating, programmer and TRVs
Hot Water System:	Community scheme
Hot Water Energy Efficiency:	Very Good
Lighting:	Low energy lighting in all fixed outlets
Floors:	Average thermal transmittance 0.18 W/m-Â°K
Total Floor Area:	71 m ²

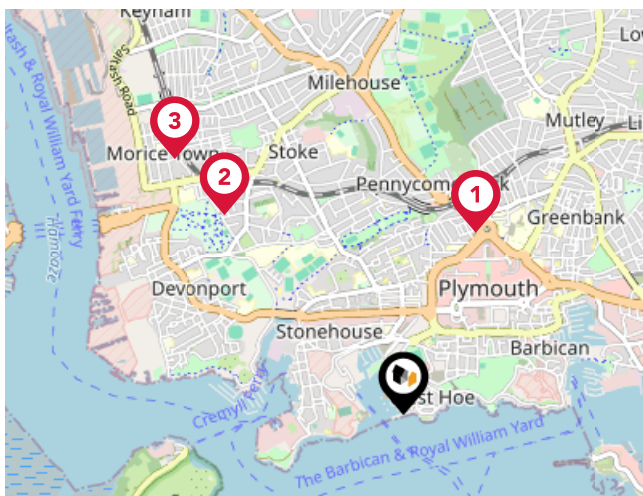


		Nursery	Primary	Secondary	College	Private
1	St Andrew's Cof E VA Primary School Ofsted Rating: Good Pupils: 208 Distance:0.21	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2	Millbay Academy Ofsted Rating: Good Pupils: 545 Distance:0.27	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3	St Peter's CofE Primary School Ofsted Rating: Good Pupils: 154 Distance:0.4	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4	St George's CofE Primary Academy Ofsted Rating: Good Pupils: 90 Distance:0.41	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5	High Street Primary Academy Ofsted Rating: Good Pupils: 140 Distance:0.55	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6	The Cathedral School of St Mary Ofsted Rating: Requires improvement Pupils: 109 Distance:0.6	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7	Pilgrim Primary Academy Ofsted Rating: Outstanding Pupils: 390 Distance:0.69	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8	ACE Schools Plymouth Ofsted Rating: Good Pupils: 233 Distance:0.77	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>



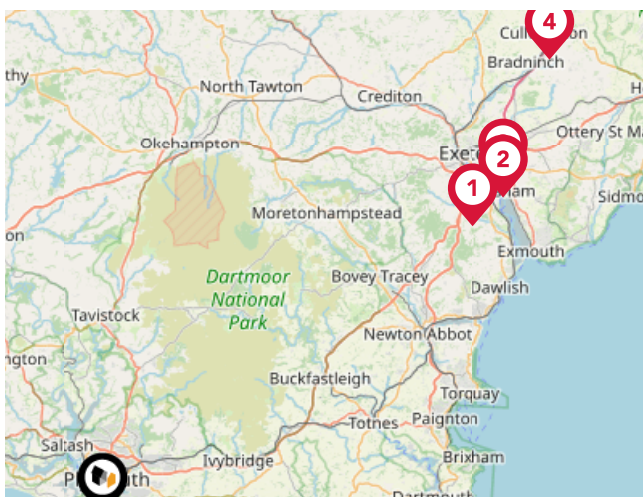
		Nursery	Primary	Secondary	College	Private
	Devonport High School for Boys Ofsted Rating: Good Pupils: 1231 Distance:0.78	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Arts University Plymouth Ofsted Rating: Good Pupils:0 Distance:0.85	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Stuart Road Primary Academy Ofsted Rating: Good Pupils: 189 Distance:0.88	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	City College Plymouth Ofsted Rating: Good Pupils:0 Distance:0.95	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Holy Cross Catholic Primary School Ofsted Rating: Good Pupils: 306 Distance:0.99	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Fletewood School at Derry Villas Ofsted Rating: Good Pupils: 58 Distance:1	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Stoke Damerel Primary Academy Ofsted Rating: Good Pupils: 400 Distance:1.05	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Mount Street Primary School Ofsted Rating: Good Pupils: 258 Distance:1.06	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Area Transport (National)



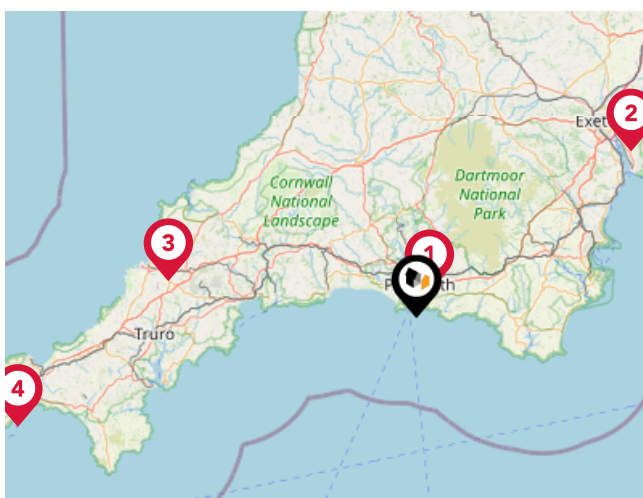
National Rail Stations

Pin	Name	Distance
1	Plymouth Rail Station	0.93 miles
2	Devonport Rail Station	1.27 miles
3	Dockyard (Plymouth) Rail Station	1.63 miles



Trunk Roads/Motorways

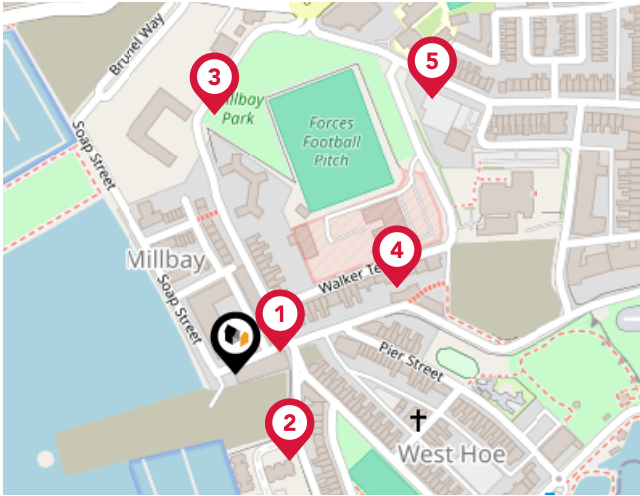
Pin	Name	Distance
1	M5 J31	35.47 miles
2	M5 J30	38.62 miles
3	M5 J29	39.4 miles
4	M5 J28	48.09 miles



Airports/Helipads

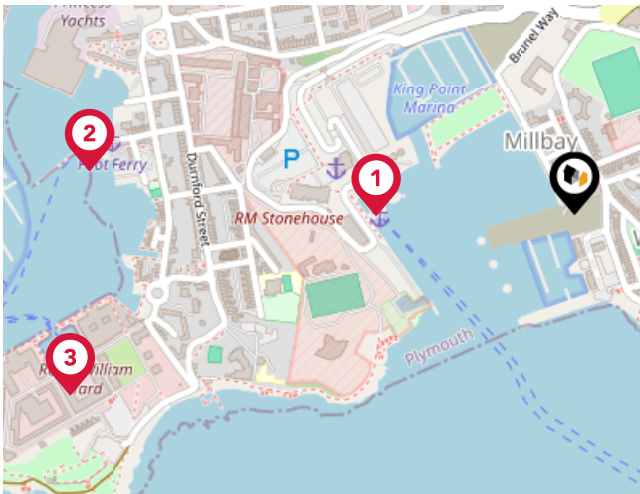
Pin	Name	Distance
1	Plymouth City Airport	4.38 miles
2	Exeter International Airport	41.04 miles
3	Newquay St Mawgan Airport	38.07 miles
4	Penzance Airport	62.62 miles

Area Transport (Local)



Bus Stops/Stations

Pin	Name	Distance
1	West Hoe Post Office	0.03 miles
2	Rusty Anchor	0.06 miles
3	Telecom House	0.15 miles
4	Walker Terrace	0.11 miles
5	St Andrews School	0.2 miles



Ferry Terminals

Pin	Name	Distance
1	Plymouth Ferry Terminal	0.24 miles
2	Plymouth Stonehouse Ferry Terminal	0.58 miles
3	Royal William Yard Ferry Landing	0.63 miles

Important - Please Read

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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.

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Lang Town & Country

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