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KFB: Key Facts For Buyers

A Guide to This Property & the Local Area

Thursday 07th August 2025

WREXHAM ROAD, FADDILEY, NANTWICH, CW5

butters john bee

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Property
Overview

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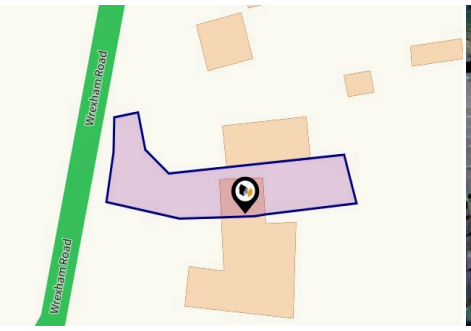

Property

Type:	Detached	**Tenure:**	Freehold
Bedrooms:	4		
Floor Area:	1,485 ft^2 / 138 m^2		
Plot Area:	0.19 acres		
Council Tax :	Band F		
Annual Estimate:	£3,369		
Title Number:	CH304677		

Local Area

Local Authority:	Cheshire east
Conservation Area:	Kirkton
Flood Risk:	
• Rivers & Seas	Very low
• Surface Water	Very low

Estimated Broadband Speeds
(Standard - Superfast - Ultrafast)

18	58	900
mb/s	mb/s	mb/s

Mobile Coverage:
(based on calls indoors)

O2	EE	3	Vodafone

Satellite/Fibre TV Availability:

BT	sky	Virgin media
✓	✓	✗

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Wrexham Road, Faddiley, CW5

Energy rating

F

Valid until 29.07.2034

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		58 | D
39-54	E		
21-38	F	33 | F	
1-20	G		

Additional EPC Data

Property Type:	House
Build Form:	Detached
Transaction Type:	Marketed sale
Energy Tariff:	Unknown
Main Fuel:	Oil (not community)
Main Gas:	No
Flat Top Storey:	No
Top Storey:	0
Glazing Type:	Double glazing, unknown install date
Previous Extension:	3
Open Fireplace:	0
Ventilation:	Natural
Walls:	Cavity wall, as built, partial insulation (assumed)
Walls Energy:	Average
Roof:	Pitched, 100 mm loft insulation
Roof Energy:	Average
Main Heating:	Boiler and radiators, oil
Main Heating Controls:	Programmer, room thermostat and TRVs
Hot Water System:	From main system
Hot Water Energy Efficiency:	Average
Lighting:	Low energy lighting in all fixed outlets
Floors:	Solid, no insulation (assumed)
Total Floor Area:	138 m^2

Market
House Price Statistics

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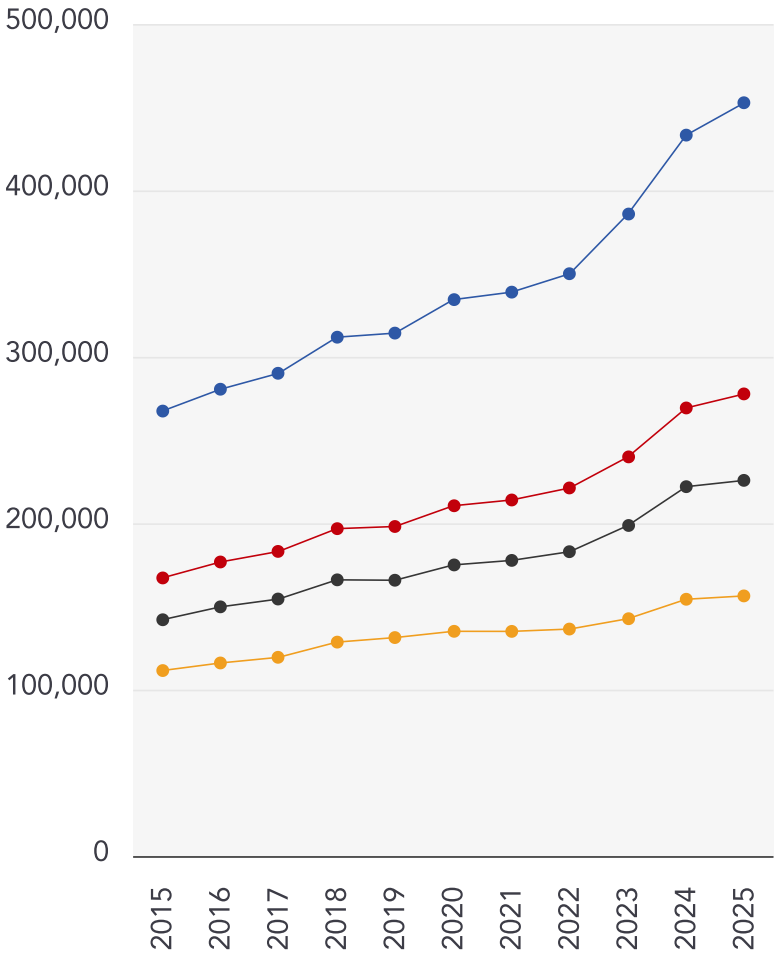
10 Year History of Average House Prices by Property Type in CW5



Detached

+69.27%

Semi-Detached

+66.15%

Terraced

+58.95%

Flat

+40.22%

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Agent
Disclaimer

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