

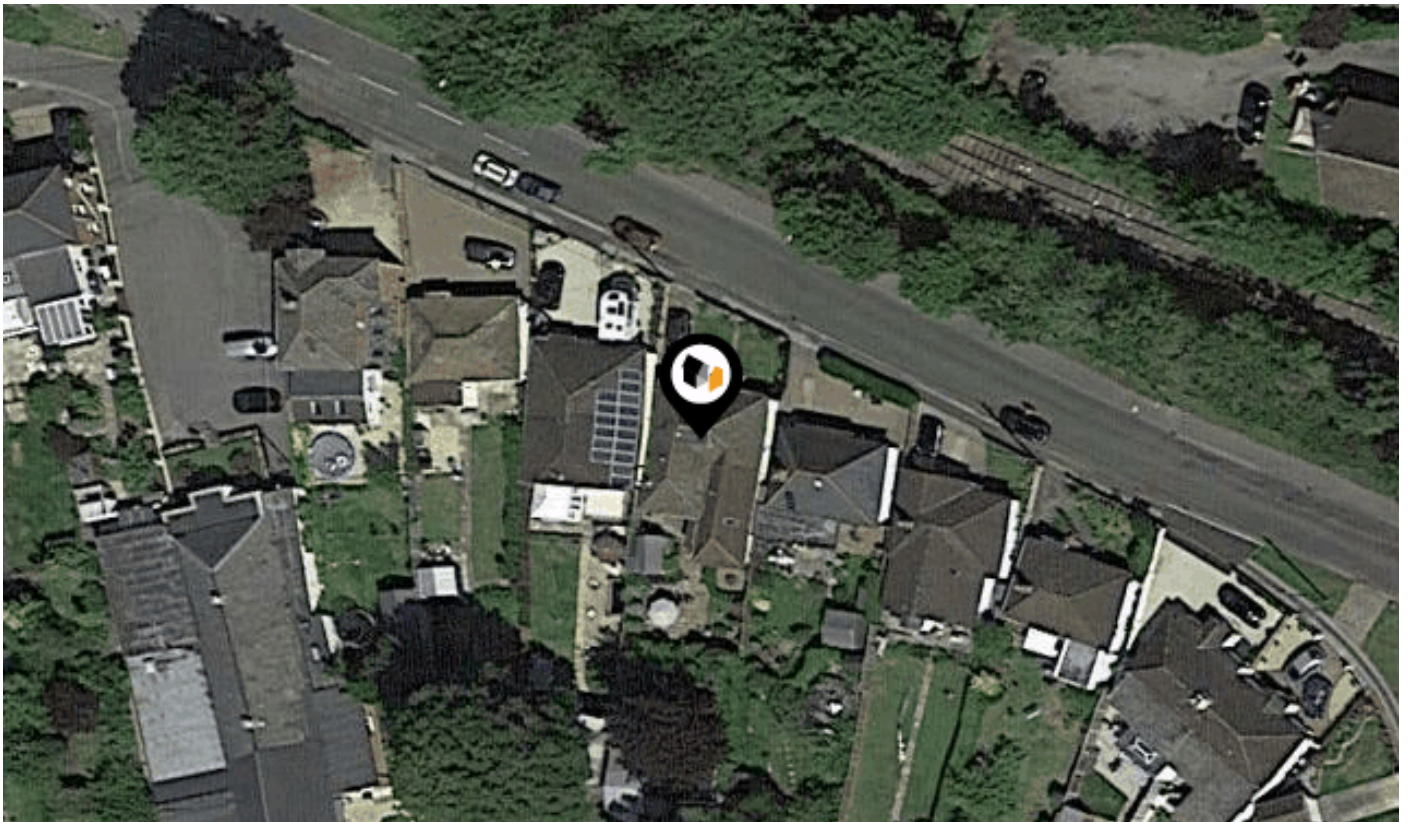


See More Online

KFB: Key Facts For Buyers

A Guide to This Property & the Local Area

Tuesday 11th June 2024



ASTOR CRESCENT, LUDGERSHALL, ANDOVER, SP11

Brockenhurst

Kingsley House Market Place Whitchurch RG28 7BH

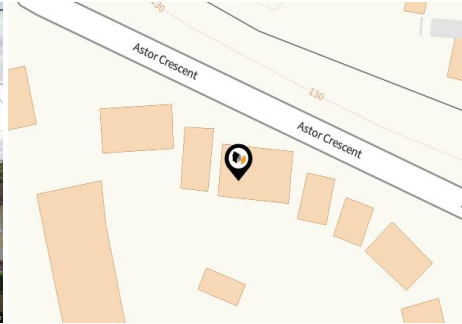
01256 892222

andy@brockenhurst.info

www.brockenhurst.info

Powered by
aprift
Know any property instantly

Property Overview



Property

Type:	Detached
Bedrooms:	3
Floor Area:	1,302 ft ² / 121 m ²
Council Tax :	Band C
Annual Estimate:	£2,071

Local Area

Local Authority:	Wiltshire
Conservation Area:	No
Flood Risk:	
● Rivers & Seas	No Risk
● Surface Water	Very Low

Estimated Broadband Speeds (Standard - Superfast - Ultrafast)

17 mb/s	80 mb/s	1000 mb/s

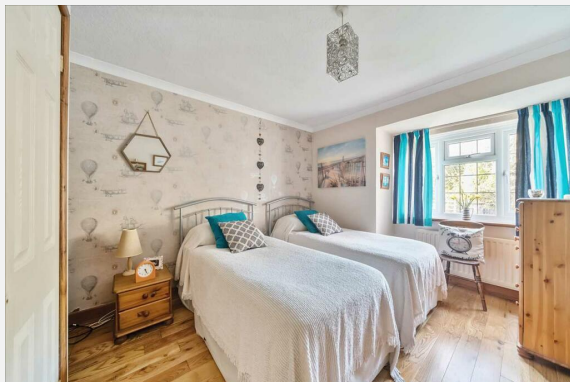
Mobile Coverage: (based on calls indoors)



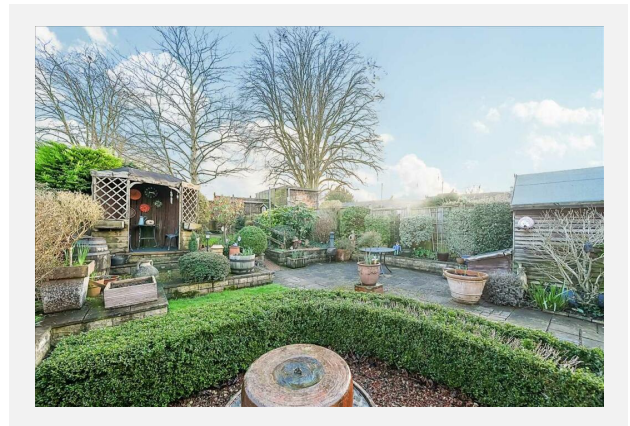
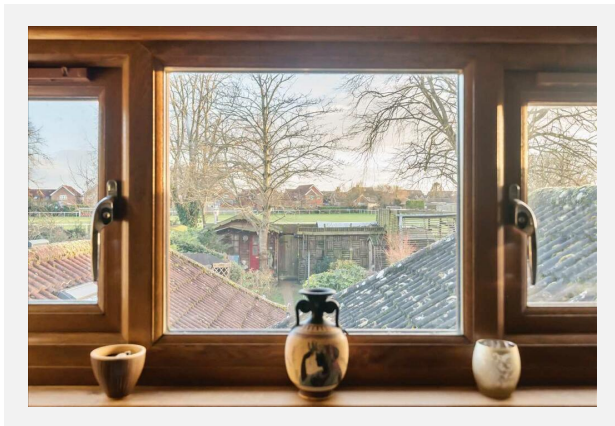
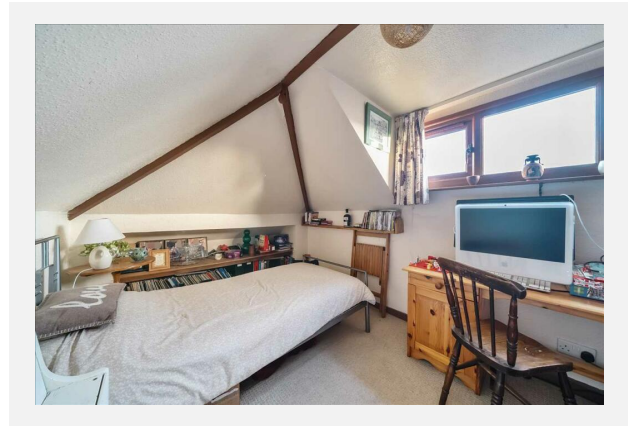
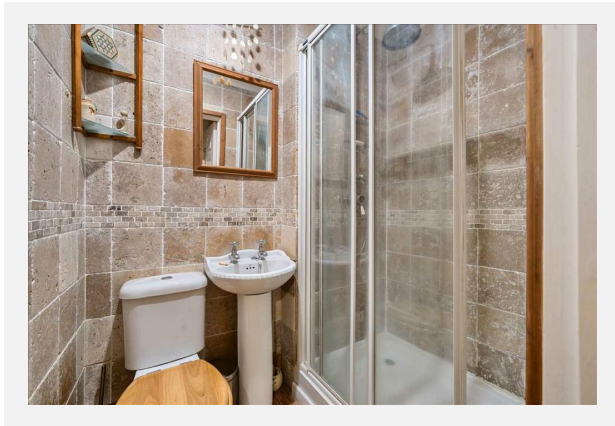
Satellite/Fibre TV Availability:



Gallery Photos



Gallery Photos



ASTOR CRESCENT, LUDGERSHALL, ANDOVER, SP11

Astor Crescent, Ludgershall, Andover, SP11

Approximate Area = 1353 sq ft / 125.6 sq m

Outbuilding = 291 sq ft / 27 sq m

Total = 1644 sq ft / 152.6 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nñchecom 2024. Produced for Brockenhurst Estate Agents. REF: 1094516



Property EPC - Certificate



Energy rating

D

Valid until 05.03.2034

Score	Energy rating	Current	Potential
92+	A		
81-91	B		81 B
69-80	C		
55-68	D	63 D	
39-54	E		
21-38	F		
1-20	G		

Property

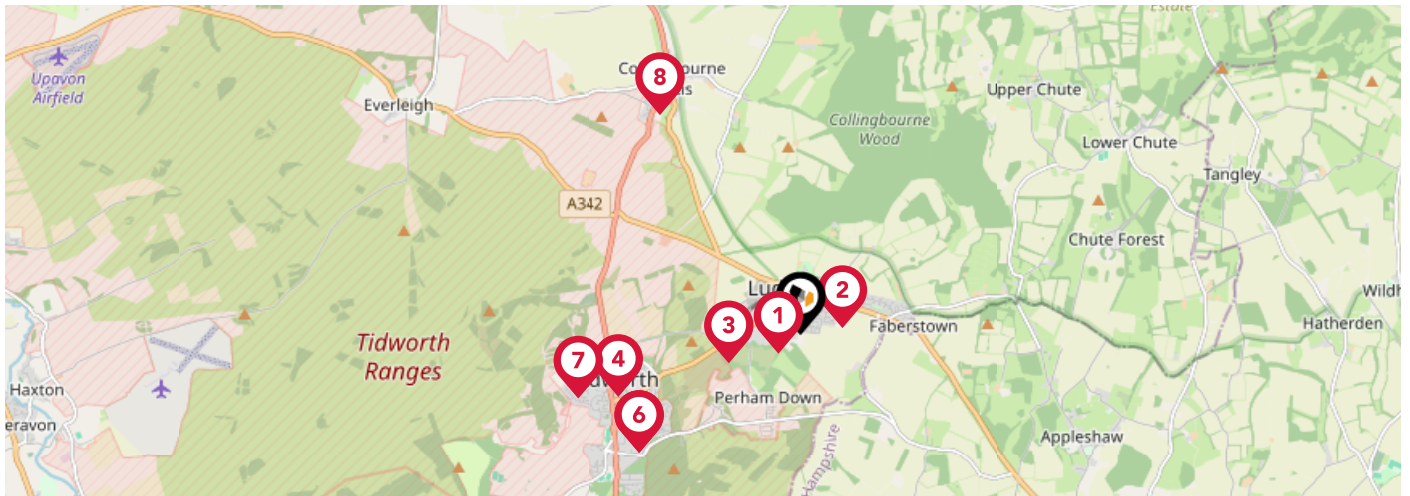
EPC - Additional Data



Additional EPC Data

Property Type:	Detached bungalow
Flat Top Storey:	No
Top Storey:	0
Previous Extension:	0
Open Fireplace:	0
Walls:	Cavity wall as built no insulation (assumed)
Walls Energy:	Poor
Roof:	Pitched 100 mm loft insulation
Roof Energy:	Average
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:	121 m ²

Area Schools



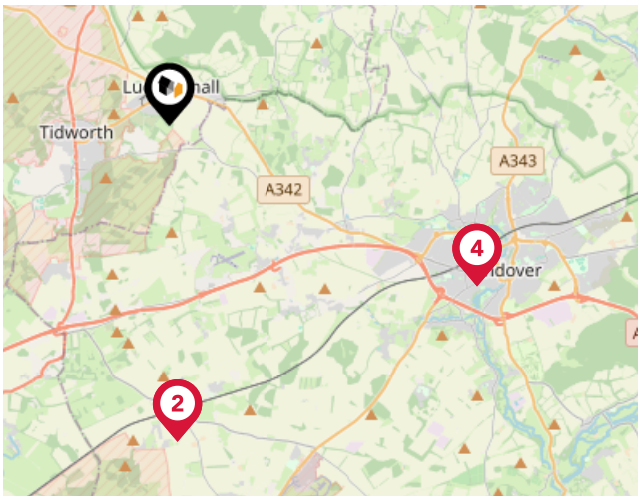
		Nursery	Primary	Secondary	College	Private
1	Wellington Eagles Primary Academy Ofsted Rating: Not Rated Pupils: 144 Distance:0.27	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2	Ludgershall Castle Primary School Ofsted Rating: Good Pupils: 295 Distance:0.38	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3	The Wellington Academy Ofsted Rating: Good Pupils: 959 Distance:0.72	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4	Wellington Lions Primary Academy Ofsted Rating: Requires Improvement Pupils: 302 Distance:1.8	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5	Clarendon Infants' School Ofsted Rating: Good Pupils: 315 Distance:1.87	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6	Clarendon Junior School Ofsted Rating: Good Pupils: 344 Distance:1.87	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7	Zouch Academy Ofsted Rating: Good Pupils: 427 Distance:2.15	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8	Collingbourne Church of England Primary School Ofsted Rating: Good Pupils: 108 Distance:2.42	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Area Schools



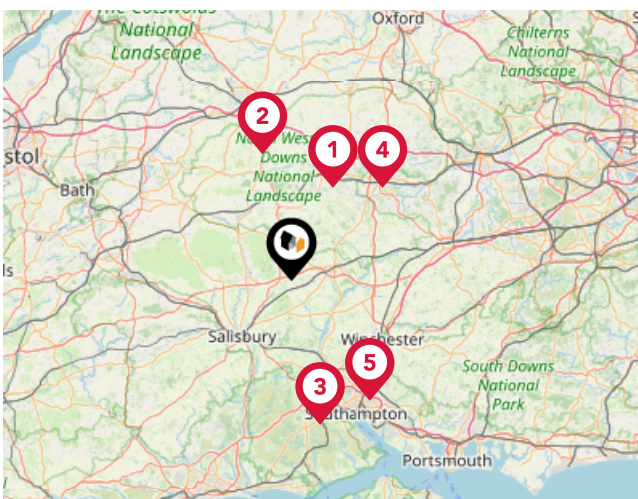
	Nursery	Primary	Secondary	College	Private
<p>9 Kimpton, Thruxton and Fyfield Church of England Primary School Ofsted Rating: Good Pupils: 189 Distance:3.13</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>10 Appleshaw St Peter's CofE Primary School Ofsted Rating: Good Pupils: 103 Distance:3.14</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>11 Shipton Bellinger Primary School Ofsted Rating: Good Pupils: 177 Distance:3.85</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>12 Amport Church of England Primary School Ofsted Rating: Good Pupils: 98 Distance:4.71</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>13 Hatherden Church of England Primary School Ofsted Rating: Inadequate Pupils: 68 Distance:5.04</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>14 Grateley Primary School Ofsted Rating: Good Pupils: 94 Distance:5.5</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>15 Grateley House School Ofsted Rating: Inadequate Pupils: 51 Distance:5.58</p>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<p>16 Portway Junior School Ofsted Rating: Good Pupils: 382 Distance:5.85</p>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Area Transport (National)



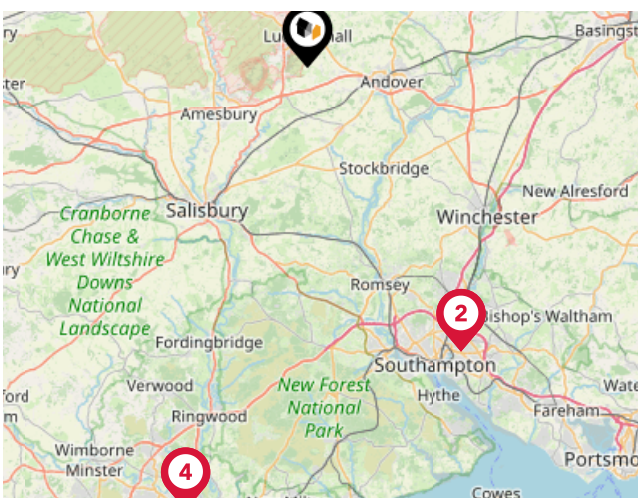
National Rail Stations

Pin	Name	Distance
1	Grateley Rail Station	5.86 miles
2	Grateley Rail Station	5.86 miles
3	Andover Rail Station	6.45 miles
4	Andover Rail Station	6.45 miles



Trunk Roads/Motorways

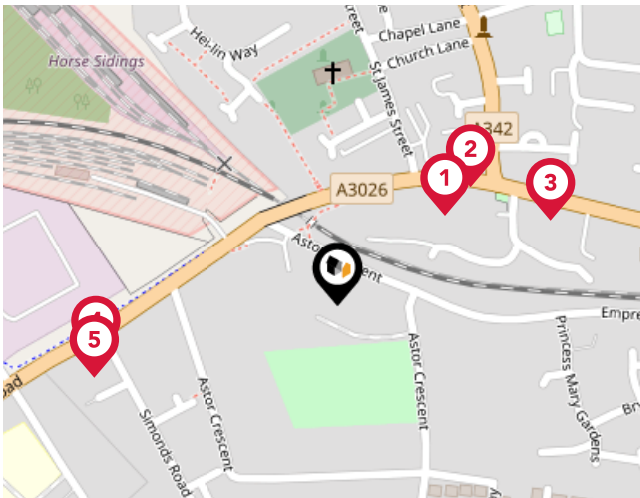
Pin	Name	Distance
1	M4 J14	15.01 miles
2	M4 J15	19.32 miles
3	M27 J2	21.77 miles
4	M4 J13	19.26 miles
5	M3 J12	21.37 miles



Airports/Helipads

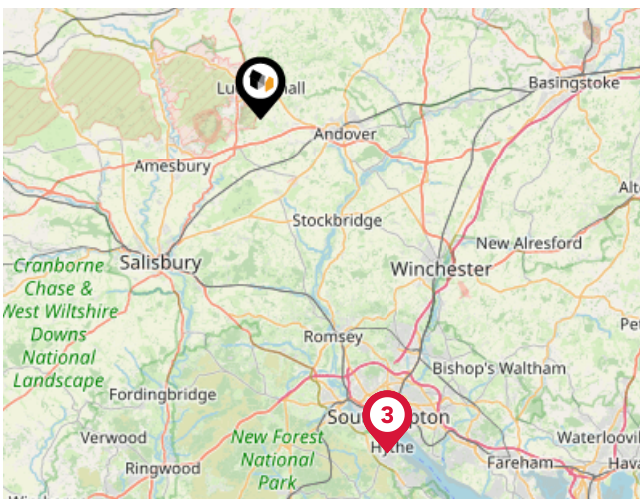
Pin	Name	Distance
1	Southampton Airport	23.99 miles
2	Southampton Airport	23.99 miles
3	Bournemouth International Airport	34.23 miles
4	Bournemouth International Airport	34.25 miles

Area Transport (Local)



Bus Stops/Stations

Pin	Name	Distance
1	War Memorial	0.08 miles
2	The Crown Inn	0.1 miles
3	War Memorial	0.13 miles
4	Simonds Road	0.14 miles
5	Simonds Road	0.15 miles



Ferry Terminals

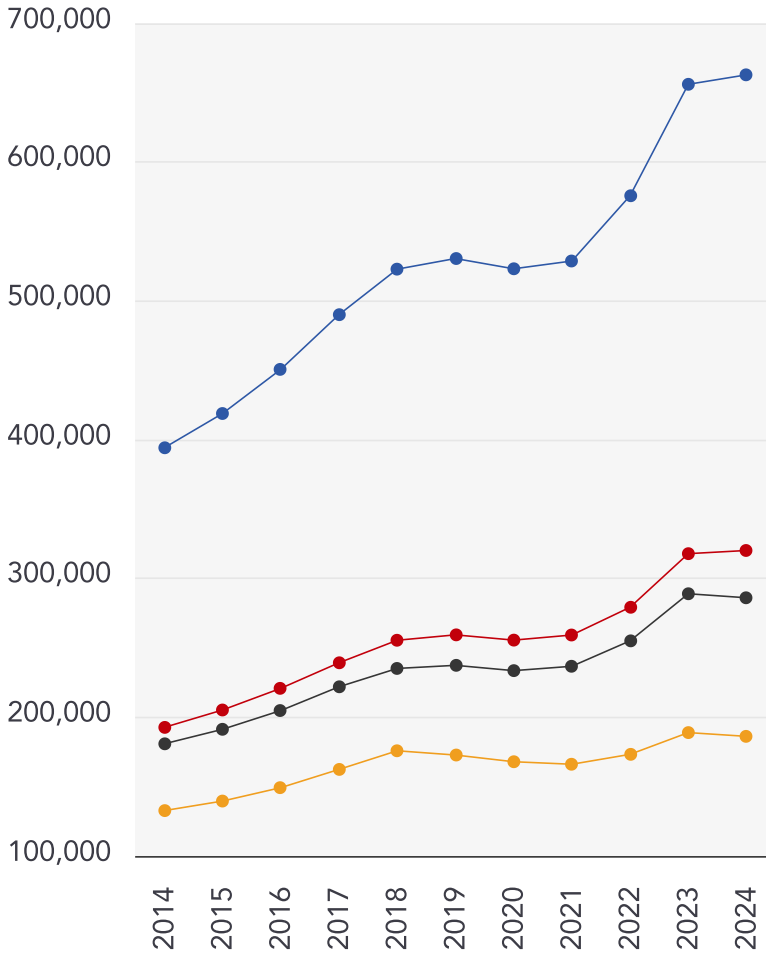
Pin	Name	Distance
1	Southampton Vehicle Ferry Terminal	26.58 miles
2	Southampton Vehicle Ferry Terminal	26.58 miles
3	Southampton Vehicle Ferry Terminal	26.59 miles

Market

House Price Statistics



10 Year History of Average House Prices by Property Type in SP11



Detached

+68.17%

Semi-Detached

+66.14%

Terraced

+58.17%

Flat

+40.31%



Brockenhurst

We opened for business in Andover on September 4th 1999. A year later, our second office was opening and we had won the national award for the 'Best Newcomer' at Europe's largest Estate Agency conference. We were appointed as the exclusive representative for the world's leading relocation company and our third office followed shortly afterwards. We opened another sales office and a Property Management / Lettings business and by 2018 our Whitchurch office had been voted 18th best in the UK by Rightmove and Property Academy, out of nearly 30,000 estate agency offices. Since then, we've opened two more offices (Basingstoke) and have a seventh planned for late 2024. We are market leaders in all of our operating areas which cover a huge geographic area in Wiltshire and Hampshire.



Testimonial 1



I cannot praise Brockenhurst enough for their support during a particularly challenging sale/purchase. Andy, in particular, communicated with us day and night and was meticulous in ensuring we were kept in the loop at all times. Arranging viewings was really easy and feedback from Brockenhurst was always constructive. We sold very quickly thanks to the team at Brockenhurst. We wouldn't hesitate to use them in future.

Testimonial 2



We chose Brockenhurst as they were friendly and knowledgeable from the get go. We were assured that we would be taken care of and kept up to date throughout the process – and that was completely true. We sold our house in 2 days, and Andy was thoughtful throughout the madness of that. He has updated us with every element of the process and even just checks in to make sure all is ok. I'm not sure another estate agent would ever live up to them.

Testimonial 3



I would highly recommend Brockenhurst Estate Agents. The communication has been outstanding, always professional and timely, no matter who we spoke to they had an excellent understanding of our sale/purchase. We sold and purchased a house with Brockenhurst Estate Agents within 3 months, from day one the professionalism and support has been exceptional. Although all the team were amazing I would like to single out Andy who was amazing!

Brockenhurst

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.



Contains public sector information licensed under the Open Government License v3.0

The information contained within this report is for general information purposes only and to act as a guide to the best way to market your property for the asking price.

Sprift Technologies Ltd aggregate this data from a wide variety of sources and while we endeavour to keep the information up to date and correct, we make no representations or warranties of any kind, express or implied, about the completeness, accuracy, reliability, of the information or related graphics contained within this report for any purpose.

Any reliance you place on such information is therefore strictly at your own risk. In no event will we be liable for any loss or damage including without limitation, indirect or consequential loss or damage, or any loss or damage whatsoever arising from loss of data or profits arising out of, or in connection with, the use of this report.



Brockenhurst

Kingsley House Market Place Whitchurch
RG28 7BH
01256 892222
andy@brockenhurst.info
www.brockenhurst.info

