

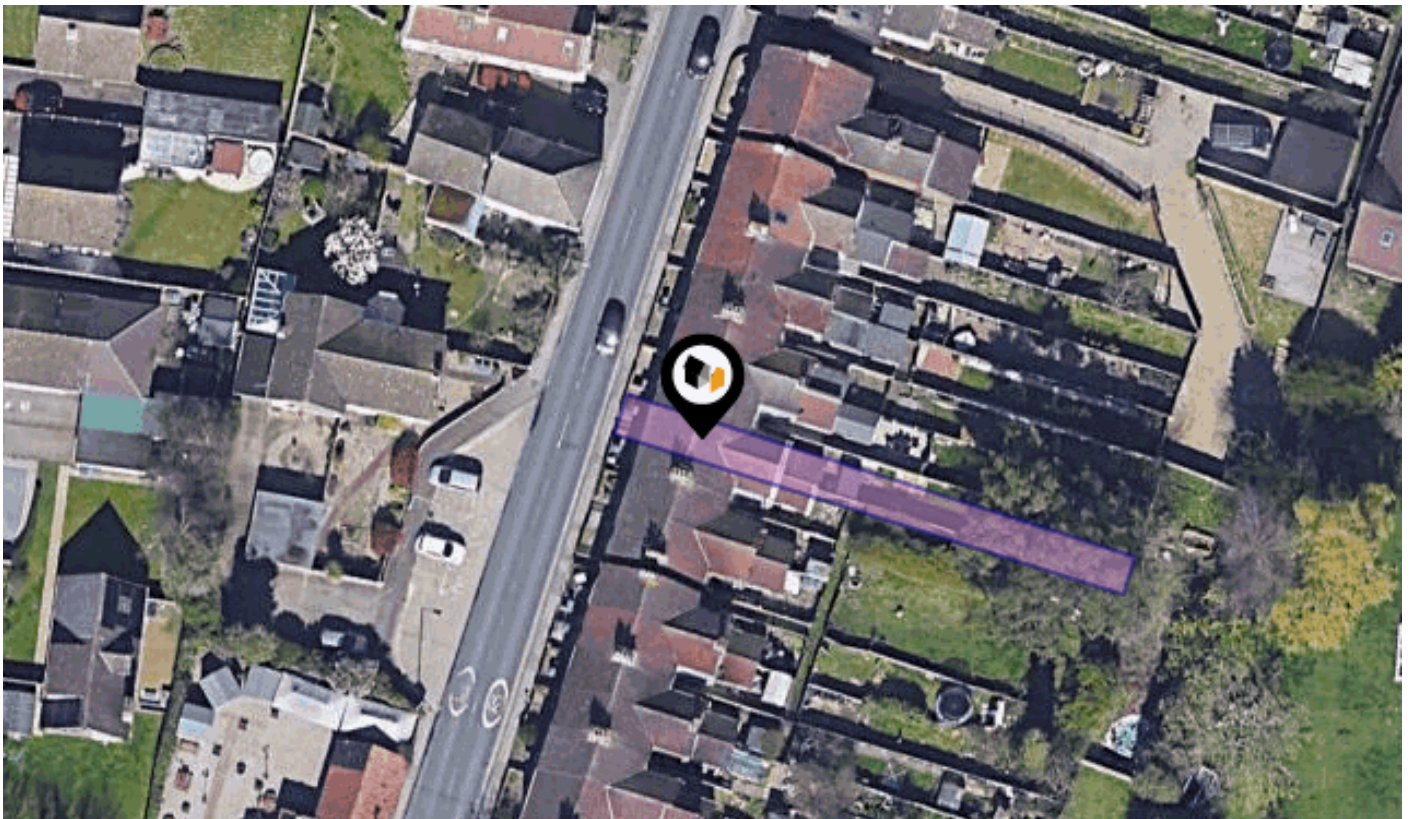


See More Online

KPF: Key Property Facts

An Analysis of This Property & The Local Area

Saturday 29th November 2025



OULTON STREET, OULTON, LOWESTOFT, NR32

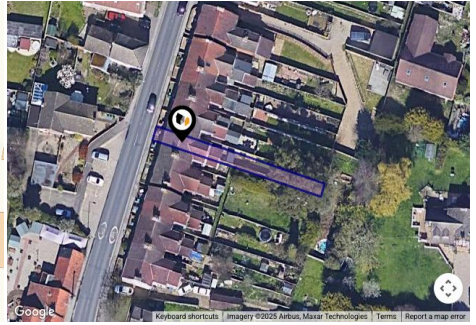
Howards

164-166 London Road North, Lowestoft, Suffolk, NR32 1HB

01502 464412

lowestoft.lettings@howards.co.uk















www.howards.co.uk

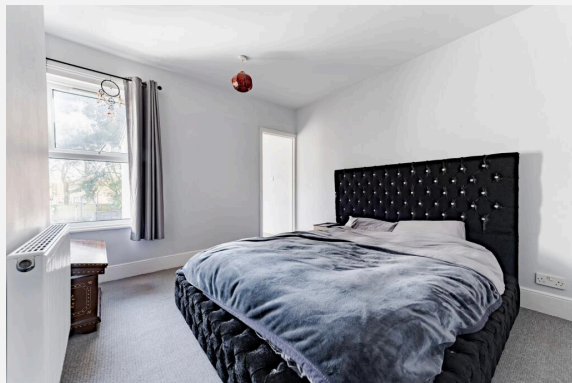
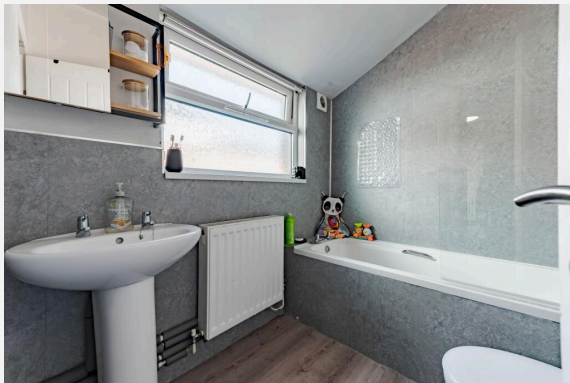


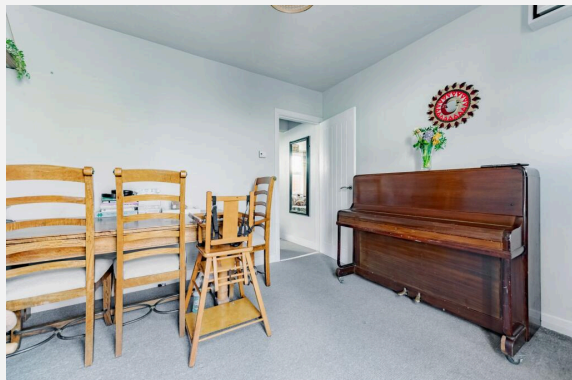
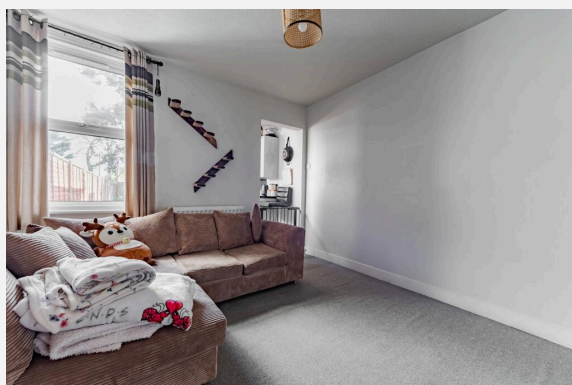
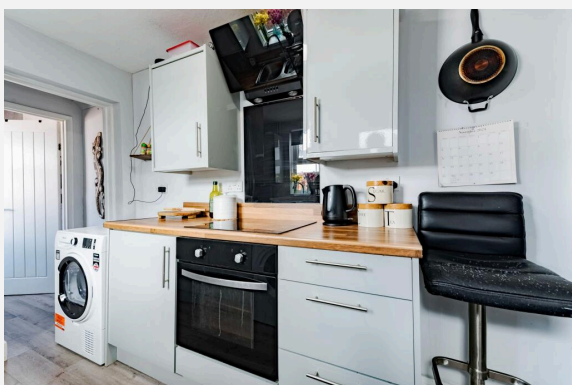
Property

| | | | |
|-------------------------|---|----------------|----------|
| Type: | Terraced House | Tenure: | Freehold |
| Bedrooms: | 3 | | |
| Floor Area: | 764 ft ² / 71 m ² | | |
| Plot Area: | 0.04 acres | | |
| Year Built : | Before 1900 | | |
| Council Tax : | Band A | | |
| Annual Estimate: | £1,482 | | |
| Title Number: | SK82042 | | |

Local Area

| | | | | |
|---|---|---|---|---|
| Local Authority: | Suffolk | Estimated Broadband Speeds (Standard - Superfast - Ultrafast) | | |
| Conservation Area: | No | | | |
| Flood Risk: | | | | |
| • Rivers & Seas | Very low | 4 mb/s | 80 mb/s | 1800 mb/s |
| • Surface Water | Low |  |  |  |
| Mobile Coverage: (based on calls indoors) | | Satellite/Fibre TV Availability: | | |
|  |  |  |  |  |
|  |  |  |  |  |
| | | | |  |

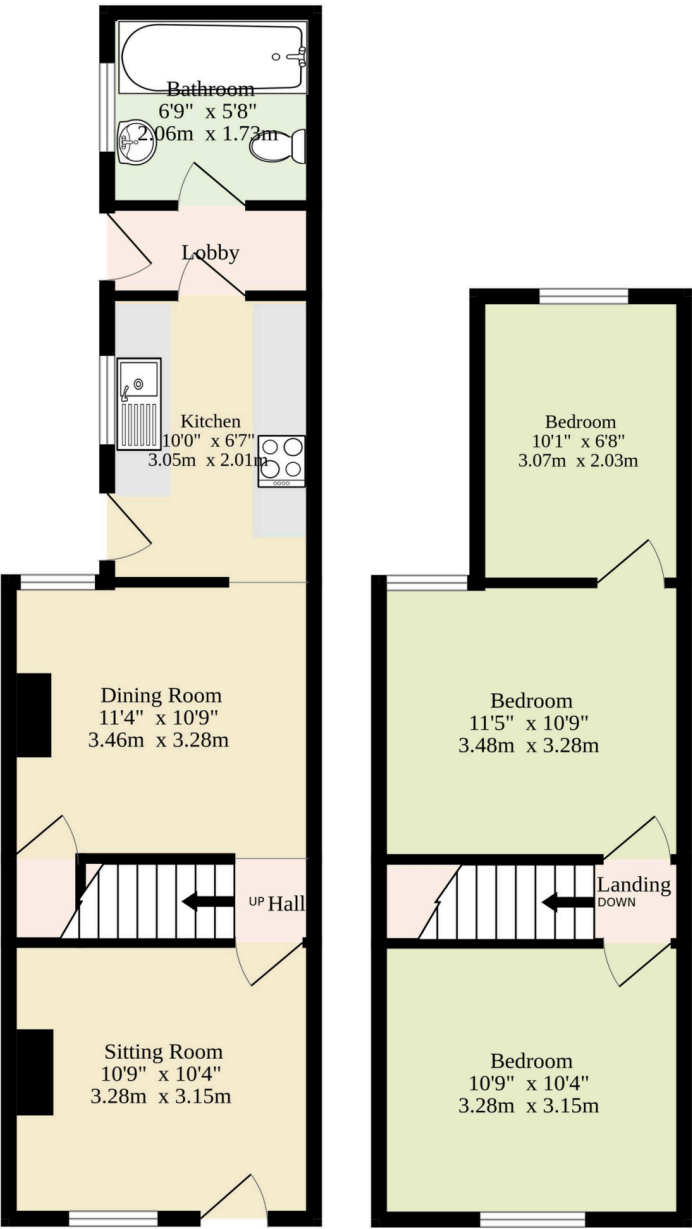




OULTON STREET, OULTON, LOWESTOFT, NR32

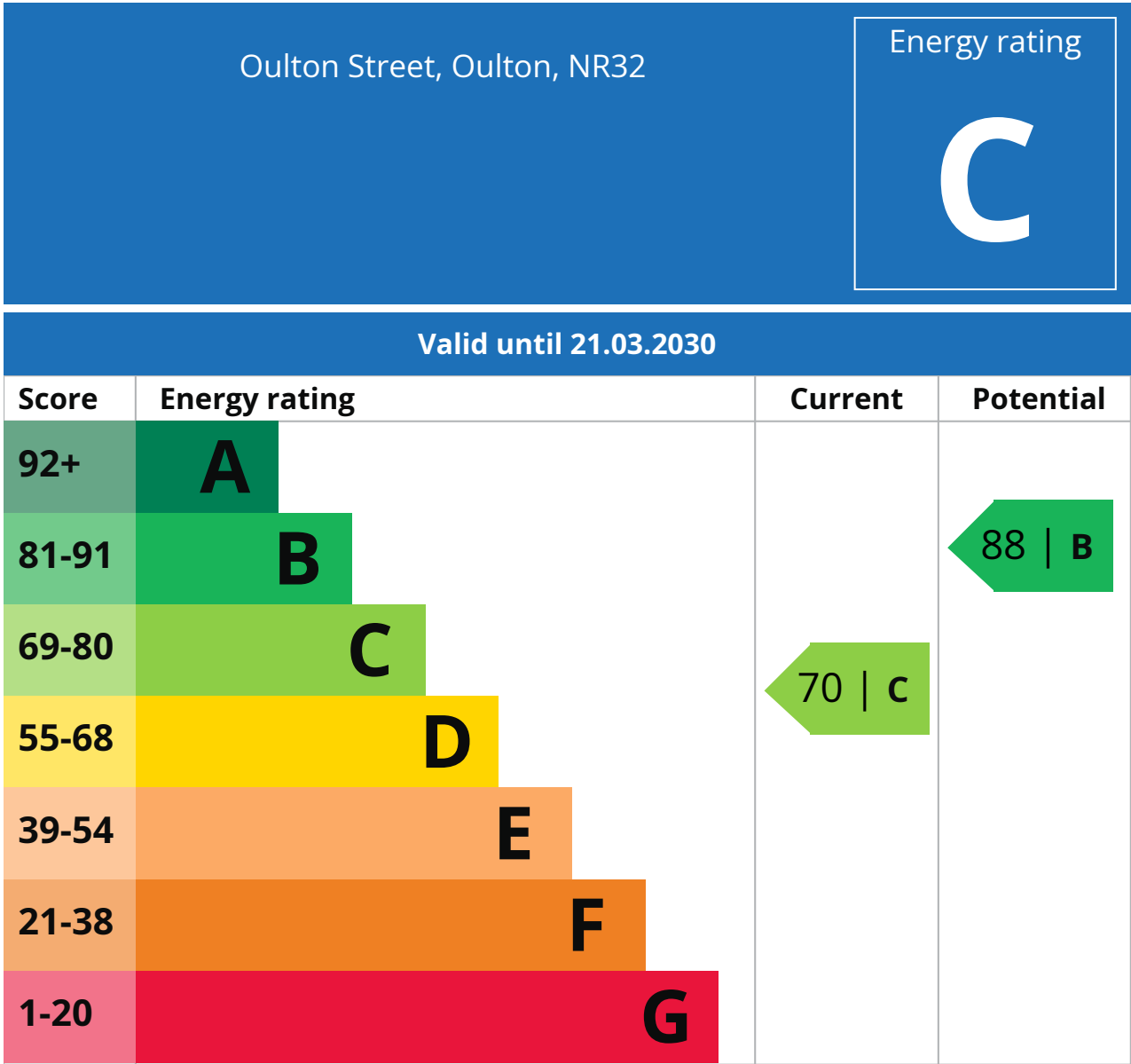
Ground Floor
365 sq.ft. (33.9 sq.m.) approx.

1st Floor
314 sq.ft. (29.2 sq.m.) approx.



TOTAL FLOOR AREA : 679 sq.ft. (63.1 sq.m.) approx.

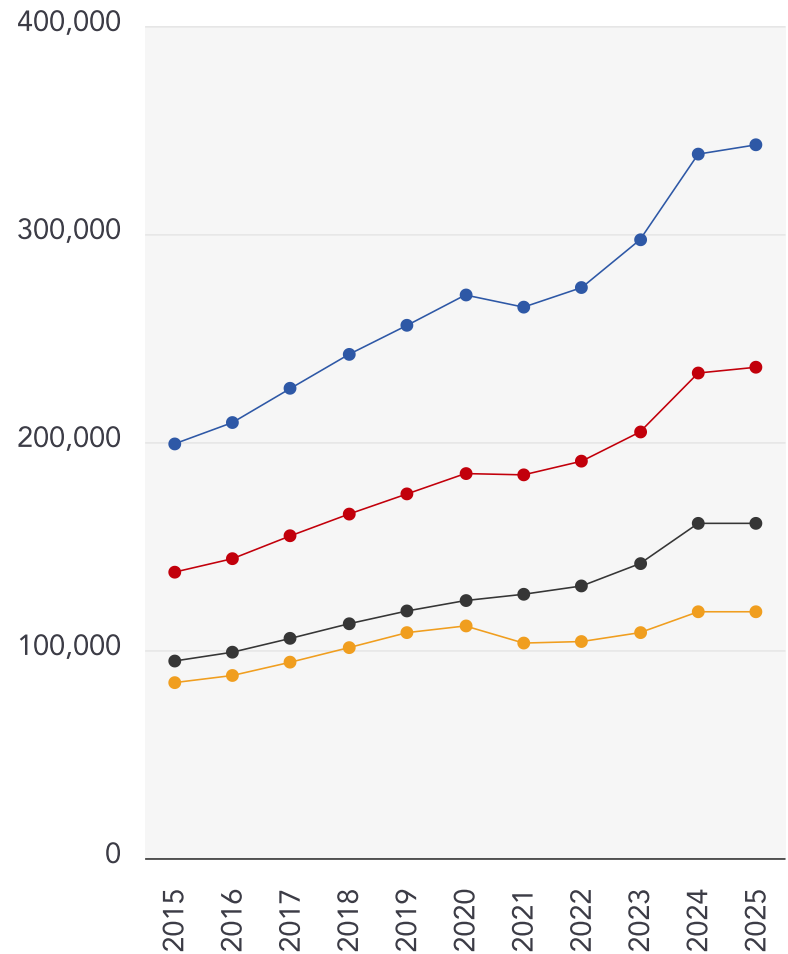
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used 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 ©2025



Additional EPC Data

| | |
|-------------------------------------|--|
| Property Type: | House |
| Build Form: | Mid-Terrace |
| Transaction Type: | Rental (private) |
| Energy Tariff: | Single |
| Main Fuel: | Mains gas (not community) |
| Main Gas: | Yes |
| Flat Top Storey: | No |
| Top Storey: | 0 |
| Glazing Type: | Double glazing installed during or after 2002 |
| Previous Extension: | 2 |
| Open Fireplace: | 0 |
| Ventilation: | Natural |
| Walls: | Solid brick, as built, no insulation (assumed) |
| Walls Energy: | Very Poor |
| Roof: | Pitched, 200 mm loft insulation |
| Roof Energy: | Good |
| 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 57% of fixed outlets |
| Floors: | Suspended, no insulation (assumed) |
| Total Floor Area: | 71 m ² |

10 Year History of Average House Prices by Property Type in NR32



Detached

+72.22%

Semi-Detached

+71.67%

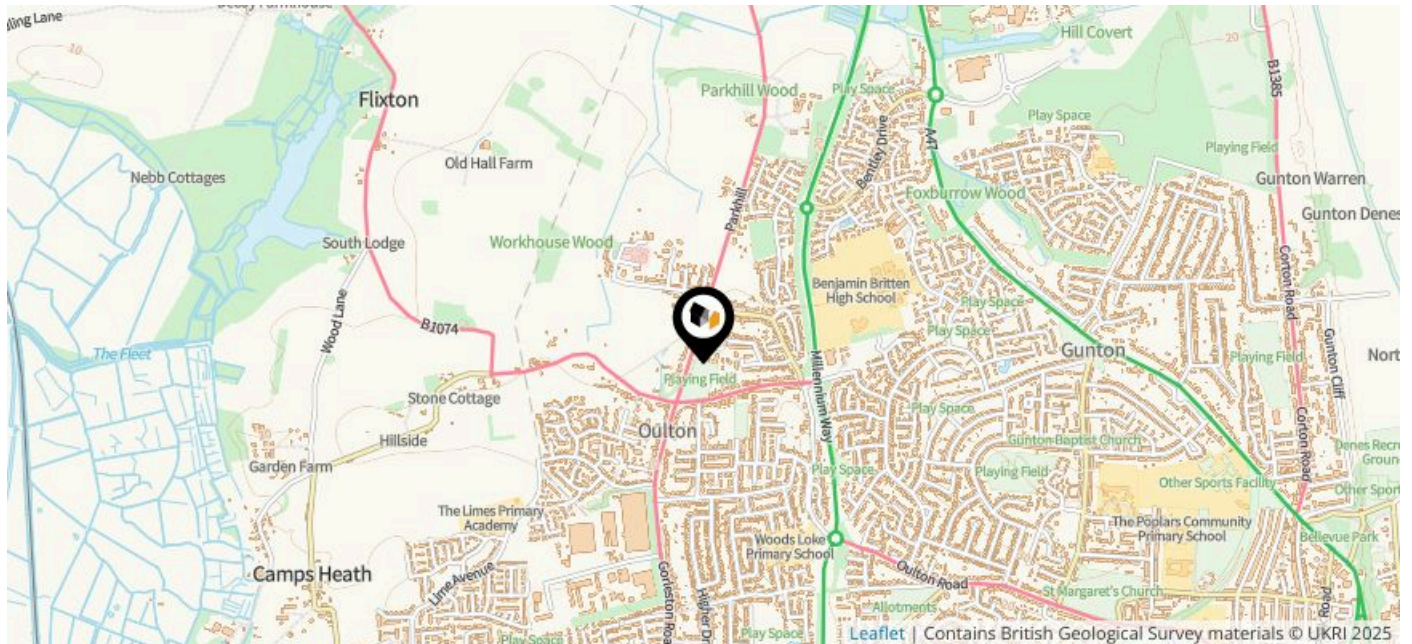
Terraced

+69.85%

Flat

+40.39%

This map displays nearby coal mine entrances and their classifications.



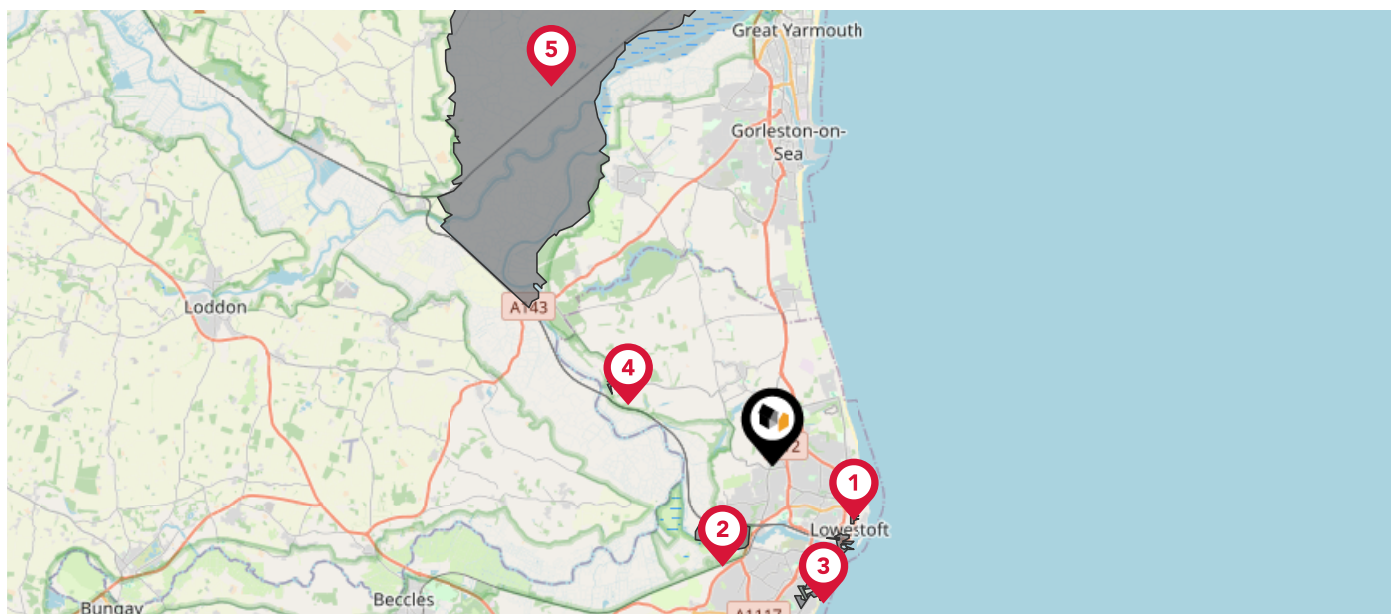
Mine Entry

- ✕ Adit
- ✕ Gutter Pit
- ✕ Shaft

The Coal Authority has records of over 175,000 mine entries within the UK captured in the National Coal Mining database, derived from sources including abandonment plans, geological and topographical plans.

Coal mining activity is recorded as far back as the 13th century, but prior to 1872 there was no requirement to deposit abandonment plans. It is therefore believed there may be many unrecorded mine entries of which the Authority has no information or knowledge. These entries do not, therefore, appear within the Authority's national dataset as shown on this map.

This map displays nearby official conservation areas. Every local authority in England has at least one conservation area. Most are designated by the Council as the local planning authority, though Historic England and the Secretary of State also have the power to create them.



Nearby Conservation Areas



North Lowestoft



Oulton Broad



South Lowestoft and Kirkley

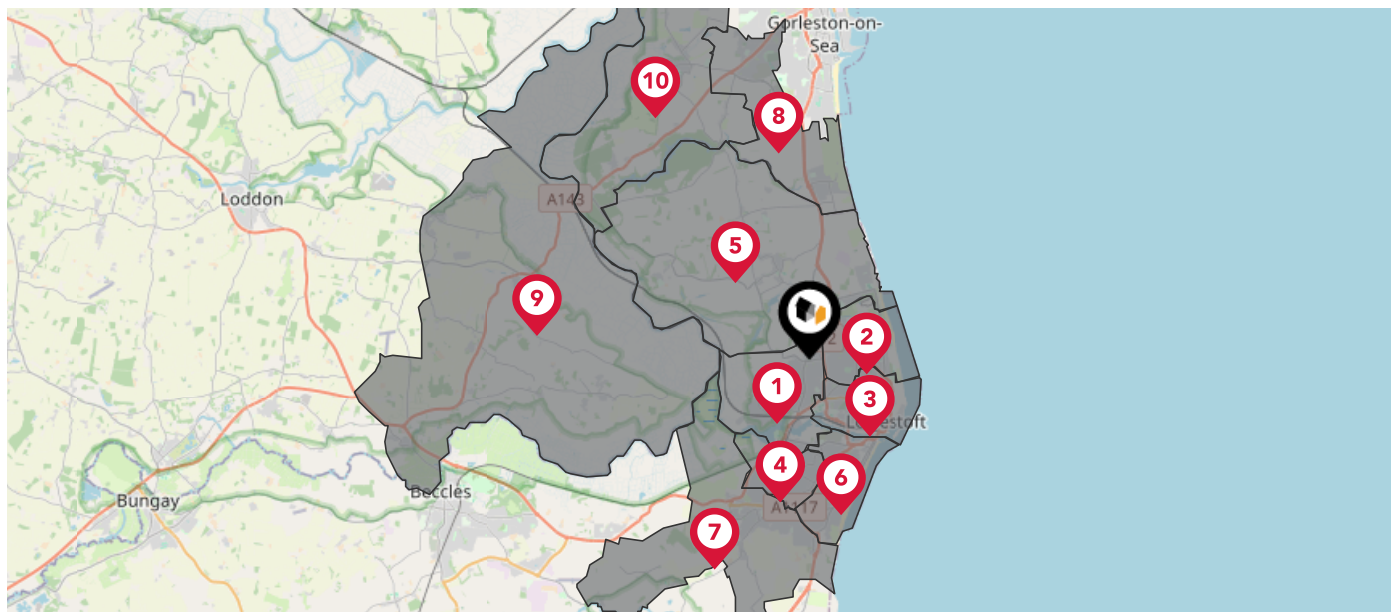


Somerleyton



Halvergate Marshes

The UK is divided into wards that are used for local elections to elect local government councillors. Sometimes these are known as 'electoral divisions'. Population counts can vary substantially between wards, but the national average is about 5,500



Nearby Council Wards



Oulton Broad Ward



Gunton & St. Margarets Ward



Harbour & Normanston Ward



Carlton & Whitton Ward



Lothingland Ward



Kirkley & Pakefield Ward



Carlton Colville Ward



Bradwell South and Hopton Ward



Thurlton Ward

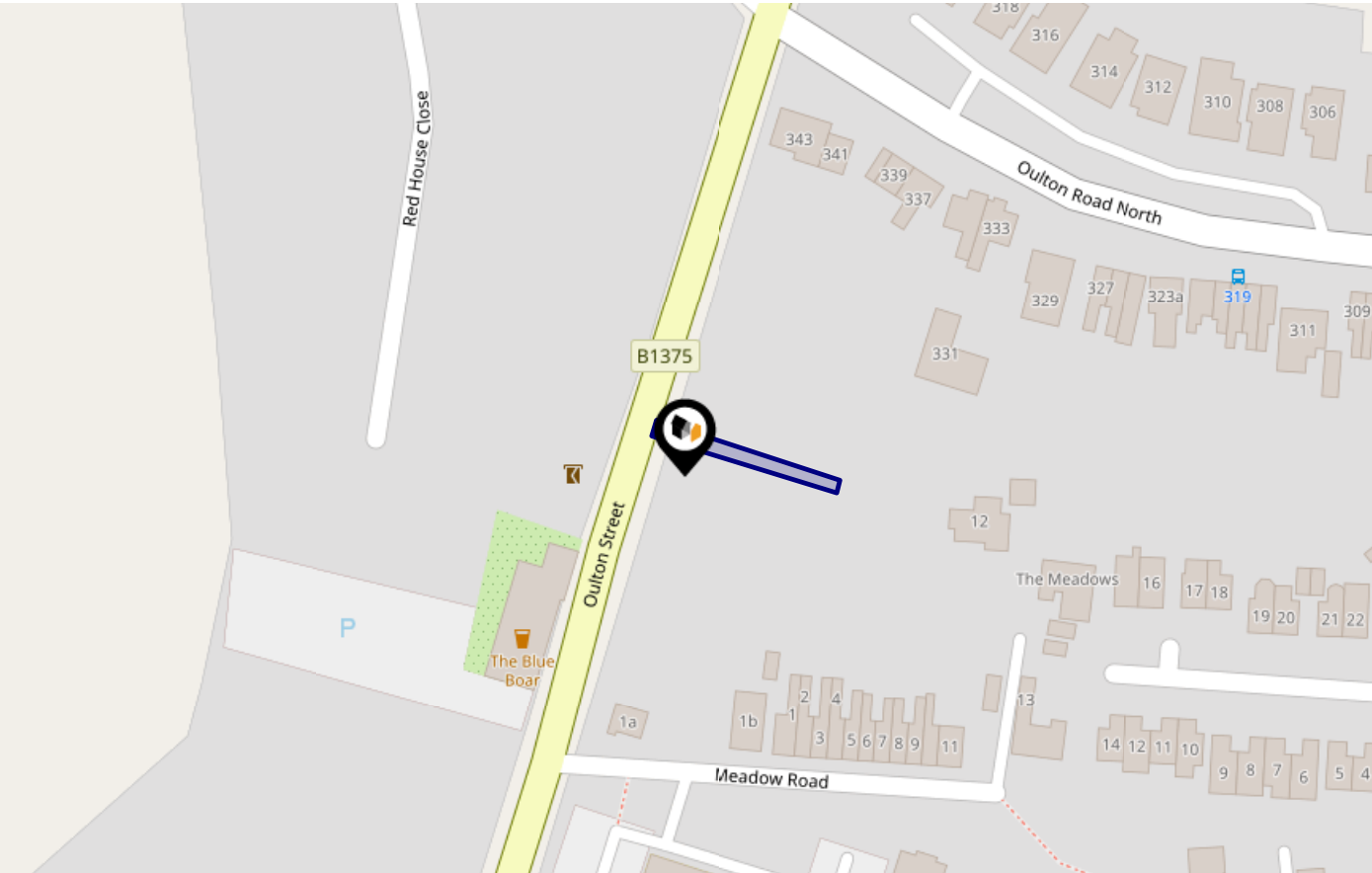


Lothingland Ward

Flood Risk





Rivers & Seas - Flood Risk

This map shows the chance of flooding from rivers and / or the sea, taking into account flood defences and their condition.

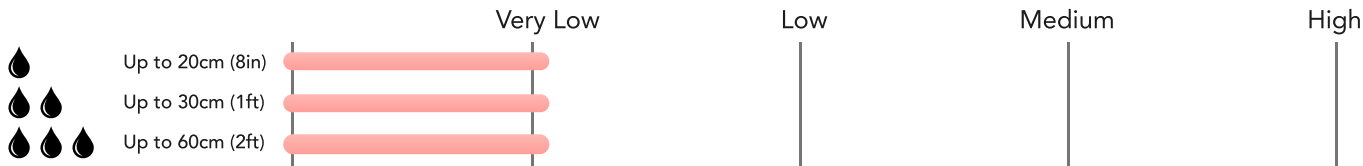


Risk Rating: Very low

The map does not contain sufficient information for it to be used to determine flood risk to individual properties, but it does give you an indication of whether your area may be affected by surface water flooding at this risk level.

-  **High Risk** - an area which has a chance of flooding of greater than 1 in 30 (3.3%) in any one year.
-  **Medium Risk** - an area which has a chance of flooding of greater than 1 in 100 (1.0%) in any one year.
-  **Low Risk** - an area which has a chance of flooding of greater than 1 in 1000 (0.1%) in any one year.
-  **Very Low Risk** - an area in which the risk is below 1 in 1000 (0.1%) in any one year.

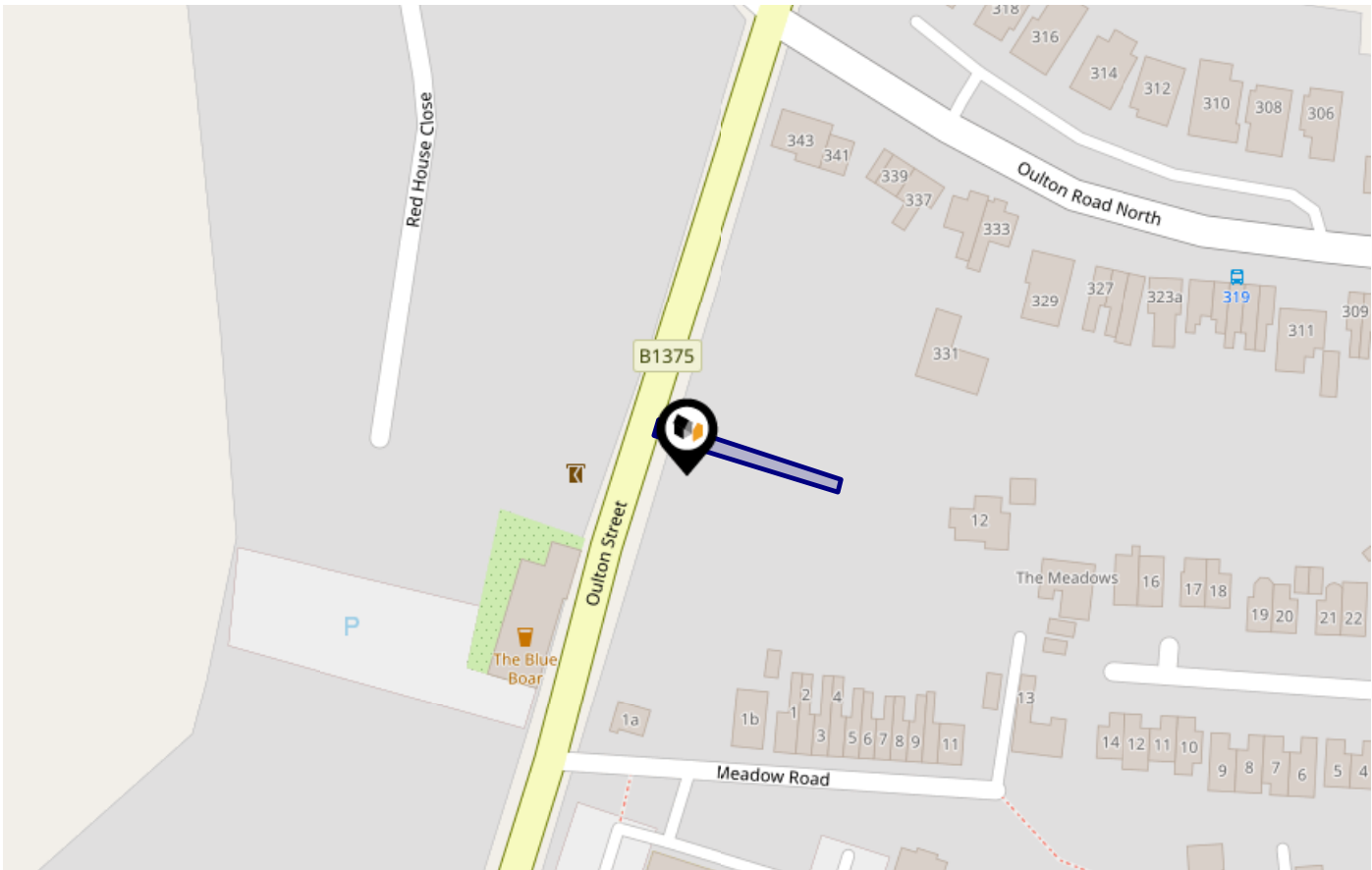
Chance of flooding to the following depths at this property:



Flood Risk

Rivers & Seas - Climate Change

This map shows the future chance of flooding from rivers and / or the sea **between 2036 and 2069**, taking into account flood defences and their condition. The government climate change models cannot predict exactly when the chance of flooding will go up. It could happen at any time during the time period.

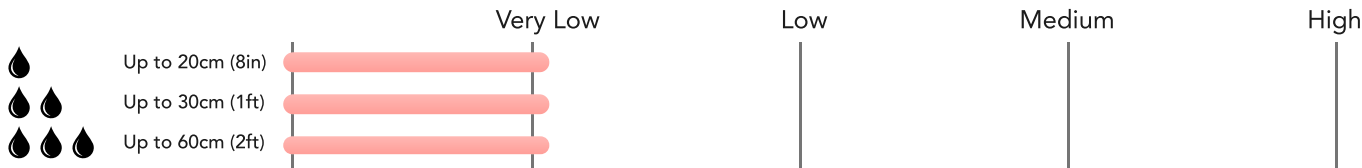


Risk Rating: Very low

The map does not contain sufficient information for it to be used to determine flood risk to individual properties, but it does give you an indication of whether your area may be affected by surface water flooding at this risk level.

- High Risk** - an area which has a chance of flooding of greater than 1 in 30 (3.3%) in any one year.
- Medium Risk** - an area which has a chance of flooding of greater than 1 in 100 (1.0%) in any one year.
- Low Risk** - an area which has a chance of flooding of greater than 1 in 1000 (0.1%) in any one year.
- Very Low Risk** - an area in which the risk is below 1 in 1000 (0.1%) in any one year.

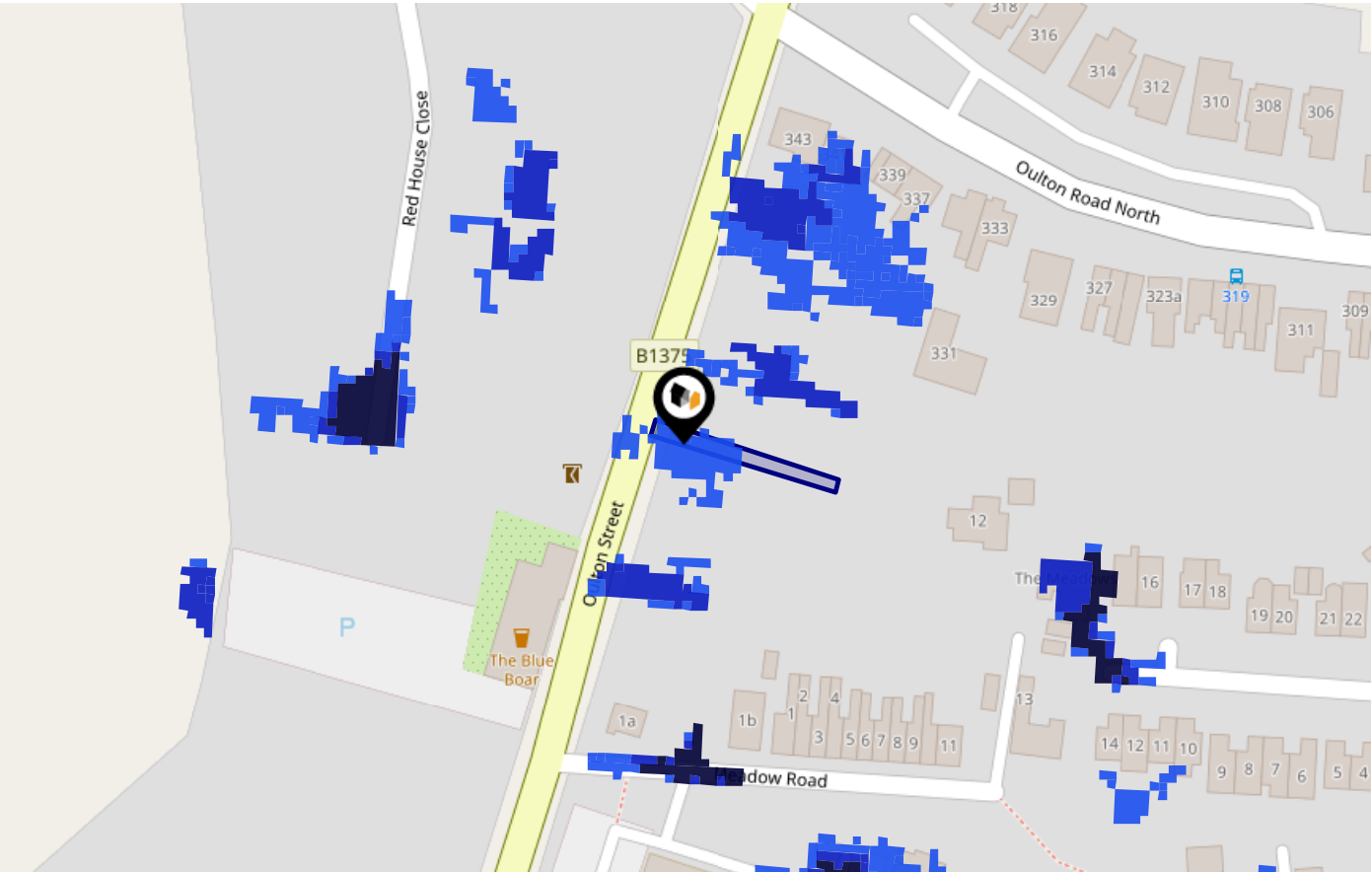
Chance of flooding to the following depths at this property:



Flood Risk

Surface Water - Flood Risk

This map shows the chance of flooding where rainwater has nowhere to drain. This kind of flooding can occur far from rivers or seas.

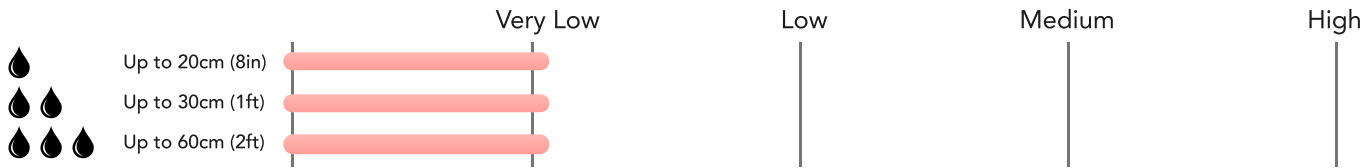


Risk Rating: Low

The map does not contain sufficient information for it to be used to determine flood risk to individual properties, but it does give you an indication of whether your area may be affected by surface water flooding at this risk level.

- High Risk** - an area which has a chance of flooding of greater than 1 in 30 (3.3%) in any one year.
- Medium Risk** - an area which has a chance of flooding of greater than 1 in 100 (1.0%) in any one year.
- Low Risk** - an area which has a chance of flooding of greater than 1 in 1000 (0.1%) in any one year.
- Very Low Risk** - an area in which the risk is below 1 in 1000 (0.1%) in any one year.

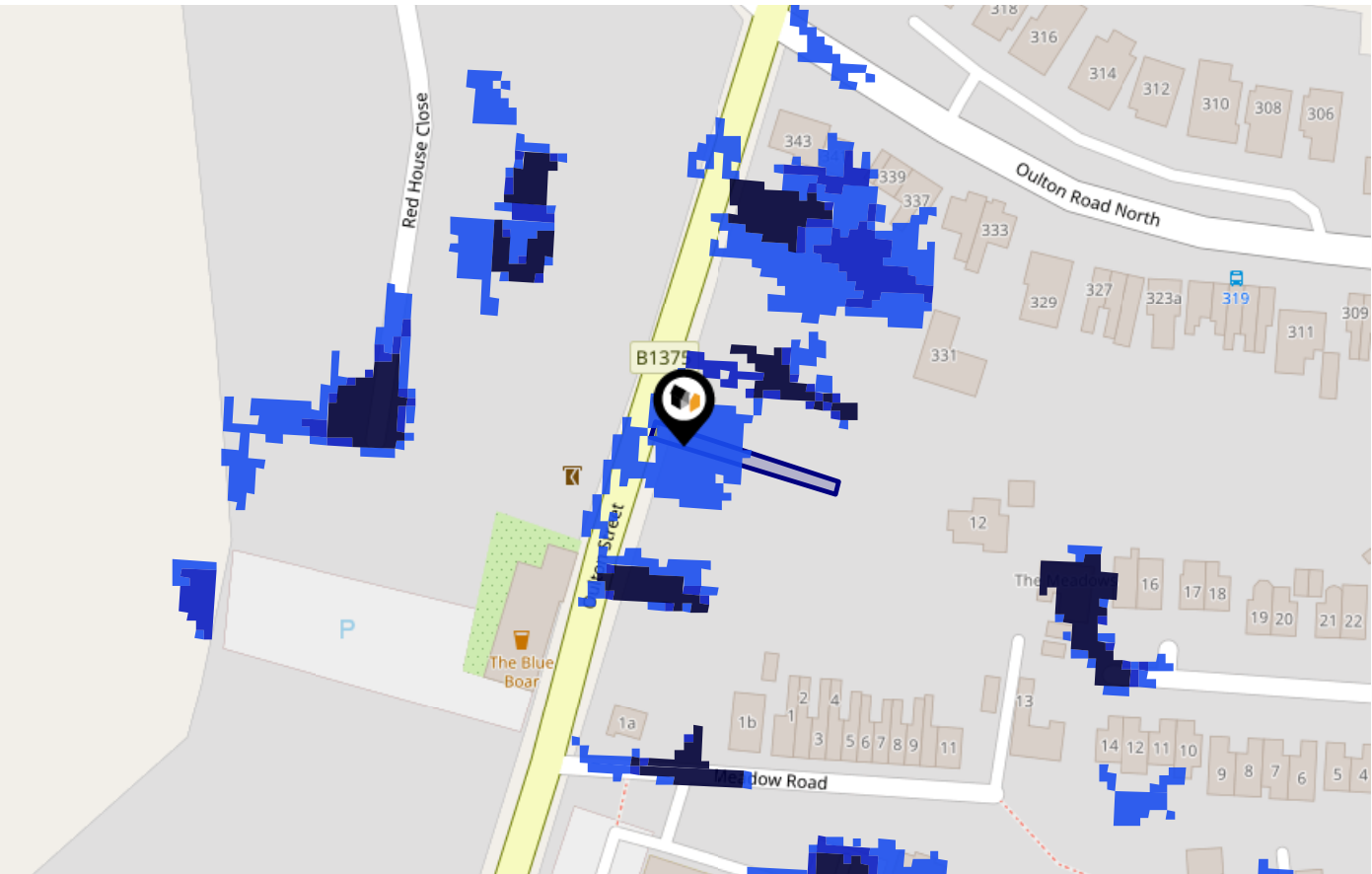
Chance of flooding to the following depths at this property:



Flood Risk

Surface Water - Climate Change

This map shows the future chance of flooding **between 2040 and 2060** where rainwater has nowhere to drain. This kind of flooding can occur far from rivers or seas. The government climate change models cannot predict exactly when the chance of flooding will go up. It could happen at any time during the time period.



Risk Rating: Low

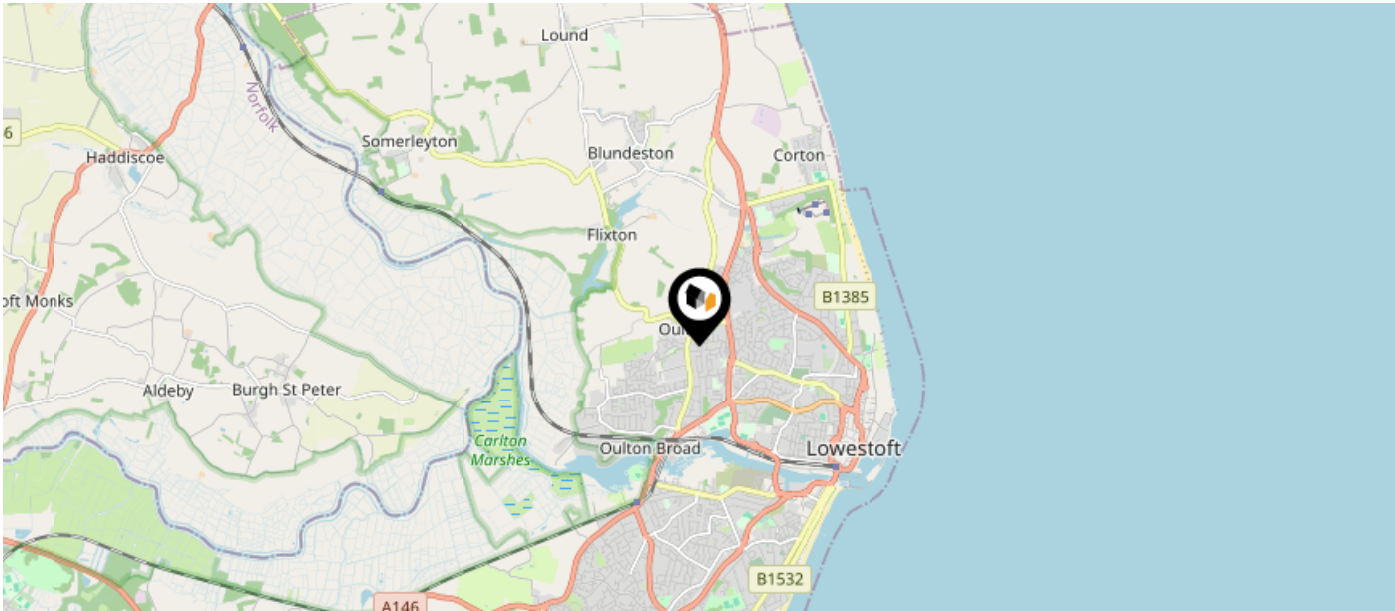
The map does not contain sufficient information for it to be used to determine flood risk to individual properties, but it does give you an indication of whether your area may be affected by surface water flooding at this risk level.

- High Risk** - an area which has a chance of flooding of greater than 1 in 30 (3.3%) in any one year.
- Medium Risk** - an area which has a chance of flooding of greater than 1 in 100 (1.0%) in any one year.
- Low Risk** - an area which has a chance of flooding of greater than 1 in 1000 (0.1%) in any one year.
- Very Low Risk** - an area in which the risk is below 1 in 1000 (0.1%) in any one year.

Chance of flooding to the following depths at this property:



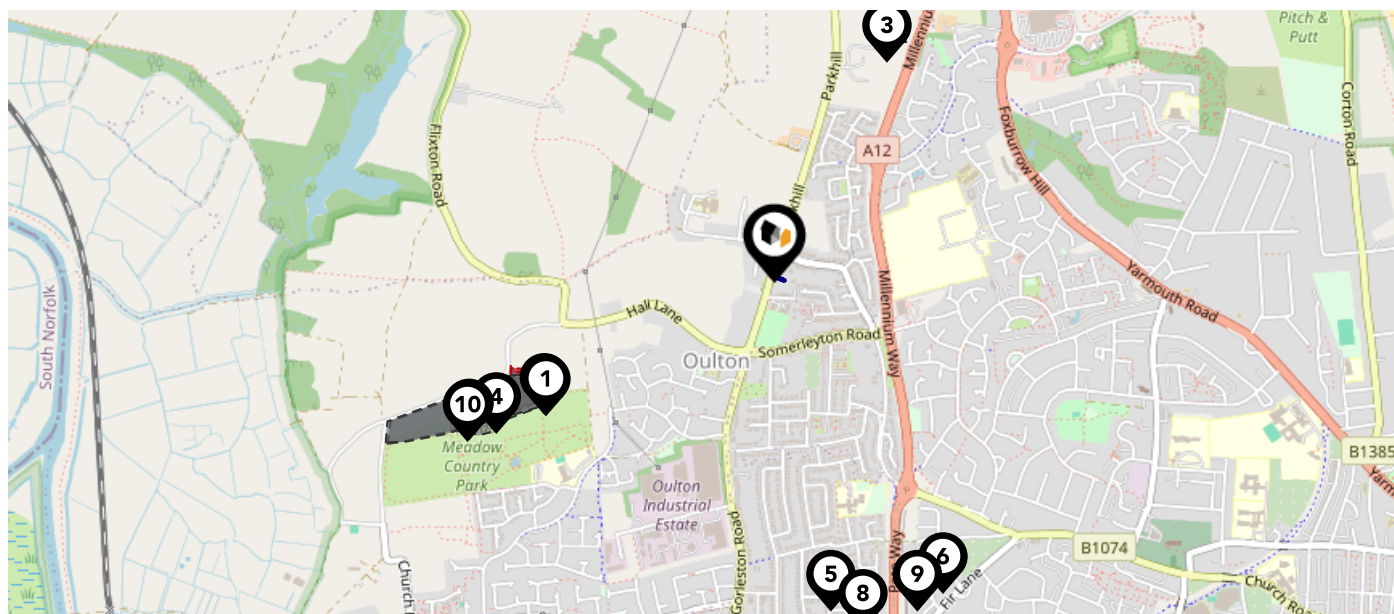
This map displays nearby areas that have been designated as Green Belt...



Nearby Green Belt Land

No data available.

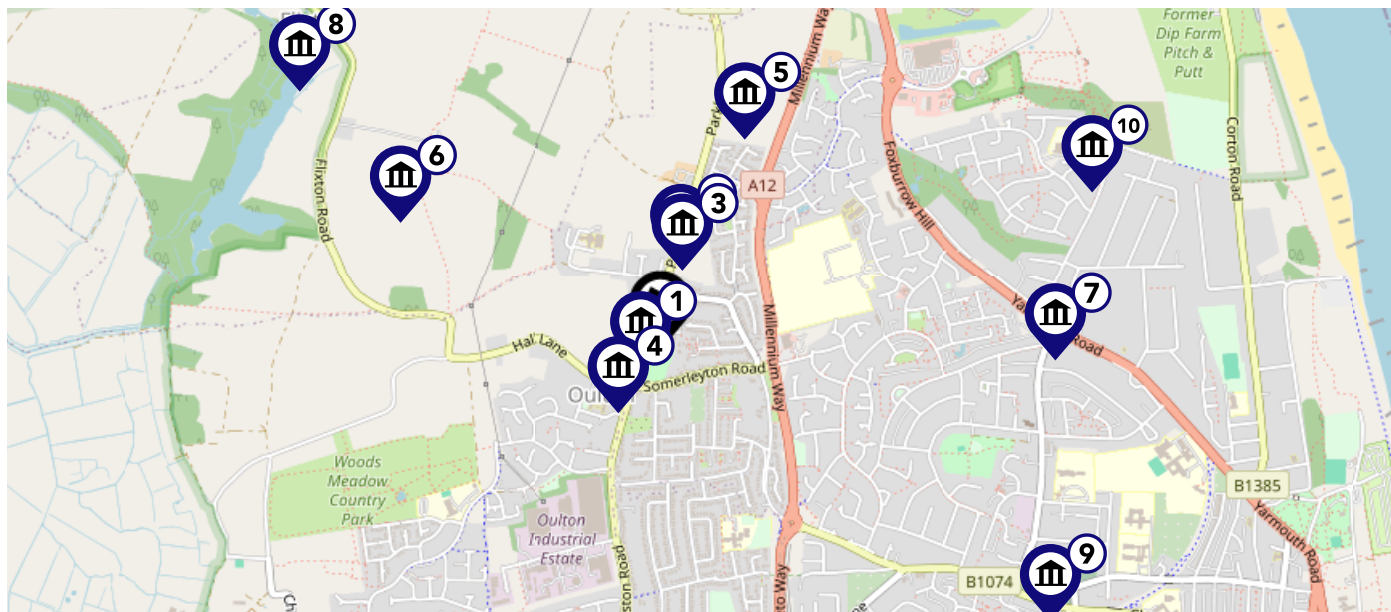
This map displays the location of known landfill sites. Historic sites are where there is no environmental permit in force. Active sites are currently authorised by the Environment Agency under Environmental Permitting Regulations.











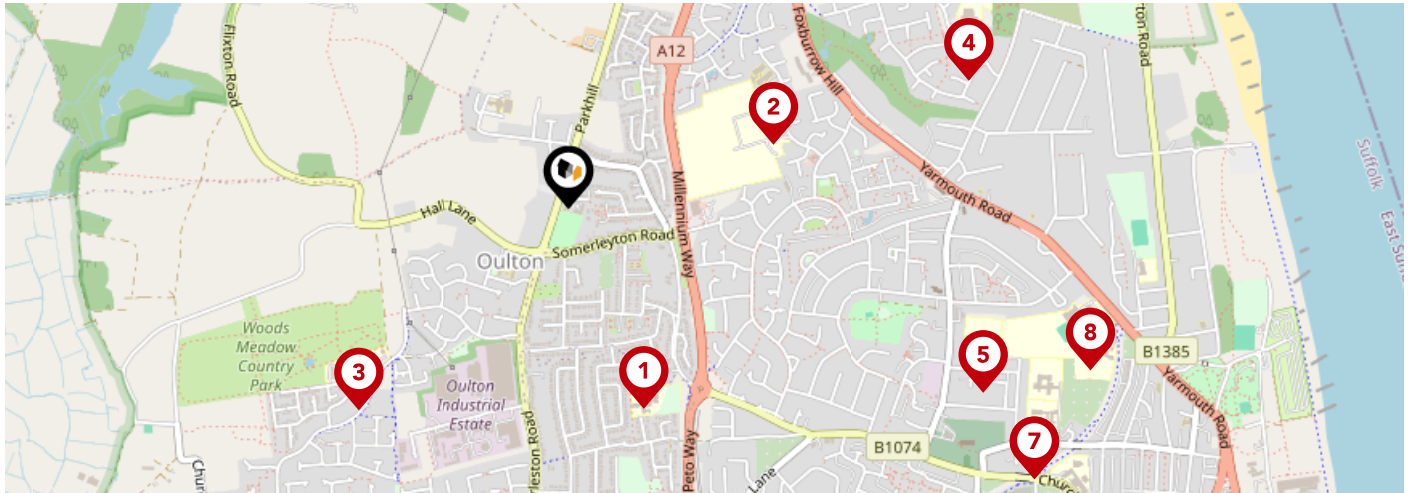
Nearby Landfill Sites

| | | |
|-----------|--|-------------------|
| 1 | White's Pit-Off Hall Lane, Oulton Broad, Lowestoft | Historic Landfill |
| 2 | EA/EPR/CP3495NQ/A001 | Active Landfill |
| 3 | Parkhill Tip-Parkhill Farm, Oulton, Suffolk | Historic Landfill |
| 4 | Holly Hill- Camps Heath-Holly Hill/ Camps Heath | Historic Landfill |
| 5 | Kesgrave Drive-Oulton Broad | Historic Landfill |
| 6 | Elizabeth Close-Lowestoft, Suffolk | Historic Landfill |
| 7 | Camps Heath landfill Site-Camps Heath, Oulton | Historic Landfill |
| 8 | Slaters Pond-Normanston Drive | Historic Landfill |
| 9 | Fir Lane-Lowestoft, Suffolk | Historic Landfill |
| 10 | White's Pit-Hall Lane, Oulton, Suffolk | Historic Landfill |

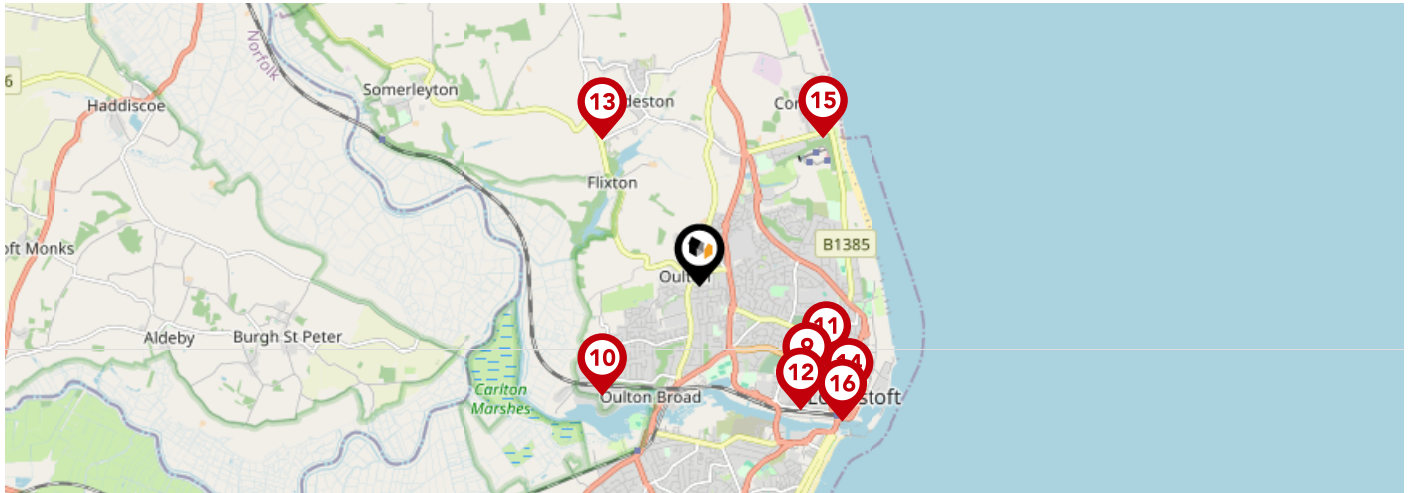
This map displays nearby listed buildings and protected structures, as well as their listed tier and distance from the target property...



| Listed Buildings in the local district | | Grade | Distance |
|---|---|----------|-----------|
|  | 1279947 - Blue Boar Inn | Grade II | 0.0 miles |
|  | 1292467 - The Lodge | Grade II | 0.2 miles |
|  | 1207041 - The Hall North The Hall South | Grade II | 0.2 miles |
|  | 1292479 - Manor House | Grade II | 0.2 miles |
|  | 1209784 - Parkhill Hotel | Grade II | 0.5 miles |
|  | 1031947 - Ruins Of Church Of St Andrew | Grade II | 0.6 miles |
|  | 1209929 - Kingsmead | Grade II | 0.9 miles |
|  | 1352638 - Flixton House And Stable Yard | Grade II | 1.0 miles |
|  | 1292943 - Church Of St Margaret | Grade I | 1.1 miles |
|  | 1208952 - Church Of St Peter | Grade II | 1.1 miles |



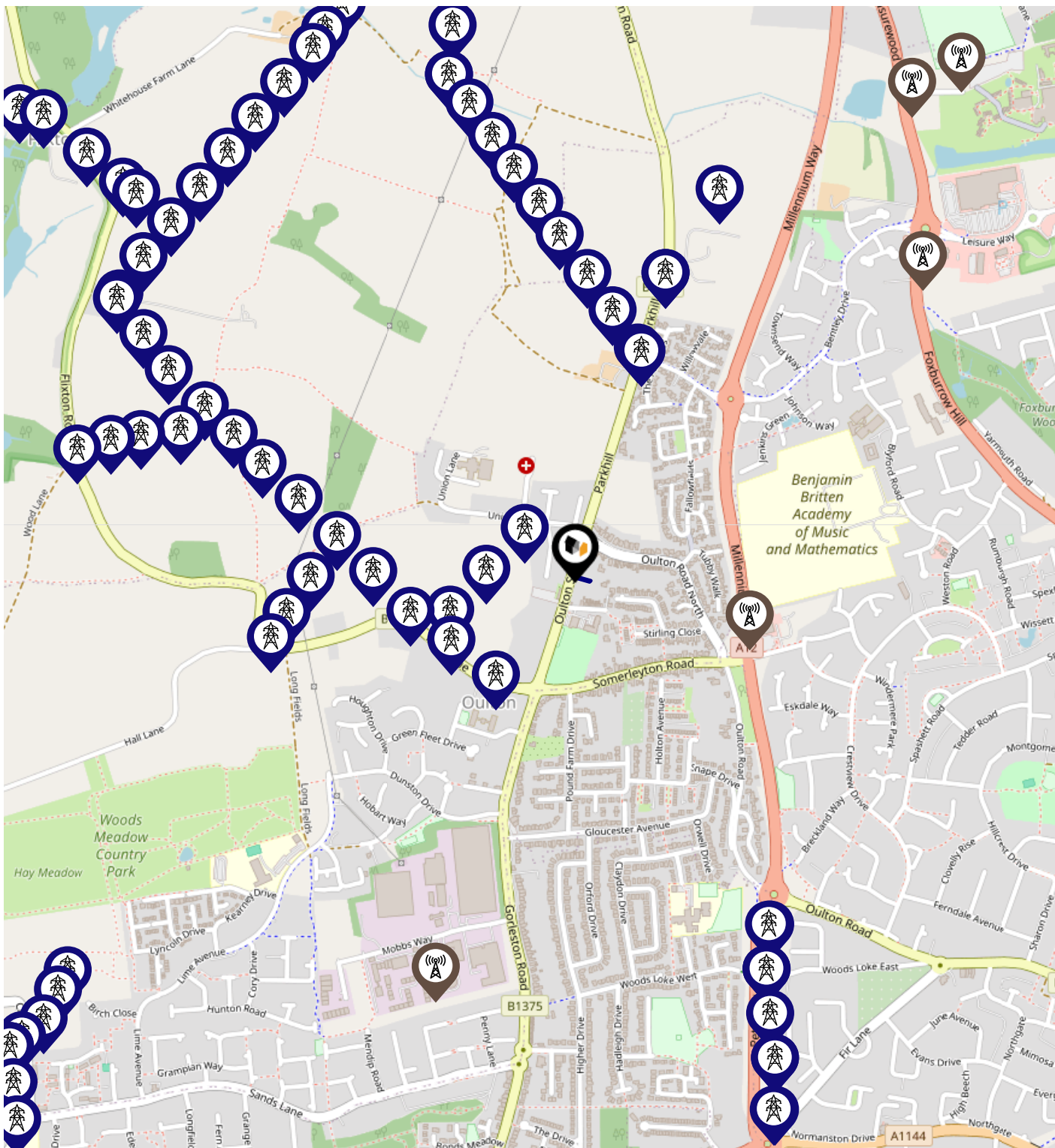
| | | Nursery | Primary | Secondary | College | Private |
|----------|--|--------------------------|-------------------------------------|-------------------------------------|--------------------------|--------------------------|
| 1 | Woods Loke Primary School Ofsted Rating: Outstanding Pupils: 483 Distance:0.48 | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| 2 | Benjamin Britten Academy of Music and Mathematics Ofsted Rating: Good Pupils: 1259 Distance:0.49 | <input type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| 3 | The Limes Primary Academy Ofsted Rating: Good Pupils: 323 Distance:0.65 | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| 4 | Gunton Primary Academy Ofsted Rating: Good Pupils: 324 Distance:0.95 | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| 5 | The Ashley School Ofsted Rating: Outstanding Pupils: 167 Distance:1.02 | <input type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| 6 | Poplars Community Primary School Ofsted Rating: Requires improvement Pupils: 312 Distance:1.22 | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| 7 | Northfield St Nicholas Primary Academy Ofsted Rating: Good Pupils: 365 Distance:1.22 | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| 8 | Ormiston Denes Academy Ofsted Rating: Requires improvement Pupils: 767 Distance:1.24 | <input type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |





| | | Nursery | Primary | Secondary | College | Private |
|-----------|--|--------------------------|-------------------------------------|-------------------------------------|--------------------------|--------------------------|
| 9 | East Coast College Ofsted Rating: Good Pupils:0 Distance:1.31 | <input type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| 10 | Oulton Broad Primary School Ofsted Rating: Outstanding Pupils: 379 Distance:1.32 | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| 11 | St Margaret's Primary Academy Ofsted Rating: Good Pupils: 422 Distance:1.34 | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| 12 | Roman Hill Primary School Ofsted Rating: Special Measures Pupils: 465 Distance:1.43 | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| 13 | Blundeston Church of England Voluntary Controlled Primary School Ofsted Rating: Good Pupils: 179 Distance:1.59 | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| 14 | Learning Support, Northern Area Education Office Ofsted Rating: Not Rated Pupils:0 Distance:1.7 | <input type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| 15 | Corton Church of England Voluntary Aided Primary School Ofsted Rating: Good Pupils: 123 Distance:1.75 | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| 16 | Ness Point School Ofsted Rating: Good Pupils: 19 Distance:1.77 | <input type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |

Local Area Masts & Pylons

HOWARDS
Estate Agents since 1926

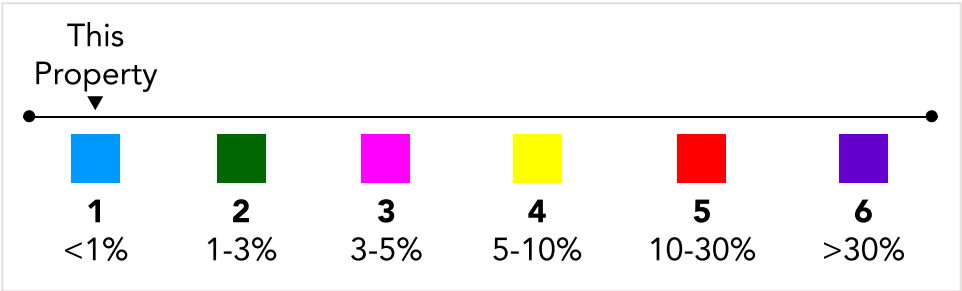
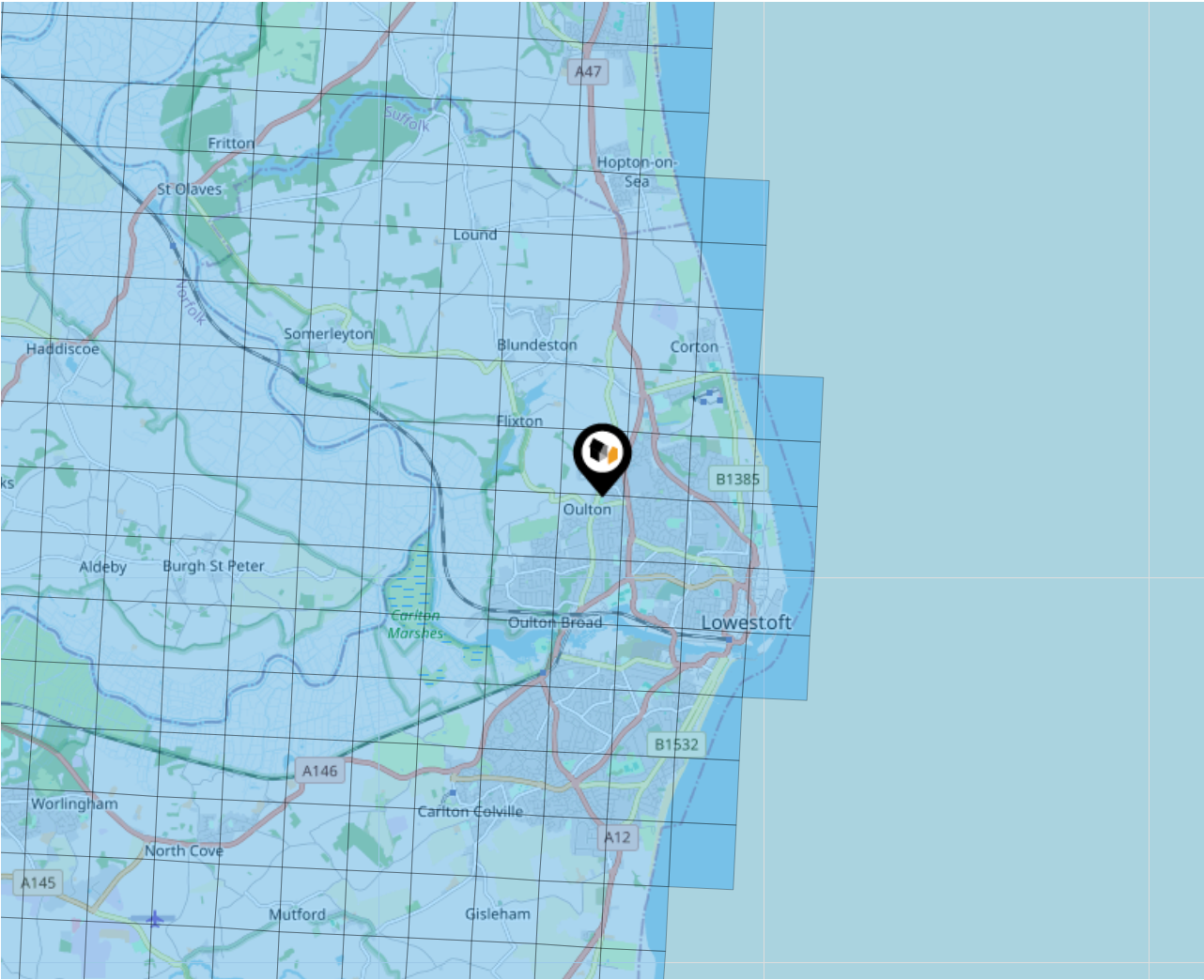


Key:

-  Power Pylons
-  Communication Masts

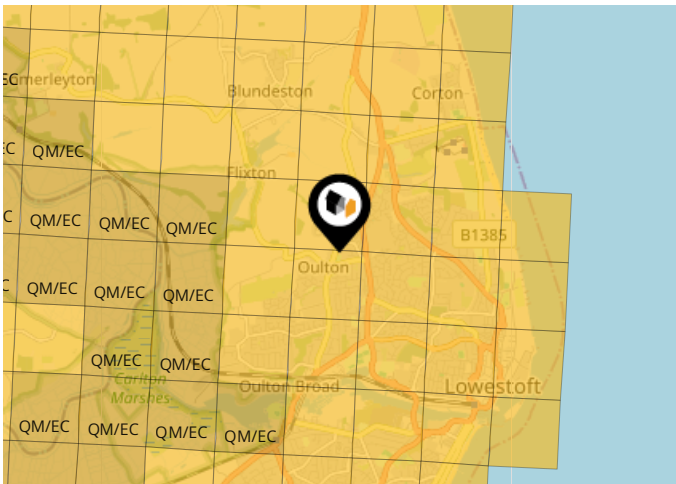
What is Radon?

Radon is a natural radioactive gas, which enters buildings from the ground. Exposure to high concentrations increases the risk of lung cancer. The UK Health Security Agency (UKHSA) recommends that radon levels should be reduced in homes where the annual average is at or above 200 becquerels per cubic metre (200 Bq/m³).



Ground Composition for this Address (Surrounding square kilometer zone around property)

| | | | |
|-------------------------------|----------------------------------|----------------------|--------------------|
| Carbon Content: | NONE | Soil Texture: | SAND TO SANDY LOAM |
| Parent Material Grain: | ARENACEOUS - RUDACEOUS | Soil Depth: | DEEP |
| Soil Group: | LIGHT(SANDY) TO MEDIUM(SANDY) | | |

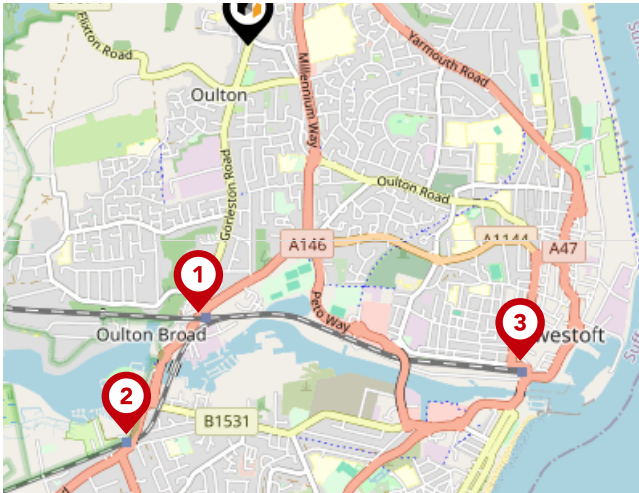


Primary Classifications (Most Common Clay Types)




| | |
|---------------|--|
| C/M | Claystone / Mudstone |
| FPC,S | Floodplain Clay, Sand / Gravel |
| FC,S | Fluvial Clays & Silts |
| FC,S,G | Fluvial Clays, Silts, Sands & Gravel |
| PM/EC | Prequaternary Marine / Estuarine Clay / Silt |
| QM/EC | Quaternary Marine / Estuarine Clay / Silt |
| RC | Residual Clay |
| RC/LL | Residual Clay & Loamy Loess |
| RC,S | River Clay & Silt |
| RC,FS | Riverine Clay & Floodplain Sands and Gravel |
| RC,FL | Riverine Clay & Fluvial Sands and Gravel |
| TC | Terrace Clay |
| TC/LL | Terrace Clay & Loamy Loess |

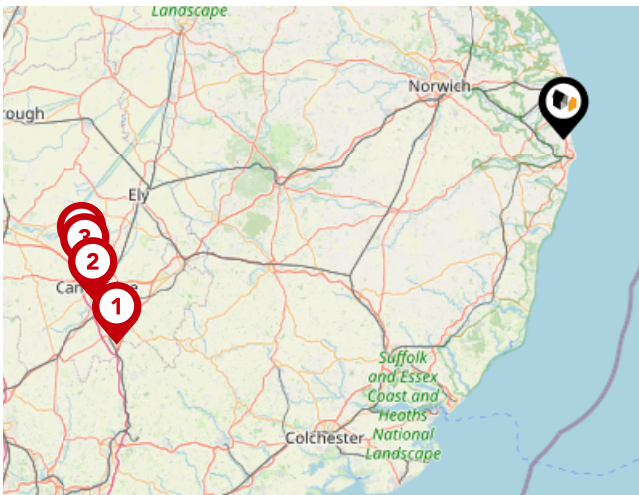
Area

Transport (National)







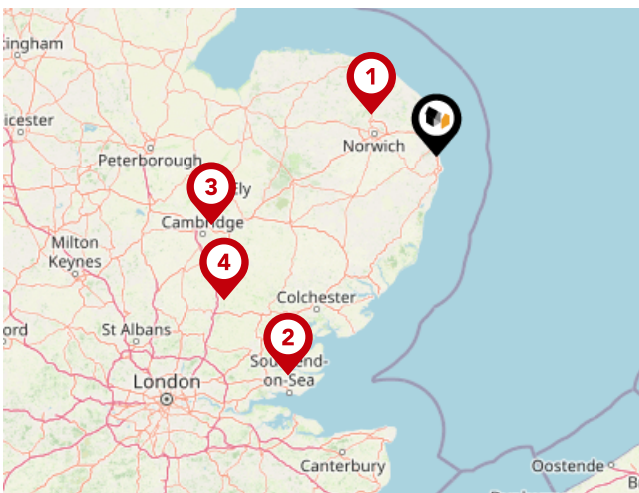
National Rail Stations

| Pin | Name | Distance |
|---|-----------|------------|
|  | Entrance1 | 1.23 miles |
|  | Entrance1 | 1.84 miles |
|  | Entrance | 1.88 miles |







Trunk Roads/Motorways

| Pin | Name | Distance |
|---|---------|-------------|
|  | M11 J9 | 71.45 miles |
|  | M11 J11 | 72.18 miles |
|  | M11 J13 | 72.11 miles |
|  | M11 J14 | 72.12 miles |



Airports/Helipads

| Pin | Name | Distance |
|---|-------------------------------|-------------|
|  | Norwich International Airport | 22.18 miles |
|  | Southend-on-Sea | 77.33 miles |
|  | Cambridge | 68.3 miles |
|  | Stansted Airport | 74.71 miles |

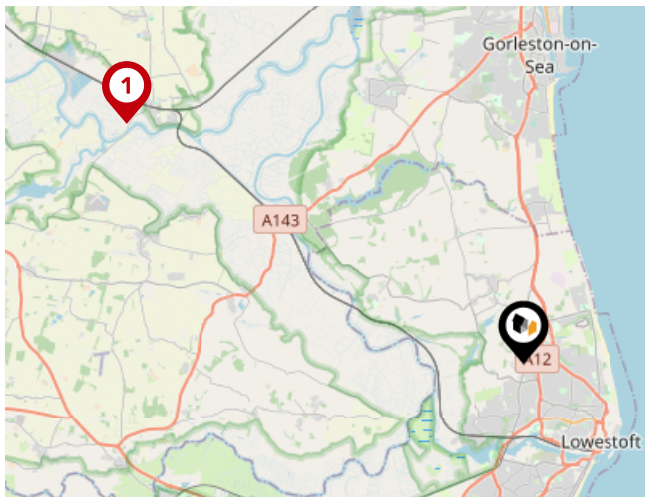
Area

Transport (Local)



Bus Stops/Stations

| Pin | Name | Distance |
|-----|-------------------|------------|
| 1 | Meadow Road | 0.06 miles |
| 2 | Meadow Road | 0.08 miles |
| 3 | 319 | 0.08 miles |
| 4 | High House Corner | 0.17 miles |
| 5 | 294 | 0.15 miles |



Ferry Terminals

| Pin | Name | Distance |
|-----|---------------------|------------|
| 1 | Reedham Ferry South | 8.35 miles |

Howards

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.

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.

HOWARDS

Estate Agents since 1926

Howards

164-166 London Road North, Lowestoft,
Suffolk, NR32 1HB

01502 464412

lowestoft.lettings@howards.co.uk

www.howards.co.uk

