

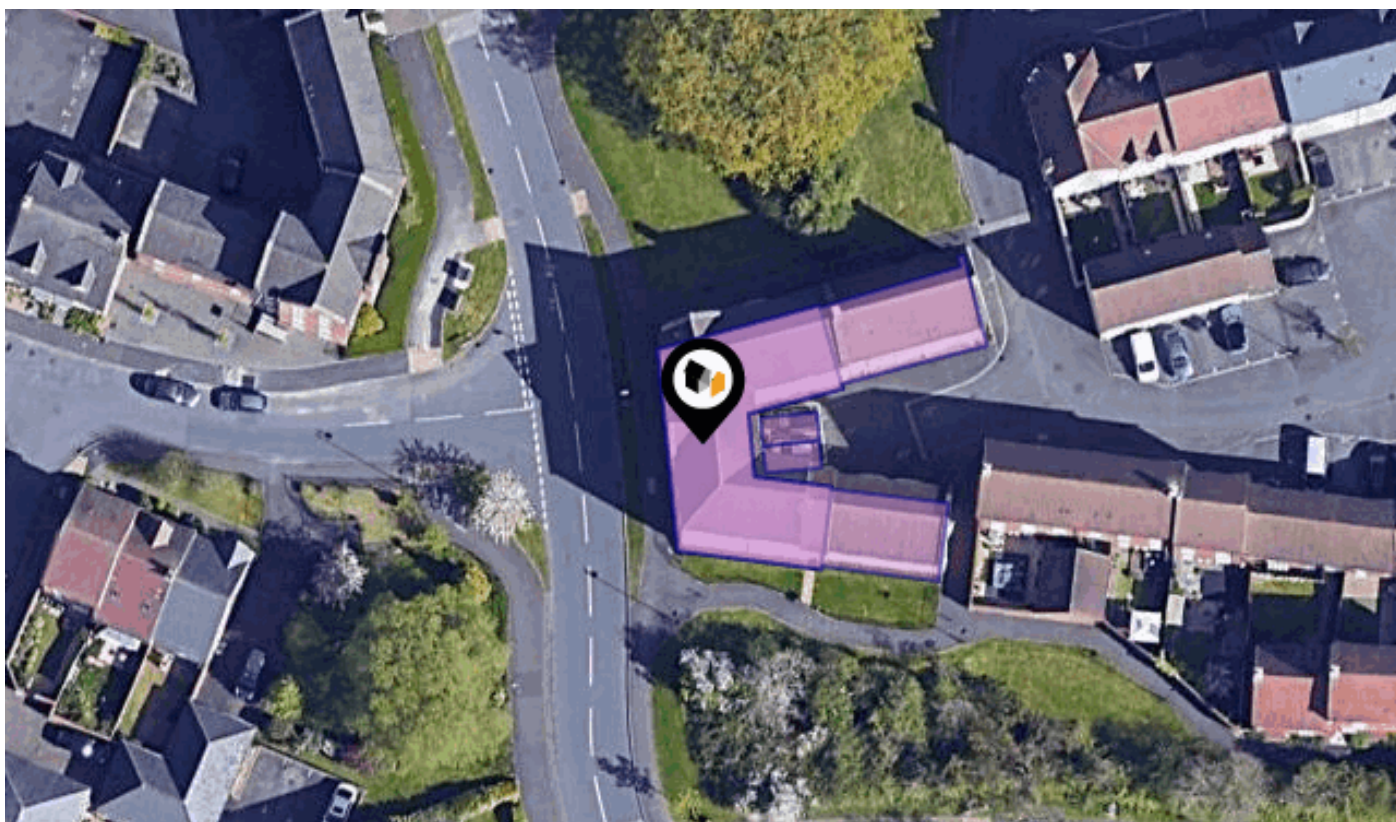


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## **KFT:** Key Facts for Tenants

An Insight Into This Property & the Local Market

**Tuesday 23<sup>rd</sup> April 2024**



## **JAGODA COURT, SWINDON, SN25**

### **McFarlane Sales & Lettings Ltd**

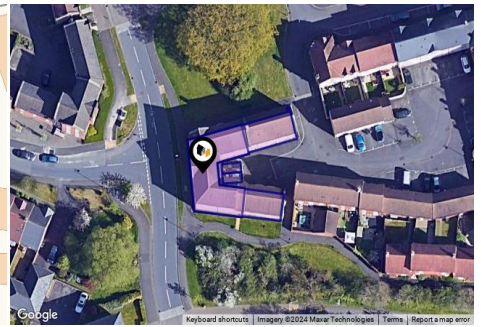
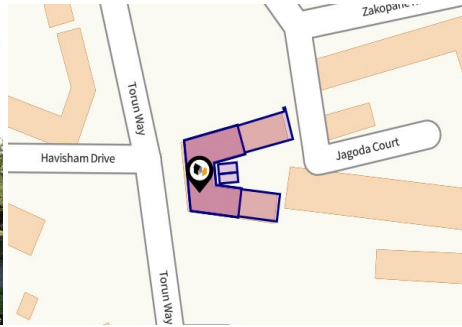
28-30 Wood Street Swindon SN1 4AB

01793 611841

tom@mcfarlaneproperty.com

www.mcfarlaneproperty.com





## Property

<b>Type:</b>	Flat / Maisonette	<b>Last Sold £/ft<sup>2</sup>:</b>	£143
<b>Bedrooms:</b>	2	<b>Tenure:</b>	Leasehold
<b>Floor Area:</b>	613 ft <sup>2</sup> / 57 m <sup>2</sup>	<b>Start Date:</b>	29/10/2008
<b>Plot Area:</b>	0.16 acres	<b>End Date:</b>	01/01/2130
<b>Year Built :</b>	2008	<b>Lease Term:</b>	125 years from 1 January 2005
<b>Council Tax :</b>	Band C	<b>Term Remaining:</b>	105 years
<b>Annual Estimate:</b>	£1,954		
<b>Title Number:</b>	WT269912		
<b>UPRN:</b>	10010432352		

## Local Area

<b>Local Authority:</b>	Swindon
<b>Conservation Area:</b>	No
<b>Flood Risk:</b>	
● Rivers & Seas	Very Low
● Surface Water	High

### Estimated Broadband Speeds (Standard - Superfast - Ultrafast)

<b>16</b> mb/s	<b>80</b> mb/s	<b>1000</b> mb/s

### Mobile Coverage: (based on calls indoors)

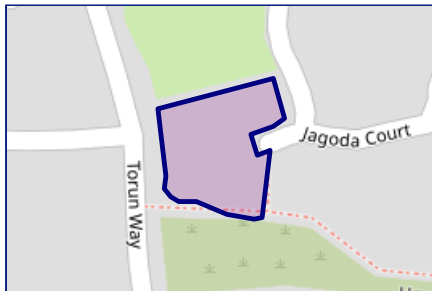


### Satellite/Fibre TV Availability:



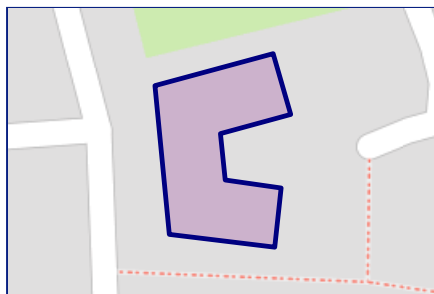
There have been multiple title plans detected at this address. Here, we have compiled the available information about these plans and - where applicable for leasehold plans - the term lengths related to them.

## Freehold Title Plan



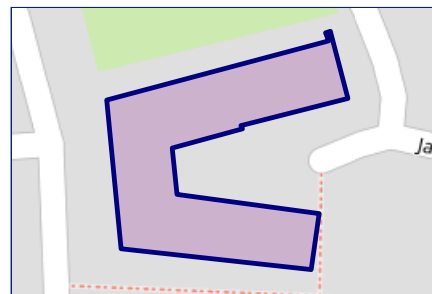
**WT281983**

## Leasehold Title Plans



**WT269912**

Start Date:	28/02/2008
End Date:	01/01/2130
Lease Term:	125 years from 1 January 2005
Term Remaining:	105 years



**WT275974**

Start Date:	29/10/2008
End Date:	01/01/2130
Lease Term:	125 years from 1 January 2005
Term Remaining:	105 years

# Property EPC - Certificate

SN25	Energy rating  <span style="font-size: 48px; font-weight: bold; color: white;">D</span>
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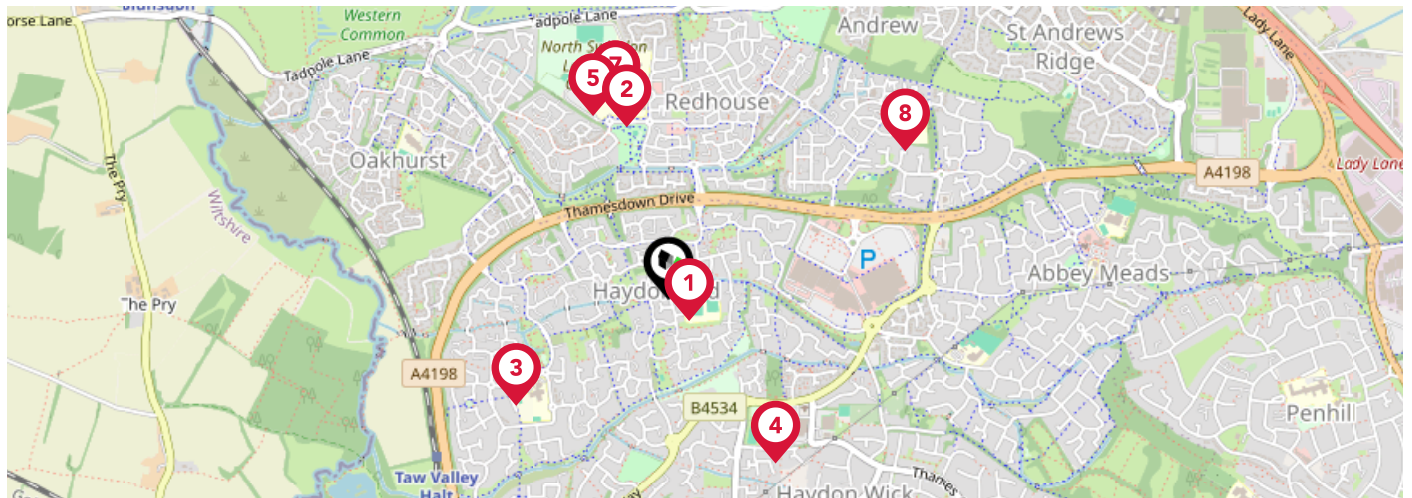
Valid until 28.02.2033

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	65   D	67   D
39-54	E		
21-38	F		
1-20	G		

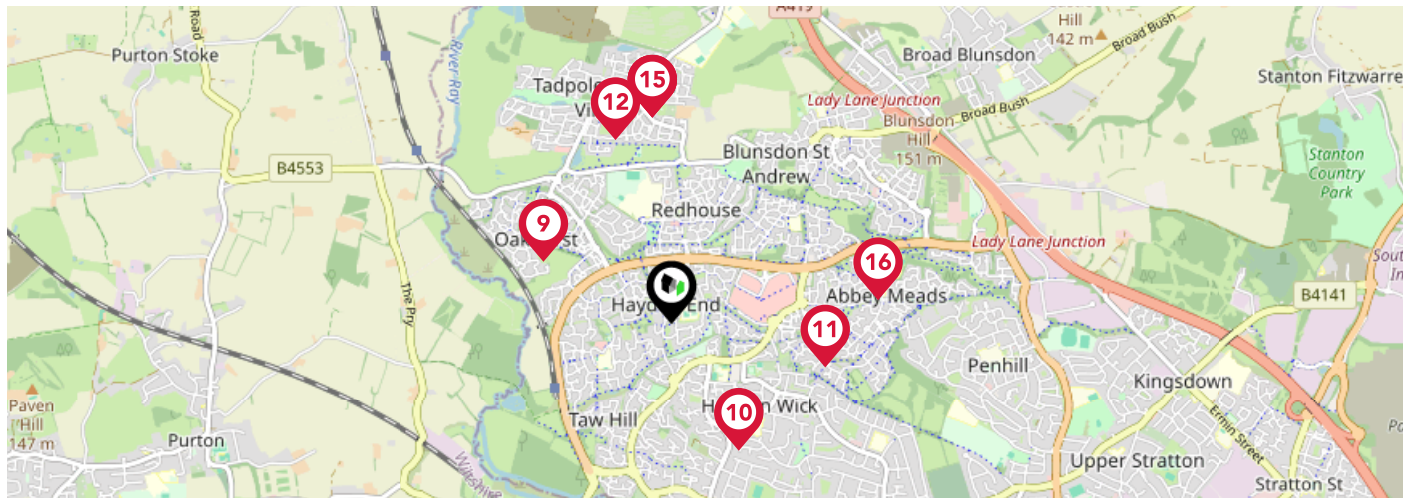
## Additional EPC Data









<b>Property Type:</b>	Flat
<b>Build Form:</b>	End-Terrace
<b>Transaction Type:</b>	Rental
<b>Energy Tariff:</b>	Single
<b>Main Fuel:</b>	Electricity (not community)
<b>Main Gas:</b>	No
<b>Floor Level:</b>	01
<b>Flat Top Storey:</b>	No
<b>Top Storey:</b>	0
<b>Glazing Type:</b>	Double glazing installed during or after 2002
<b>Previous Extension:</b>	0
<b>Open Fireplace:</b>	0
<b>Ventilation:</b>	Natural
<b>Walls:</b>	Cavity wall, as built, insulated (assumed)
<b>Walls Energy:</b>	Good
<b>Roof:</b>	(another dwelling above)
<b>Main Heating:</b>	Electric underfloor heating
<b>Main Heating Controls:</b>	Time and temperature zone control
<b>Hot Water System:</b>	Electric immersion, standard tariff
<b>Hot Water Energy Efficiency:</b>	Very Poor
<b>Lighting:</b>	Low energy lighting in all fixed outlets
<b>Floors:</b>	To unheated space, insulated (assumed)
<b>Total Floor Area:</b>	57 m <sup>2</sup>



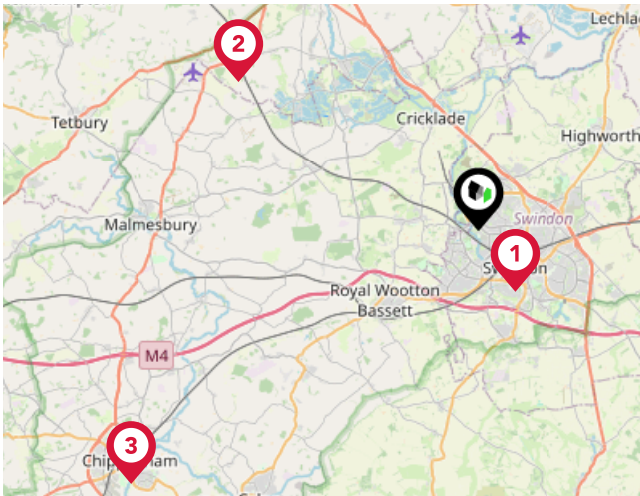


		Nursery	Primary	Secondary	College	Private
<b>1</b>	<b>Orchid Vale Primary School</b> Ofsted Rating: Inadequate   Pupils:0   Distance:0.07	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>2</b>	<b>Abbey Park School</b> Ofsted Rating: Inadequate   Pupils: 1003   Distance:0.41	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>3</b>	<b>St Francis CofE Primary School</b> Ofsted Rating: Outstanding   Pupils: 462   Distance:0.42	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>4</b>	<b>Haydonleigh Primary School</b> Ofsted Rating: Good   Pupils: 627   Distance:0.45	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>5</b>	<b>Red Oaks Primary School</b> Ofsted Rating: Good   Pupils: 507   Distance:0.46	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>6</b>	<b>Brimble Hill Special School</b> Ofsted Rating: Good   Pupils: 100   Distance:0.47	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>7</b>	<b>Uplands School</b> Ofsted Rating: Outstanding   Pupils: 134   Distance:0.47	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<b>8</b>	<b>Bridlewood Primary School</b> Ofsted Rating: Good   Pupils: 241   Distance:0.65	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>



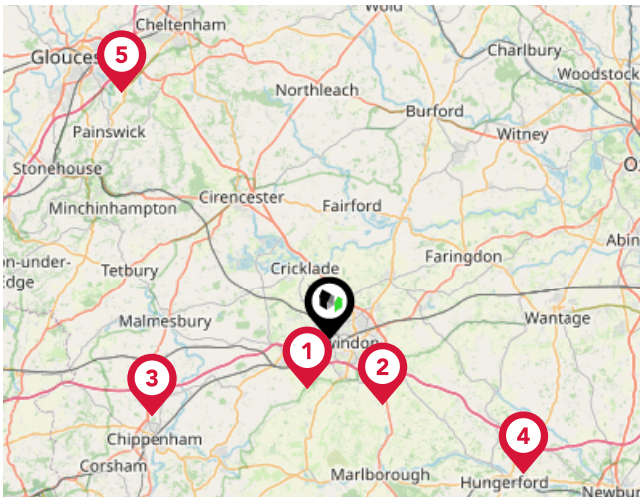
	Nursery	Primary	Secondary	College	Private
 <b>Oakhurst Community Primary School</b> Ofsted Rating: Good   Pupils: 455   Distance:0.66	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 <b>Haydon Wick Primary School</b> Ofsted Rating: Outstanding   Pupils: 276   Distance:0.66	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 <b>Catherine Wayte Primary School</b> Ofsted Rating: Good   Pupils: 417   Distance:0.73	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 <b>Tadpole Farm CofE Primary Academy</b> Ofsted Rating: Good   Pupils: 472   Distance:0.89	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 <b>William Morris Primary School</b> Ofsted Rating: Not Rated   Pupils: 39   Distance:0.95	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 <b>Churchward School</b> Ofsted Rating: Not Rated   Pupils: 41   Distance:0.95	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 <b>Great Western Academy</b> Ofsted Rating: Not Rated   Pupils: 369   Distance:0.95	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
 <b>Abbey Meads Community Primary School</b> Ofsted Rating: Good   Pupils: 524   Distance:0.96	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

# Area Transport (National)



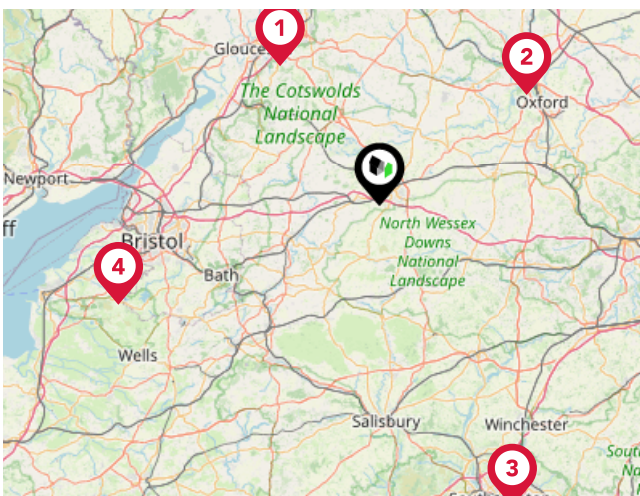
## National Rail Stations

Pin	Name	Distance
1	Swindon Rail Station	2.61 miles
2	Kemble Rail Station	10.41 miles
3	Chippenham Rail Station	15.91 miles



## Trunk Roads/Motorways

Pin	Name	Distance
1	M4 J16	3.98 miles
2	M4 J15	6.28 miles
3	M4 J17	14.31 miles
4	M4 J14	17.49 miles
5	M5 J11A	23.61 miles



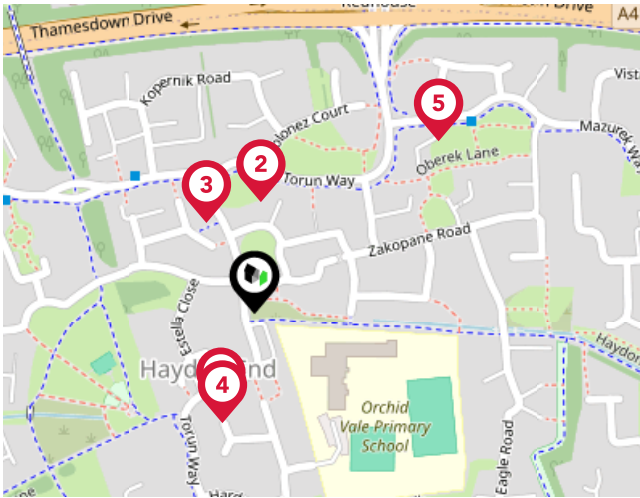
## Airports/HELIPADS

Pin	Name	Distance
1	Gloucestershire Airport	25.1 miles
2	London Oxford Airport	27.04 miles
3	Southampton Airport	48.96 miles
4	Bristol International Airport	41.2 miles



# Area

## Transport (Local)



### Bus Stops/Stations

Pin	Name	Distance
1	Orchid Vale School	0.06 miles
2	Thursday Street	0.06 miles
3	Thursday Street	0.06 miles
4	Orchid Vale School	0.07 miles
5	Chopin Mews	0.15 miles

# McFarlane Sales & Lettings Ltd

## 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.



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UK Government

For helpful advice, see the full checklist for how to rent in the 'How to Rent' guide at the HM Government website:



# mcfarlane

SALES & LETTINGS

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Valuation Office Agency

