



Everything you need to know about:

Beulah Cottages,
High Halden,
Ashford, TN26 3HN





Introduction



The Property



Property Prices



Local Authority



Transport Links

Education



Health



Local Amenities



Local Policing



Census





An invaluable insight into **your new home**

This Location Information brochure offers an informed overview of **Beulah Cottages** as a potential new home, along with essential material about its surrounding area and its local community. It provides a valuable insight for any prospective owner or tenant.

We wanted to provide you with information that you can absorb quickly, so we have presented it as visually as possible, making use of maps, icons, tables, graphs and charts. Overall, the brochure contains information about:

- **The Property** - including property details, floor plans, room details, photographs and Energy Performance Certificate.
- **Transport** - including locations of bus and coach stops, railway stations and ferry ports.
- **Health** - including locations, contact details and organisational information on the nearest GPs, pharmacies, hospitals and dentists.
- **Local Policing** - including locations, contact details and information about local community policing and the nearest police station, as well as police officers assigned to the area.
- **Education** - including locations of infant, primary and secondary schools and Key Performance Indicators (KPIs) for each key stage.
- **Local Amenities** - including locations of local services and facilities - everything from convenience stores to leisure centres, golf courses, theatres and DIY centres.
- **Census** - We have given a breakdown of the local community's age, employment and educational statistics.

**GOULD
HARRISON**



BEULAH COTTAGES, HIGH HALDEN £375,000



x2
Bedrooms

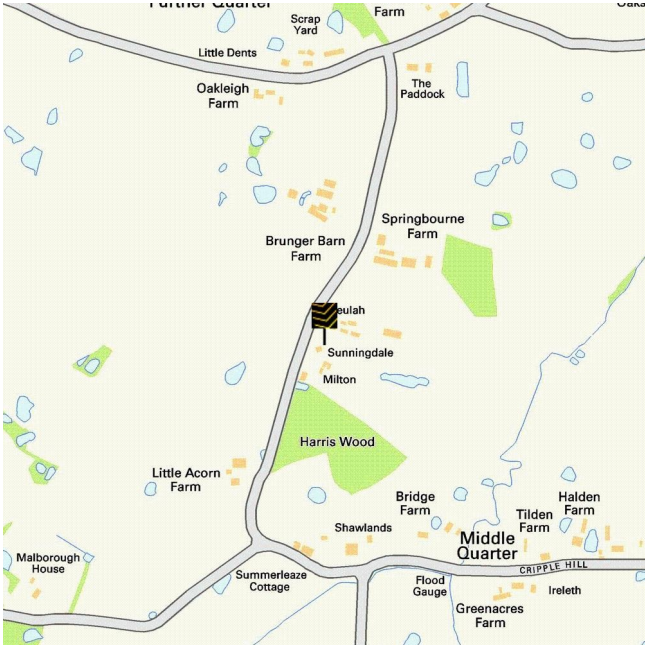


x1
Living Rooms



x1
Bathrooms

Where you are







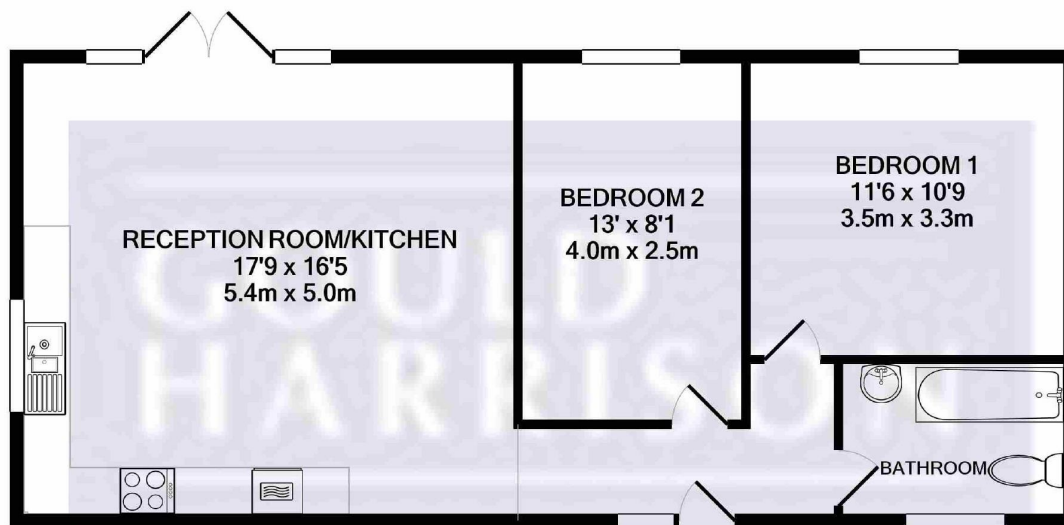
**GOULD
HARRISON**

Attractive well planned two bedroom barn conversion in lovely rural courtyard setting, attractive terrace and garden, garden shed, parking for four to six cars. One of three similar properties approached via electric gates. calor gas central heating with radiators, good sized garden.
Insurance back warranty scheme. No Chain.

- **Double glazed Front Door to:** -
- **Hallway** - Ceramic tiled floor.
- **Reception Room/Kitchen** - Ceramic tiled floor, resin 1½ bowl sink unit, range of work surfaces with drawers and cupboards under, wall cupboards, induction hob with stainless steel extractor chimney above, eye level oven, integrated fridge/freezer, dishwasher, cupboard housing Worcester calor gas boiler for central heating and domestic hot water.
5.41m x 5.00m (17'9 x 16'5)
- **Bedroom One** - Window to rear.
3.51m x 3.28m (11'6 x 10'9)
- **Bedroom Two** - Window to rear.
3.96m x 2.46m (13'0 x 8'1)
- **Bathroom** - White suite comprising panelled bath with local wall tiling and mains shower over, glass splash panel, pedestal wash hand basin and low level WC.
- **Outside** - The three properties are approached via wooden electric gates with a gravel drive leading to 2 Beulah Cottages. There is a large car parking area to the right with parking for several cars.

Paved terrace and lawn.
- **Services** - Mains water and electricity. New treatment plant for this property only.
Calor gas central heating.
- **Council Tax** - Ashford Borough Council Band: C.
- - You may download, store and use the material for your own personal use and research. You may not republish, retransmit, redistribute or otherwise make the material available to any party or make the same available on any website, online service or bulletin board of your own or of any other party or make the same available in hard copy or in any other media without the website owner's express prior written consent. The website owner's copyright must remain on all reproductions of material taken from this website.





Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
Made with Metropix ©2021

**GOULD
HARRISON**

Gould Harrison 1 Middle Row, High Street, Ashford, TN24 8SQ **01233 646411**

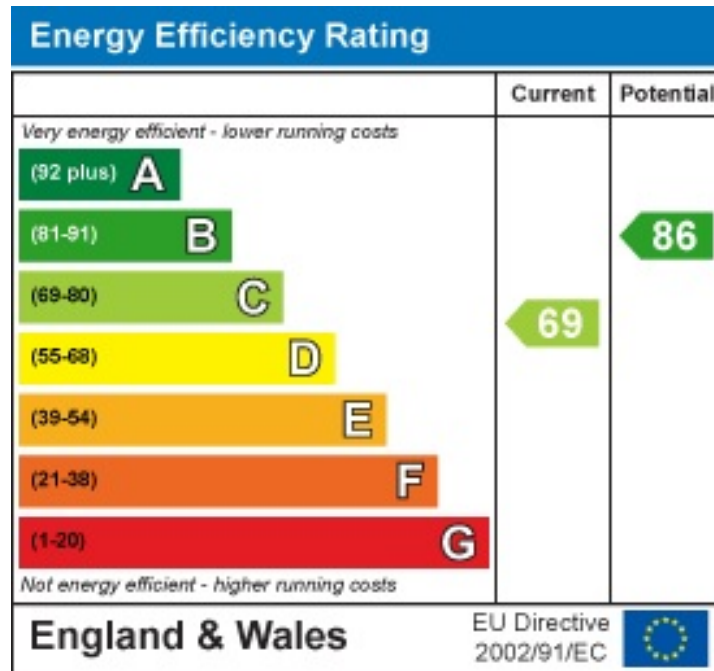
Below is the Energy Performance Certificate (EPC) for **Beulah Cottages**

Energy Performance Certificates illustrate the energy efficiency of homes on a scale from A to G. Those in Band A are the most efficient, and will usually have the lowest fuel bills.

The same scale is used to define the impact of a property on the environment. Higher rated homes will usually have less impact through carbon dioxide (CO₂) emissions.

To put this in perspective, the average property in the UK is in band D or E for both ratings.

The Certificate also makes energy saving recommendations that may help reduce future energy bills. In some cases, these can be financed under the Government's Green Deal. In effect, Green Deal offers UK home-owners a loan, which is repaid through regular electricity bills. The main loan condition (the "Golden Rule") is that the amount saved each year on energy bills should be more than the cost of annual loan repayments. Note that the loan stays with the house when owners move on.



Gould Harrison 1 Middle Row, High Street, Ashford, TN24 8SQ **01233 646411**



GOULD
HARRISON

Everything you want
to know about
local property prices



How does **Beulah Cottages** compare to the **county** and **national average**?

Whether you are selling, buying, letting or renting it is always useful to know the prices that local properties have recently sold for. The table below contains local, average and national sold prices for the period 1/6/2020 to 31/12/2020 for all types of property allowing you to get a sense of the current market conditions.

Post code / National	Detached	Semi-detached	Terraced	Flats/Maisonettes
TN26	£584923	£340761	£311438	£\$ppap.averagePostcodePricePaid.get("F")
National	£457575	£281178	£260157	£299971

Data produced by Land Registry © Crown copyright 2014.

This data covers the transactions received at Land Registry in the period 1/1/2010 to 31/12/2020. © Crown copyright 2014.



Gould Harrison 1 Middle Row, High Street, Ashford, TN24 8SQ **01233 646411**



**GOULD
HARRISON**

Everything you want
to know about
local authorities



Get to know your local authorities

Local government directly affects quality of life, particularly when it comes to council tax, planning, waste disposal and the impact of local policies. You may want to investigate how this is likely to affect you if you decide to move.

There are nearly 400 local authorities in England, with five different types of local government structure. These can be broadly divided into **single-tier** and **two-tier authorities**.

Single-tier authorities are **Metropolitan Authorities**, **London Boroughs** and **Unitary** or **Shire Authorities**.

Two-tier authorities have both a **County Council**, and a **District Council** or **City Council**.

There are also around 10,000 parish and town councils, effectively creating an additional tier in some areas - mostly, but not exclusively, in rural areas. The National Association of Local Councils (NALC) represents and works on behalf of these community councils and is a useful contact point.

The local authority locations and contact details for **Beulah Cottages** are:

Shire / County / District	Website	Address	Contact details
Ashford Borough Council (Shire District)	http://www.ashford.gov.uk	Tannery Lane, Ashford, Kent, TN23 1PL	t: 01233 637311 f: 01233 645654 e: enquiries@ashford.gov.uk
Kent County Council (Shire County)	http://www.kent.gov.uk	County Hall, Maidstone, Kent, ME14 1XQ	t: 0300 0414141 f: 01622 759905 e: county.hall@kent.gov.uk

Disclaimer: The information displayed above has been obtained using the property's postcode in proximity to its local authority. It is recommended that this information is independently verified.



Everything you want
to know about
transport links

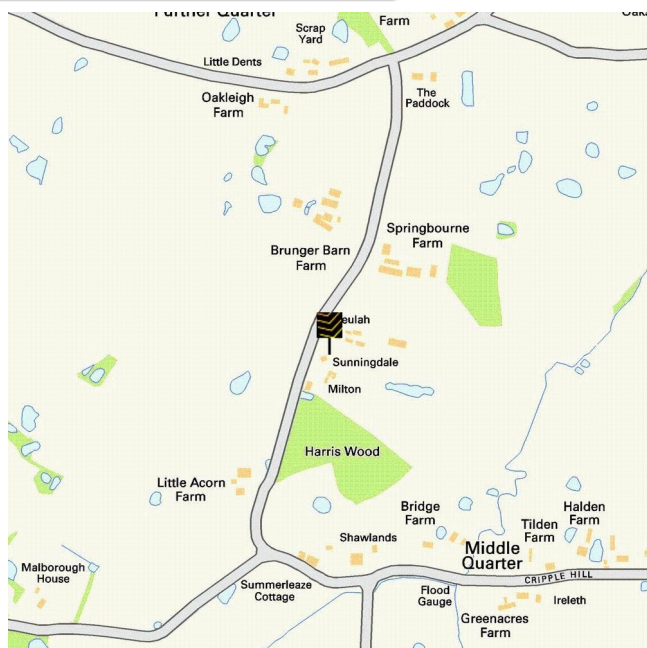




Become familiar with **public transport links**

Being able to choose to travel by public transport is important for many reasons. It helps to reduce congestion, provides access to work and education, and facilitates use of health and leisure facilities. If you or your family members travel abroad, access to the nearest ferry terminals is also likely to be a significant factor in choosing a new property. Using the maps below, you can pinpoint the precise locations of transport links for **Beulah Cottages**. Tables for each type of transport indicate the property's distance from the nearest bus stops, railway stations, coach stops and ferry terminals (providing that these facilities are within the scale proximity of the maps.)

Transport Links






	Airports	Approx Distance
	Lydd London Ashford Airport	14.93 miles
	London Southend Airport	31.26 miles
	Biggin Hill Airport	32.66 miles
	London Gatwick Airport	37.66 miles
	London City Airport	38.98 miles
	Ferry ports	Approx Distance
	Folkestone Eurotunnel Terminal	18.02 miles
	Dover Western Docks Ferry Terminal	26.5 miles
	Dover Eastern Docks Ferry Terminal	27.02 miles
	Gravesend Pier	27.04 miles
	Tilbury Ferry Terminal	27.39 miles
	Wallasea Island Ferry Landing	35.3 miles
	Burnham on Crouch Ferry Landing	35.52 miles
	Newhaven Harbour Ferry Terminal	36.06 miles

Disclaimer: The information represented in this section has been sourced from the Department of Transport's Open Data and is based on the property's postcode. It is recommended that this information is independently verified.



Gould Harrison 1 Middle Row, High Street, Ashford, TN24 8SQ **01233 646411**

	Train Stations	Approx Distance
	Pluckley Rail Station	3.43 miles
	Headcorn Rail Station	4.82 miles
	Ham Street Rail Station	7.28 miles
	Charing (Kent) Rail Station	7.44 miles
	Appledore (Kent) Rail Station	7.46 miles
	Staplehurst Rail Station	7.7 miles
	Ashford International Rail Station	7.73 miles
	Lenham Rail Station	8.25 miles
	Bus Stops	Approx Distance
	Millfield	0.79 miles
	Millfield	0.8 miles
	The Chennells	0.81 miles
	The Chennells	0.84 miles
	The Chequers	0.87 miles
	The Chequers	0.87 miles
	The Martins	1.22 miles
	The Martins	1.23 miles
	Coach Stops	Approx Distance
	Ashford (Kent): Town Centre Coach Stops	7.81 miles
	Willesborough (Ashford Kt): Hythe Rd. Coach Stop	9.31 miles
	Flimwell Coach Stop	11.97 miles
	Hurst Green: Royal George Coach Stop	12.16 miles
	Sellindge (Kent): Ashford Rd Coach Stop	13.18 miles
	Maidstone: Chequers Centre Bus Station	13.31 miles
	Lamberhurst: Chequers Coach Stop	13.55 miles
	Newingreen (Kent): Ashford Rd Coach Stop	14.5 miles

Disclaimer: The information represented in this section has been sourced from the Department of Transport's Open Data and is based on the property's postcode. It is recommended that this information is independently verified.



Gould Harrison 1 Middle Row, High Street, Ashford, TN24 8SQ **01233 646411**



GOULD
HARRISON

Everything you want
to know about
local schools

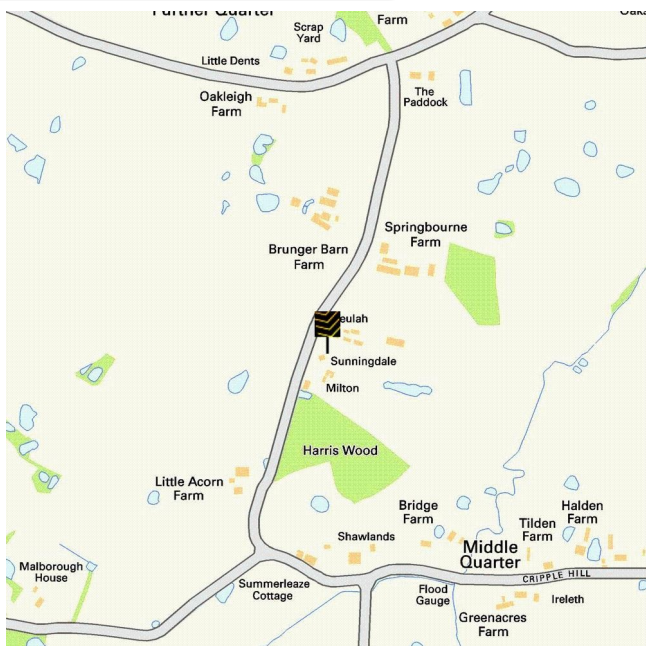


How are local schools performing?

If schools are important to you, then this section sets out the published Key Performance Indicators for schools near to your prospective new home. Key Performance Indicators look primarily at how well pupils perform in their tests and examinations, as well as some other measures like attendance.

If you want to know more about a particular school or college, you can also visit the Ofsted website <http://www.ofsted.gov.uk/inspection-reports/find-inspection-report>

Local Schools



The next page shows tables and charts divided into Key Stages and a list of respective schools local to **Beulah Cottages**. There are four main age-related Key Stages defined as:



Special schools are marked with this icon

Key Stage	Definition
Key Stage 0	Marker / indicator - no legal definition
Key Stage 1	Fits broadly with the first stage of education, i.e. ages 5-7.
Key Stage 2	Fits the later stage of primary education, often known as junior schools, i.e. ages 8-11. This takes pupils up to the standardised break at age 11 after which pupils generally change schools and transfer to secondary education.
Key Stage 3	Secondary education split between key stages 3 and 4, with key stage 3 covering ages 11-13.
Key Stage 4	Key Stage 4 (ages 14-16) covers the two year period of study for GCSE level examinations.
Key Stage 5	Beyond key stage 4 is 16+ or Sixth Form provision, sometimes unofficially referred to as Key Stage 5.

	Key Stage 0 - Name and Address	Approx Distance
	Name: Little Acorns NurseryAt High Halden Address: Church Hill, ASHFORD, Kent, TN26 3JB	0.95 miles
	Name: The Old School House Nursery Address: Ashburnham, TENTERDEN, Kent, TN30 6SR	1.54 miles
	Name: Smarden Pre School Address: School House, ASHFORD, Kent, TN27 8ND	2.51 miles
	Name: Highbury Hall Pre School Playgroup Address: Highbury Hall, TENTERDEN, Kent, TN30 6LE	3.39 miles

Disclaimer: The information represented in this section has been sourced from Experian and is based on the property's postcode.



Gould Harrison 1 Middle Row, High Street, Ashford, TN24 8SQ **01233 646411**


	Key Stage 2 - Information	Approx Distance
2	Name: High Halden Church of England Primary School Address: Church Hill, Ashford, TN26 3JB Contact Number: 01233850285 Age Range: 4-11 yrs Local Education Authority: Kent Religious Character: Church of England	0.95 miles
	Name: St Michael's Church of England Primary School Address: Ashford Road, Tenterden, TN30 6PU Contact Number: 01580763210 Age Range: 4-11 yrs Local Education Authority: Kent Religious Character: Church of England	2.06 miles
	Name: Bethersden Primary School Address: School Road, Ashford, TN26 3AH Contact Number: 01233820479 Age Range: 4-11 yrs Local Education Authority: Kent Religious Character: Does not apply	2.19 miles
	Name: Smarden Primary School Address: Pluckley Road, Ashford, TN27 8ND Contact Number: 01233770316 Age Range: 4-11 yrs Local Education Authority: Kent Religious Character: Does not apply	2.51 miles

Disclaimer: The information represented in this section has been sourced from the Department of Education's 2017 results data set and is based on the property's postcode.



Gould Harrison 1 Middle Row, High Street, Ashford, TN24 8SQ **01233 646411**


Reading, Writing and Maths

	Name	Expected	Higher
	High Halden Church of England Primary School	9.0 %	0.0 %
	St Michael's Church of England Primary School	N/A	N/A
	Bethersden Primary School	50.0 %	7.0 %
	Smarden Primary School	75.0 %	8.0 %
	Kent	59.0 %	6.0 %
	National	53.0 %	5.0 %

Primary Progress Measures




As well as actual pupil performance in tests and exams an important Key Performance Indicator is that of progress measures that compare the actual achievements of other pupils nationally with similar prior attainment. Any increase in attainment achieved by each pupil will be reflected in the schools progress scores. They are fairer to schools in challenging circumstances, as they recognise a school that is doing a good job with an intake with poor prior attainment.

Progress Measures for 2017

	Name	Progress Measures 2017		
	High Halden Church of England Primary School	Maths PM 0.6 Lower -2.5 Upper 3.7	Reading PM 3.4 Lower 6.8 Upper N/A	Writing PM -0.2 Lower -3.6 Upper 3.2
	St Michael's Church of England Primary School	Maths PM N/A Lower N/A Upper N/A	Reading PM N/A Lower N/A Upper N/A	Writing PM N/A Lower N/A Upper N/A
	Bethersden Primary School	Maths PM -3.9 Lower -6.7 Upper -1.1	Reading PM 1.6 Lower 4.9 Upper N/A	Writing PM 0.4 Lower -2.7 Upper 3.5
	Smarden Primary School	Maths PM N/A Lower N/A Upper N/A	Reading PM 12.0 Lower 15.9 Upper N/A	Writing PM 2.7 Lower -1.0 Upper 6.4

Disclaimer: The information represented in this section has been sourced from the Department of Education's 2017 results data set and is based on the property's postcode.




	Key Stage 4 - Information	Approx Distance
	Name: Homewood School and Sixth Form Centre Address: Ashford Road, Tenterden, TN30 6LT Contact Number: 01580764222 Age Range: 11-18 yrs Local Education Authority: Kent Religious Character: None	2.67 miles
	 Name: Goldwyn School Address: Godinton Lane, Ashford, TN23 3BT Contact Number: 01233622958 Age Range: 10-16 yrs Local Education Authority: Kent Religious Character: Does not apply	5.98 miles
	Name: Benenden School Address: Cranbrook Road, Cranbrook, TN17 4AA Contact Number: 01580240592 Age Range: 10-19 yrs Local Education Authority: Kent Religious Character: None	6.36 miles
	 Name: The Wyvern School (Buxford) Address: Great Chart Bypass, Ashford, TN23 4ER Contact Number: 01233621302 Age Range: 3-19 yrs Local Education Authority: Kent Religious Character: Does not apply	6.42 miles

Disclaimer: The information represented in this section has been sourced from the Department of Education's 2017 results data set and is based on the property's postcode.




Gould Harrison 1 Middle Row, High Street, Ashford, TN24 8SQ **01233 646411**

Percentage of pupils achieving 5+ A*-C/9-4 or equivalents including 9-4 in both English and mathematics GCSEs

	Name	2017	2016	2015	2014
	Homewood School and Sixth Form Centre	45.0 %	41.0 %	50.0 %	46.0 %
	Goldwyn School	0.0 %	2.0 %	0.0 %	0.0 %
	Benenden School	0.0 %	1.0 %	0.0 %	0.0 %
	The Wyvern School (Buxford)	N/A	N/A	N/A	0.0 %
	Kent	59.9 %	59.0 %	57.4 %	58.1 %
	National	56.6 %	53.5 %	53.8 %	53.4 %

Disclaimer: The information represented in this section has been sourced from the Department of Education's 2017 results data set and is based on the property's postcode.


Average number of GCSE entries per pupil

	Name	Number
	Homewood School and Sixth Form Centre	8.4
	Goldwyn School	2.7
	Benenden School	3.7
	The Wyvern School (Buxford)	N/A
	Kent	8.5
	National	8.2

Disclaimer: The information represented in this section has been sourced from the Department of Education's 2017 results data set and is based on the property's postcode.



Gould Harrison 1 Middle Row, High Street, Ashford, TN24 8SQ **01233 646411**

	Key Stage 5 - Information	Approx Distance
	Name: Homewood School and Sixth Form Centre Address: Ashford Road, Tenterden, TN30 6LT Contact Number: 01580764222 Age Range: 11-18 yrs Local Education Authority: Kent Religious Character: None	2.67 miles
	Name: Benenden School Address: Cranbrook Road, Cranbrook, TN17 4AA Contact Number: 01580240592 Age Range: 10-19 yrs Local Education Authority: Kent Religious Character: None	6.36 miles
	Name: The John Wallis Church of England Academy Address: Millbank Road, Ashford, TN23 3HG Contact Number: 01233623465 Age Range: 3-19 yrs Local Education Authority: Kent Religious Character: Church of England	6.64 miles
	Name: Cranbrook School Address: Waterloo Road, Cranbrook, TN17 3JD Contact Number: 01580711800 Age Range: 11-18 yrs Local Education Authority: Kent Religious Character: Christian Admission Policy: Selective	7.28 miles

Disclaimer: The information represented in this section has been sourced from the Department of Education's 2017 results data set and is based on the property's postcode.



Gould Harrison 1 Middle Row, High Street, Ashford, TN24 8SQ **01233 646411**

Percentage of A level students achieving at least three levels at grades AAB or better, at least two of which are in facilitating subjects

	Name	%
	Homewood School and Sixth Form Centre	1.0 %
	Benenden School	36.0 %
	The John Wallis Church of England Academy	0.0 %
	Cranbrook School	26.2 %
	Kent	15.3 %
	National	17.0 %

Disclaimer: The information represented in this section has been sourced from the Department of Education's 2017 results data set and is based on the property's postcode.

As well as actual pupil performance in tests and exams, an important Key Performance Indicator is that of Value Added. When pupils start a school, they all have varying levels of ability and social advantage. A school's Value Added score measures how much progress they have made from the beginning to the end of their compulsory secondary education (i.e. between the end of Key Stage 2 and the end of Key Stage 4). It is a quick measurement of the effect of a school on its pupils.

	Name	Value Added
	Homewood School and Sixth Form Centre	-0.2
	Benenden School	0.1
	The John Wallis Church of England Academy	-0.3
	Cranbrook School	0.1



Gould Harrison 1 Middle Row, High Street, Ashford, TN24 8SQ **01233 646411**



**GOULD
HARRISON**

Everything you want
to know about
local health services



How **local** are the **health services**?

We all want good access to local health facilities, wherever we live. To see how well **Beulah Cottages** is served, we have set out below the exact locations of hospitals, Accident & Emergency centres, GPs, pharmacies, dentists, out-of-hours medical care and walk-in clinics. Where it's available, you will find more detailed information, including the names of practitioners and their contact details.

	Hospitals	Approx Distance
	William Harvey Hospital (ashford), Kennington Road, Ashford, Kent, TN24 0LZ	9.38 miles
	A&E	Approx Distance
	William Harvey Hospital (ashford), Kennington Road, Ashford, Kent, TN24 0LZ	9.38 miles
	Walk-in Clinics	Approx Distance
	Dr Dodds & Partners, Ivy Court, Kent, TN30 6RB	3.29 miles

Disclaimer: The information represented in this section has been sourced from the Department of Health's Open Data and is based on the property's postcode.

	GPs	Approx Distance
	IVY COURT, IVY COURT SURGERY, KENT, TN30 6RB	3.29 miles
	WOODCHURCH SURGERY, THE SURGERY, KENT, TN26 3SF	4.13 miles
	HEADCORN, HEADCORN SURGERY, KENT, TN27 9QL	5.07 miles
	SINGLETON MEDICAL CENTRE, SINGLETON MEDICAL CENTRE, KENT, TN23 5GR	6.12 miles

Disclaimer: The information represented in this section has been sourced from the Department of Health's Open Data and is based on the property's postcode.

	Dental Surgeons	Approx Distance
	Easy Smile Dental Centre, Chain House, TENTERDEN, Kent, TN30 6AD	3.18 miles
	Kevan Baker, 138 High Street, TENTERDEN, Kent, TN30 6HT	3.4 miles
	Woodbury Dental & Laser Clinic, 149 High Street, TENTERDEN, Kent, TN30 6JS	3.46 miles
	The Wealden Dental Practice, 25 Station Road, ASHFORD, Kent, TN27 9SB	4.91 miles
	Singleton Dental Practice, 10 The Singleton Centre, ASHFORD, Kent, TN23 5GR	6.12 miles

Disclaimer: The information represented in this section has been sourced from Experian and is based on the property's postcode.



Gould Harrison 1 Middle Row, High Street, Ashford, TN24 8SQ **01233 646411**





GOULD
HARRISON

Everything you want
to know about
local amenities



What about **local amenities**?

There are a number of local amenities on offer in the area around **Beulah Cottages**. The tables below give the addresses of local shops, restaurants, pubs, gyms and even golf clubs.

	Local Grocers and Convenience Stores	Approx Distance
	Costcutter, 2 High Street, ASHFORD, Kent, TN27 8AH	2.66 miles
	Ar & Gm Bush, High Bank Farm, TENTERDEN, Kent, TN30 7DH	3.9 miles
	Four Seasons Fruit & Vegetables Ltd, 28A High Street, ASHFORD, Kent, TN27 9NE	5.07 miles
	Acorns Village Stores, Acorns, CRANBROOK, Kent, TN17 2DD	5.15 miles
	Stanhope Minimarket, 192 Speldhurst Close, ASHFORD, Kent, TN23 5TS	6.39 miles
	Supermarkets	Approx Distance
	Waitrose Ltd, Sayers Lane, TENTERDEN, Kent, TN30 6BW	3.28 miles
	Tesco Superstore, Highbury Works, TENTERDEN, Kent, TN30 7LN	3.59 miles
	Sainsbury's Supermarkets Ltd, The Foreman Centre, ASHFORD, Kent, TN27 9NE	5.07 miles
	Tesco Superstore, Moatfield Meadow, ASHFORD, Kent, TN23 3LU	7.01 miles
	Waitrose, Repton Park, ASHFORD, Kent, TN23 3RT	7.23 miles

Disclaimer: The information represented in this section has been sourced from Experian and is based on the property/s postcode.

	Nightclubs	Approx Distance
	Club Horizon, 48 Ferry Road, RYE, East Sussex, TN31 7DN	11.34 miles
	Lockmeadow Entertainment Centre, Barker Road, MAIDSTONE, Kent, ME16 8SF	13.38 miles
	Coffee Romba, Gabriels Hill, MAIDSTONE, Kent, ME15 6JJ	13.39 miles
	Beluga, 73 Bank Street, MAIDSTONE, Kent, ME14 1SN	13.46 miles
	Source Bar, 4-6 Rose Yard, MAIDSTONE, Kent, ME14 1HN	13.53 miles
	Pubs / Bars / Inns	Approx Distance
	The Chequers On The Green, High Halden, ASHFORD, Kent, TN26 3LP	0.85 miles
	The Crown, Ashford Road, TENTERDEN, Kent, TN30 6DJ	2.16 miles
	The Flying Horse, Cage Lane, ASHFORD, Kent, TN27 8QD	2.44 miles
	The George, The Street, ASHFORD, Kent, TN26 3AG	2.45 miles
	The Fat Ox - Shepherd Neame Pubs, Ashford Road, TENTERDEN, Kent, TN30 6BT	2.45 miles
	Wine Bars	Approx Distance
	Banks Wine Bar, 76 Bank Street, MAIDSTONE, Kent, ME14 1SJ	13.46 miles
	Bar Chocolate, Market Buildings, MAIDSTONE, Kent, ME14 1HP	13.53 miles
	Sniff & Spit, 132 Milward Road, HASTINGS, East Sussex, TN34 3RT	18.21 miles
	Porters Wine Bar, 56 High Street, HASTINGS, East Sussex, TN34 3EN	18.48 miles
	Pissarro's, 10 South Terrace, HASTINGS, East Sussex, TN34 1SA	18.52 miles
	Restaurants	Approx Distance
	Raja Of Kent, Biddenden Road, TENTERDEN, Kent, TN30 6SX	1.32 miles
	Mumbai Gate, Royal Standard, ASHFORD, Kent, TN26 3LF	1.62 miles
	Mouchak, 11 Grange Road, TENTERDEN, Kent, TN30 6DL	2.17 miles
	Meat In Flame, 11 Grange Road, TENTERDEN, Kent, TN30 6DL	2.17 miles
	Gram Spice, 5-7 Headcorn Road, ASHFORD, Kent, TN27 8JA	2.51 miles
	Golf Club / Courses / Professionals	Approx Distance
	Chart Hills Golf Club, Biddenden, ASHFORD, Kent, TN27 8JX	2.66 miles
	Tenterden Golf Club, Woodchurch Road, TENTERDEN, Kent, TN30 7DR	2.8 miles
	Great Chart Golf & Leisure, Bridge Farm, ASHFORD, Kent, TN23 3BW	5.0 miles
	Ashford Golf Club, Sandyhurst Lane, Ashford, Kent, TN25 4NT	7.68 miles
	Hawkhurst Golf & Squash Club, High Street, CRANBROOK, Kent, TN18 4JS	9.8 miles

Disclaimer: The information represented in this section has been sourced from Experian and is based on the property's postcode.

**GOULD
HARRISON**

	Places of Worship	Approx Distance
	Jehovah's Witnesses, St Michaels Court, TENTERDEN, Kent, TN30 6SY	1.27 miles
	Bethersden Vicarage, Bull Lane, ASHFORD, Kent, TN26 3HA	1.96 miles
	Trinity Baptist Church, Ashford Road, TENTERDEN, Kent, TN30 6LR	2.89 miles
	St Andrew s Catholic Church, Ashford Road, TENTERDEN, Kent, TN30 6LL	3.02 miles
	Tenterden Methodist Church, West Cross, TENTERDEN, Kent, TN30 6JL	3.49 miles
	Banks / Financial Institutions	Approx Distance
	Lloyds Bank, 6 High Street, TENTERDEN, Kent, TN30 6AP	3.25 miles
	Santander, 32 High Street, TENTERDEN, Kent, TN30 6AW	3.28 miles
	Natw est, 58 High Street, TENTERDEN, Kent, TN30 6AX	3.32 miles
	Hsbc Bank Plc, 59 High Street, TENTERDEN, Kent, TN30 6BE	3.35 miles
	Natw est, 59 High Street, ASHFORD, Kent, TN27 9QA	5.03 miles
	DIY Stores	Approx Distance
	Stanley George, 1-5 Grange Road, TENTERDEN, Kent, TN30 6DL	2.17 miles
	Webbs Ironmongery Stores Ltd, 45-51 High Street, TENTERDEN, Kent, TN30 6BH	3.33 miles
	Headcorn Hardw are Ltd, 51 High Street, ASHFORD, Kent, TN27 9NL	5.07 miles
	Dad, Unit 12-15, ASHFORD, Kent, TN23 6LL	7.19 miles
	Hinges & Brackets, 107 Beaver Road, ASHFORD, Kent, TN23 7SG	7.34 miles
	Hotels	Approx Distance
	Little Acorns Therapeutic Unit, London Beach Farm, TENTERDEN, Kent, TN30 6SR	1.54 miles
	Little Silver Country Hotel, Ashford Road, TENTERDEN, Kent, TN30 6SP	1.76 miles
	Country Hotel Spa & Golf Club, Ashford Road, TENTERDEN, Kent, TN30 6HX	1.84 miles
	Elvey Farm, Elvey, ASHFORD, Kent, TN27 0SU	4.7 miles
	Holiday Inn, A20 Maidstone Road, ASHFORD, Kent, TN26 1AR	6.88 miles
	Theatres / Concert Halls	Approx Distance
	Haslet Theatre, Earl Street, MAIDSTONE, Kent, ME14 1PL	13.55 miles
	Arden Theatre, Leslie Smith Drive, FAVERSHAM, Kent, ME13 8PW	15.98 miles
	The Stables Theatre, The Bourne, HASTINGS, East Sussex, TN34 3BD	18.34 miles
	Fhods, The Tow er Theatre, FOLKESTONE, Kent, CT20 3HL	18.84 miles
	Assembly Hall Theatre, Crescent Road, TUNBRIDGE WELLS, Kent, TN1 2LU	19.02 miles

Disclaimer: The information represented in this section has been sourced from Experian and is based on the property's postcode.



	Cinemas	Approx Distance
	Cineworld, Eureka Leisure Park, ASHFORD, Kent, TN25 4BN	7.95 miles
	Kino Digital, Victoria Hall, CRANBROOK, Kent, TN18 4ET	9.61 miles
	Kino Digital, Lion Street, RYE, East Sussex, TN31 7LB	11.42 miles
	Odeon Cinemas Ltd, Lockmeadow, MAIDSTONE, Kent, ME16 8RG	13.31 miles
	Odeon Cinema, Lockmeadow, MAIDSTONE, Kent, ME16 8DW	13.42 miles
	Leisure Centres	Approx Distance
	Tenterden Leisure Centre Trust, Recreation Ground Road, TENTERDEN, Kent, TN30 6RA	3.33 miles
	Kingsnorth Recreation Centre, Field View, ASHFORD, Kent, TN23 3NZ	6.93 miles
	Ashford International Sports & Social Club Ltd, 181 Beaver Road, ASHFORD, Kent, TN23 7SG	7.34 miles
	The Weald Sports Centre, Angley Road, CRANBROOK, Kent, TN17 2PN	7.48 miles
	Fusion-lifestyle, The Weald Sports Centre, CRANBROOK, Kent, TN17 2PN	7.48 miles
	Newsagents	Approx Distance
	St Michaels Fish & Chips, Ashford Road, TENTERDEN, Kent, TN30 6BT	2.45 miles
	Mccolls, 2 Stanhope Court, ASHFORD, Kent, TN23 5EW	6.55 miles
	Martins, Brookfield Post Office, ASHFORD, Kent, TN23 5ER	6.68 miles
	Dog World, Williamson House, ASHFORD, Kent, TN23 6LW	7.17 miles
	Western Horse Uk, The House on The Hill, CRANBROOK, Kent, TN17 2LL	7.29 miles
	Post Offices	Approx Distance
	Smardon Post Office & Stores, The Street, ASHFORD, Kent, TN27 8NA	2.49 miles
	Tenterden Sub Post Office, 2 Manor Row, TENTERDEN, Kent, TN30 6HP	3.37 miles
	Woodchurch Post Office, 13 Front Road, ASHFORD, Kent, TN26 3PA	3.86 miles
	Pluckley Post Office, The Street, ASHFORD, Kent, TN27 0QT	4.63 miles
	Post Office Ltd, Frittenden, CRANBROOK, Kent, TN17 2EJ	5.1 miles

Disclaimer: The information represented in this section has been sourced from Experian and is based on the property's postcode.



Gould Harrison 1 Middle Row, High Street, Ashford, TN24 8SQ **01233 646411**



GOULD
HARRISON

Everything you want
to know about
local policing



Understanding who polices your neighbourhood

When you move to a new area, you want to know the arrangements for local community policing. See below for essential information about police services near to **Beulah Cottages**. We have included location and contact details for the police station and wherever possible, details of police officers assigned to the area.

Your policing neighbourhood

The name of your policing neighbourhood is **\$lpn.name** and it has a population of **\$lpn.population**.

Your Local Policing Team			
Name	Rank	Tel No.	E-mail
Disclaimer: The information represented in this section has been sourced from data.police.uk.			
Disclaimer: The information represented in this section has been sourced from data.police.uk.			



Gould Harrison 1 Middle Row, High Street, Ashford, TN24 8SQ 01233 646411



GOULD
HARRISON

Everything you want
to know about
your community



Understanding the demographics of the local community

Census statistics can be used to build up a detailed snapshot of the population and its composition. We can see how the population is differentiated by age, employment status, education, and so on at a particular point in time. In this section we have extracted information specific to the local area for **Beulah Cottages** and compared it with information for all citizens of the UK so that you can better understand the character of your prospective local community.

The below tables allow you to make a comparison between your prospective local vicinity (Output Area) and National results. An Output Area is the lowest geographical level that census statistics are provided. They are formed from adjacent postcodes with the minimum size being 40 residential households up to a recommended size of 125 households. Urban/rural mixes are avoided where possible.

Age Profile

The below table provides an age breakdown of the local population which will help give you an understanding of how your prospective new area's age distribution compares against the national average.

	Output Area	National
0-4	5.23% (8)	5.96% (2926238)
5-14	11.76% (18)	12.93% (6351576)
15-24	7.84% (12)	12.18% (5985323)
25-34	9.8% (15)	14.36% (7054271)
35-44	12.42% (19)	14.94% (7341900)
45-54	15.69% (24)	13.22% (6494262)
55-64	19.61% (30)	10.54% (5177261)
65-74	11.76% (18)	8.35% (4102841)
75-84	3.92% (6)	5.6% (2751135)
>85	1.96% (3)	1.94% (954024)

Education Profile

The below table provides an education breakdown of the local population which will help give you an understanding of how your prospective new area's educational profile compares against the county and national average. The levels used are designed as:

- **Level 1** - 1-4 O Levels/CSE/GCSEs (any grades), Entry Level, Foundation Diploma, NVQ level 1, Foundation GNVQ, Basic/Essential Skills
- **Level 2** - 5+ O Level (Passes)/CSEs (Grade 1)/GCSEs (Grades A*-C), School Certificate, 1 A Level/2-3 AS Levels/VCEs, Intermediate/Higher Diploma, Intermediate Diploma, NVQ level 2, Intermediate GNVQ, City and Guilds Craft, BTEC First/General Diploma, RSA Diploma Apprenticeship
- **Level 3** - 2+ A Levels/VCEs, 4+ AS Levels, Higher School Certificate, Progression/Advanced Diploma, NVQ Level 3; Advanced GNVQ, City and Guilds Advanced Craft, ONC, OND, BTEC National, RSA Advanced Diploma
- **Level 4+** - Degree (for example BA, BSc), Higher Degree (for example MA, PhD, PGCE), NVQ Level 4-5, HNC, HND, RSA Higher Diploma, BTEC Higher level, Foundation degree, Professional qualifications (for example teaching, nursing, accountancy)

	Output Area	National
None	26.09% (30)	28.85% (10251674)
Level 1	13.91% (16)	16.63% (5909093)
Level 2	21.74% (25)	19.36% (6877530)
Level 3	12.17% (14)	8.34% (2962282)
Level 4 or 5	22.61% (26)	19.9% (7072052)
Unknown	3.48% (4)	6.92% (2459460)

Disclaimer: The information represented in this section has been sourced from The Office for National Statistics.

Employment Profile

The below table provides an employment breakdown of the local population which will help give you an understanding of how your prospective new area's employment compares against the county and national average.

	Output Area	National
Employee part time	9.73% (11)	11.81% (4196041)
Employee full time	32.74% (37)	40.81% (14499241)
Self employed part time	7.96% (9)	1.95% (694033)
Self employed full time	20.35% (23)	6.36% (2260955)
Unemployed	0.0% (0)	3.35% (1188855)
Full time students	2.65% (3)	2.58% (917582)
Student	2.65% (3)	4.67% (1660564)
Retired	14.16% (16)	13.54% (4811595)
Looking after home family	7.08% (8)	6.52% (2316229)
Permanently sick/disabled	0.0% (0)	5.3% (1884901)
Other	2.65% (3)	3.1% (1102095)

Disclaimer: The information represented in this section has been sourced from The Office for National Statistics.

GOULD
HARRISON

