

## MARKET APPRAISAL GUIDE

254, Pampisford Road, South Croydon, CR2 6DD



The key facts about your property & the local market







13<sup>th</sup> January 2024

## YOUR PROPERTY

### **Overview**





#### PROPERTY KEY FACTS

**UPRN:** 100020683782

Floor Area: 1,754 ft<sup>2</sup>

 $163 \text{ m}^2$ 

Plot Size: 0.23 acres

Council Tax Band: F

Annual Cost: £2,839

Land Registry SY113328

Title Number:

Tenure: Freehold

#### **AREA KEY FACTS**

Local Authority: Croydon
Flood Risk: Very Low

Conservation Area: No

**Property Details** 

Property Type: Detached

Bedrooms: 3
Bathroom: 1

Outside Space: garden

Parking: Parking

**Predicted Broadband Speeds** 

Basic: 6 Mbps
Superfast: 80 Mbps

Ultrafast: 941 Mbps

Satellite / Fibre TV Availability

BT:

Sky:

Virgin:

#### PLANNING HISTORY

No Planning Records Available

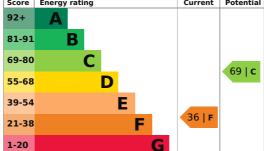




## 13<sup>th</sup> January 2024

# YOUR PROPERTY EPC









## **DATA QUALITY**

OnTheMarket are committed to comprehensive property data being made available upfront to make the home buying and selling process quicker, easier and cheaper. Which is why they have partnered with Sprift, the UK's leading supplier of property specific data.

#### Data Partners:





















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

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

Information produced by HM Land Registry. Crown copyright and database rights 2024