

The logo consists of the letters 'S' and 'H' in a bold, blue, sans-serif font, with a small ampersand (&) positioned between them. The logo is set against a light yellow rectangular background.

Buyer Information Report

16 Oldbury Close

Cawston, Rugby, CV22 7ZB

Report compiled

21st June 2024

Welcome to Skilton & Hogg Estate Agents, your trusted partner for all your residential property needs in Daventry, Rugby and the surrounding Villages.

With over 18 years of experience in property related matters across the local region, our dedicated team specialises in the sale of residential homes and is committed to providing exceptional customer service and support. Covering the areas of Daventry, Rugby, and the surrounding villages such as Kilsby, Barby, Weedon, Braunston, Long Buckby, Newnham, Staverton and more.

At Skilton & Hogg Estate Agents, we pride ourselves on our commitment to customer service. We believe in building long-lasting relationships with our clients, and our dedicated team goes the extra mile to ensure your satisfaction. We understand that buying or selling a home is a significant milestone in your life, and we strive to make the journey as seamless and stress-free as possible.

David Bruckert ANAEA
Skilton & Hogg Estate Agents

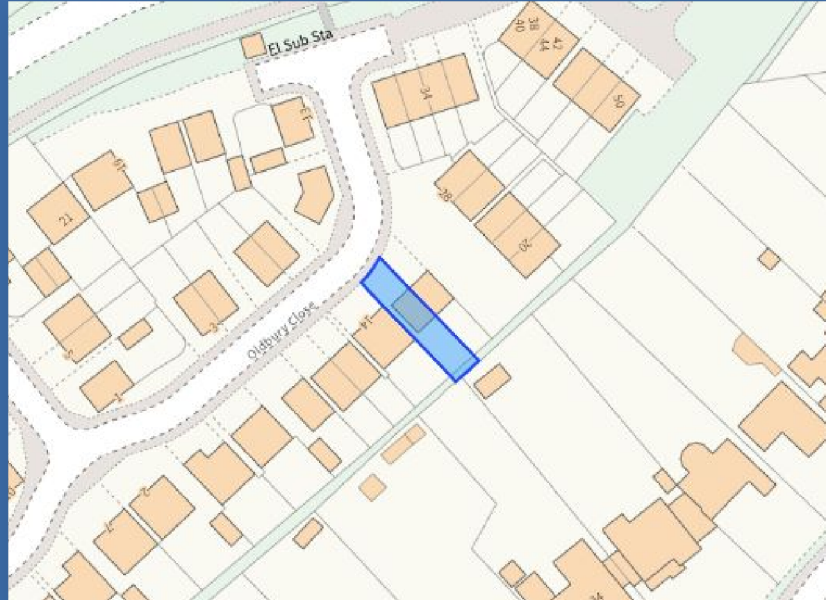
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SH

Your Property

16 Oldbury Close

Cawston, Rugby, CV22 7ZB



Property Details

Type of Home	Semi-Detached
Tenure	Freehold
Number of Bedrooms	2 <i>Actual</i>
Title Number	WK508416
Local Authority	Rugby
Constituency	-
Ward	Dunsmore
Energy Performance	B
Council Tax	Band C

Current Annual Charge – £1,925*

* May vary slightly for local parish council differences

Mobile Coverage

EE	Good	O2	Good
Three	Good	Vodafone	Okay

Estimated Broadband Speeds

5Mb Basic	59Mb Superfast
1000Mb Ultrafast	1000Mb Overall

Flood Risk

Very Low – Each year, there is a chance of flooding of less than 1 in 1000 (0.1%)

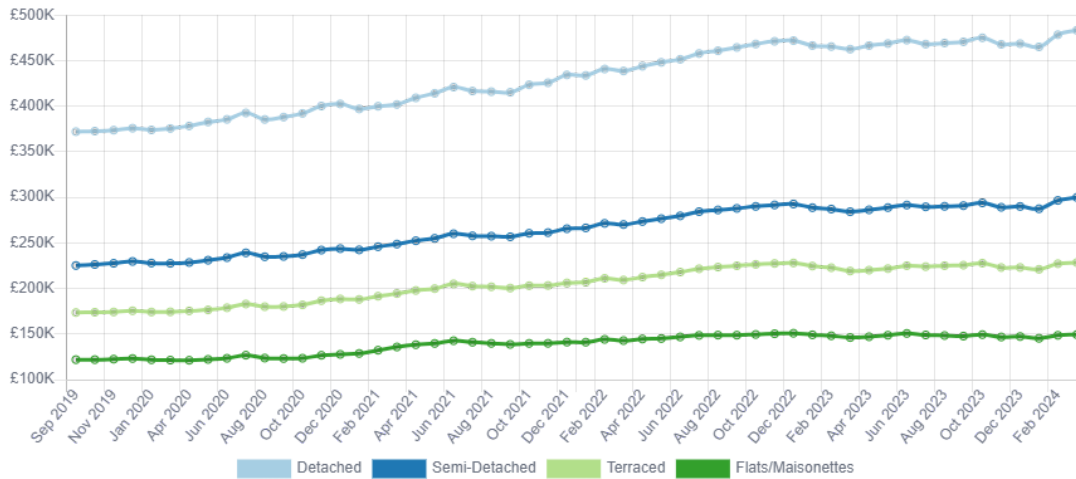
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Your Area

Average House Prices in the Rugby Local Authority

Since Last Sale in 2019



£282,801

Average price for a Semi-Detached property in CV22

6,950

Number of Semi-Detached properties in CV22

£70,420 ↑ 31%

Average Price Change since 2019

£321,543

Average price for a Semi-Detached property in England

£74,701 ↑ 33%

Semi-Detached Price Change

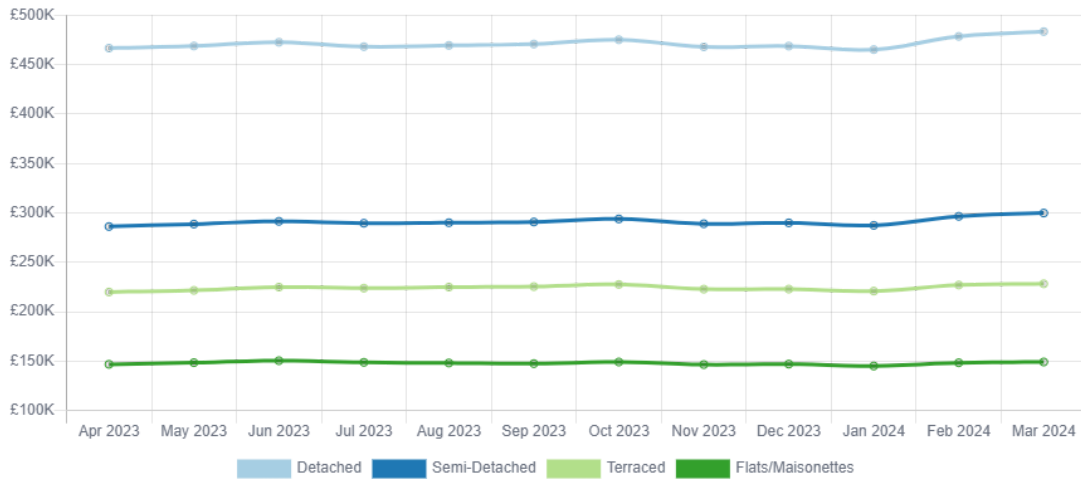
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Number of Semi-Detached Transactions

Your Area

Average House Prices in the Rugby Local Authority

Last 12 Months



£322,540

Average price for property in CV22

17,676

Number of properties in CV22

£389,333

Average price for a property in England

£13,038 ↑ 5%

Average Price Change
Last 12 Months

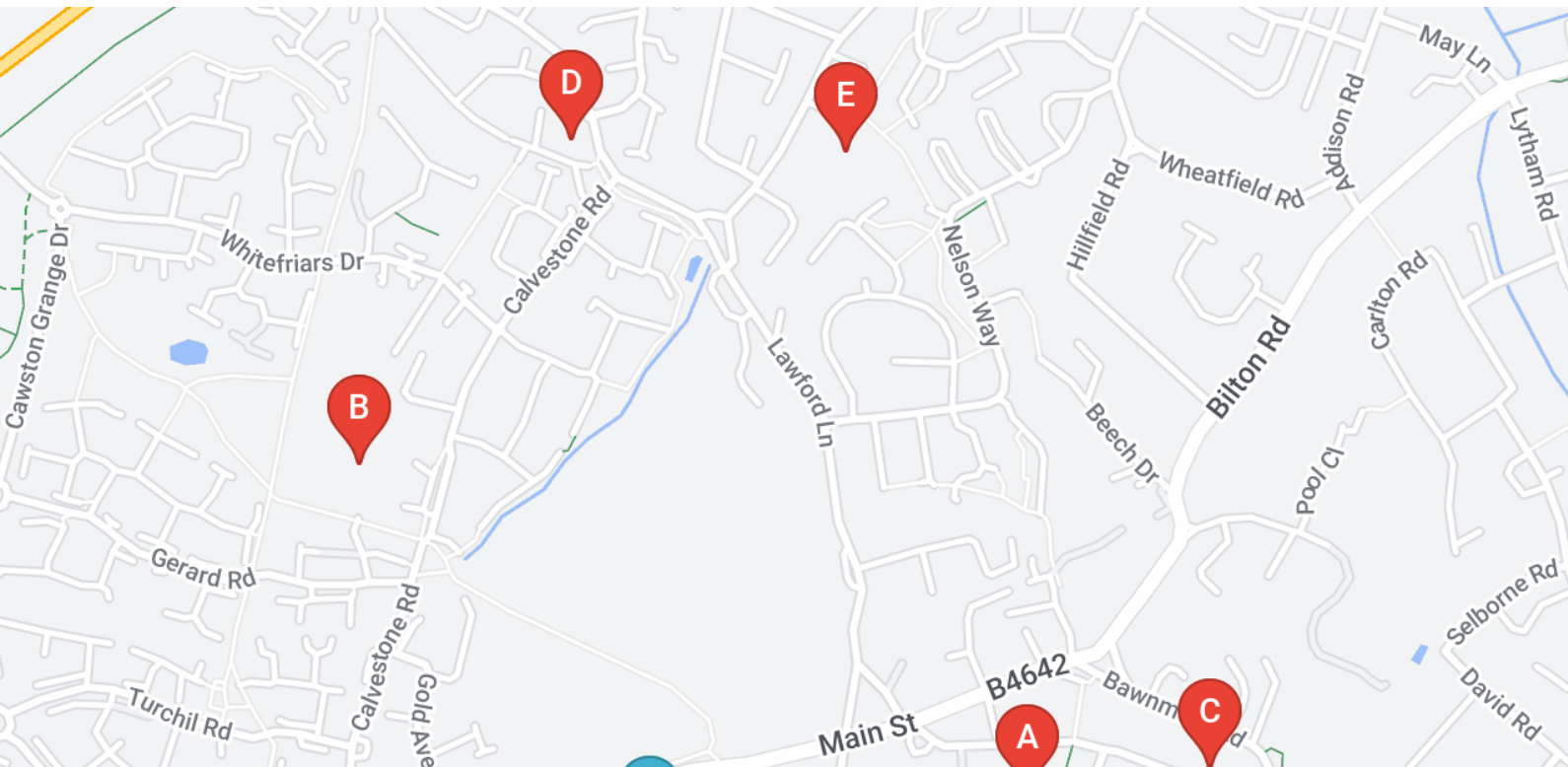
£15,684 ↑ 6%

Semi-Detached Price Change
Last 12 Months

133

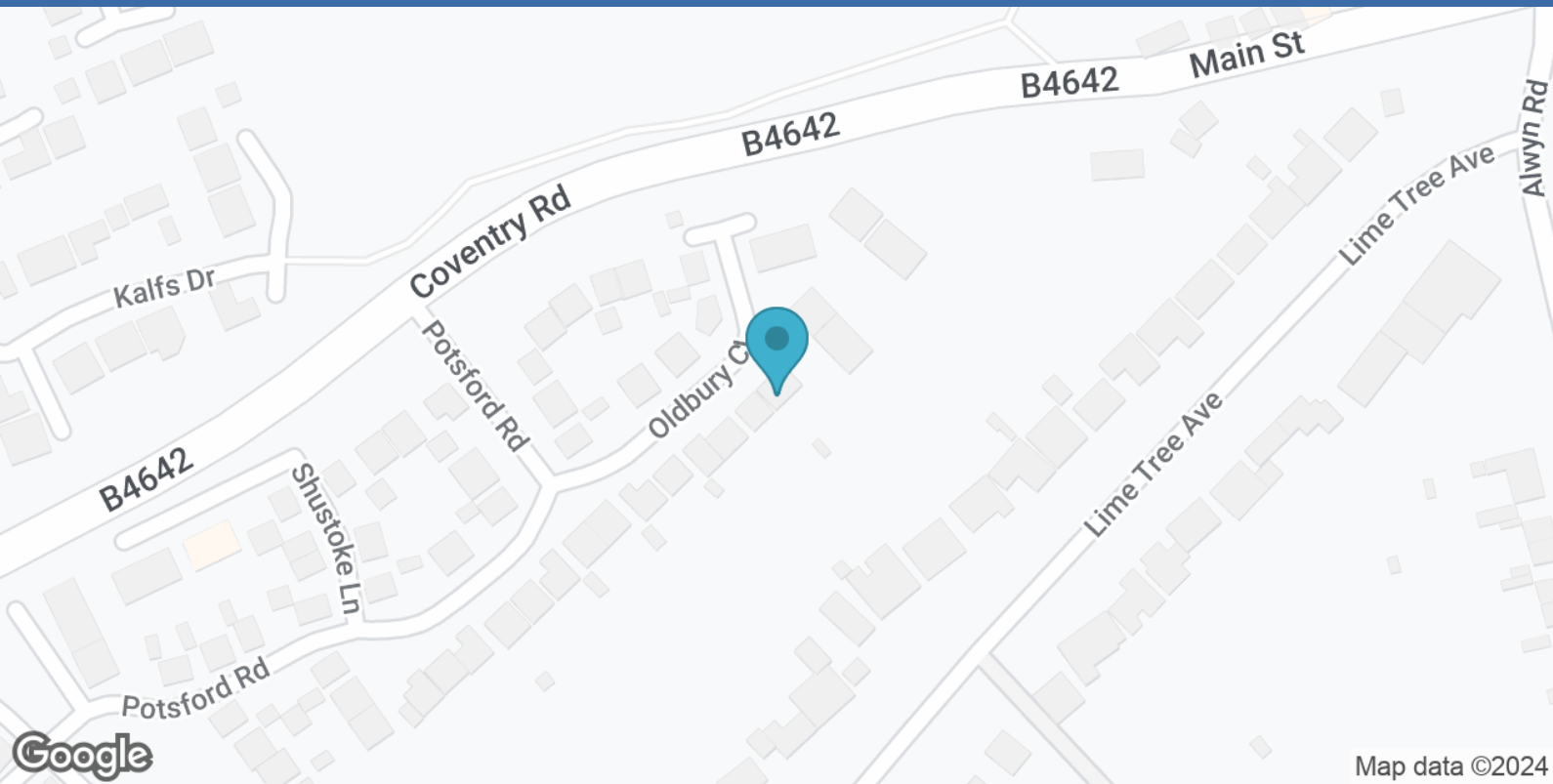
Number of Semi-Detached Transactions
Last 12 Months

Nearby Schools



NAME	POSTCODE	EDUCATION LEVEL	DISTANCE	RATING
A Bilton Infant School	CV22 7NH	Primary	0.45 km	Good
B Cawston Grange Primary School	CV22 7GU	Primary	0.57 km	Good
C Crescent School	CV22 7QH	Independent, Primary	0.67 km	Not rated
D Bilton School	CV22 7JT	Secondary, Post 16	0.84 km	Good
E Henry Hinde Infant School	CV22 7JQ	Primary	0.86 km	Good

Transport Links



Nearest Motorway Junction *

NAME	DISTANCE
J1 of M6	6.63 km

Nearest Train Station *

NAME	DISTANCE
Rugby Rail Station	4.03 km

Nearby Airports *

NAME	DISTANCE
Coventry Airport	12.07 km

*Details provided by Department for Transport

Your Agent

David Bruckert

Owner



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About David Bruckert

An experienced estate agent with nearly 20 years of experience. Passionate about customer service and the clients journey through the market and selling process. A keen eye for social and digital marketing but this doesn't mean that the traditional values of knowing the client, the market and the hard work involved are lost on us.

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