

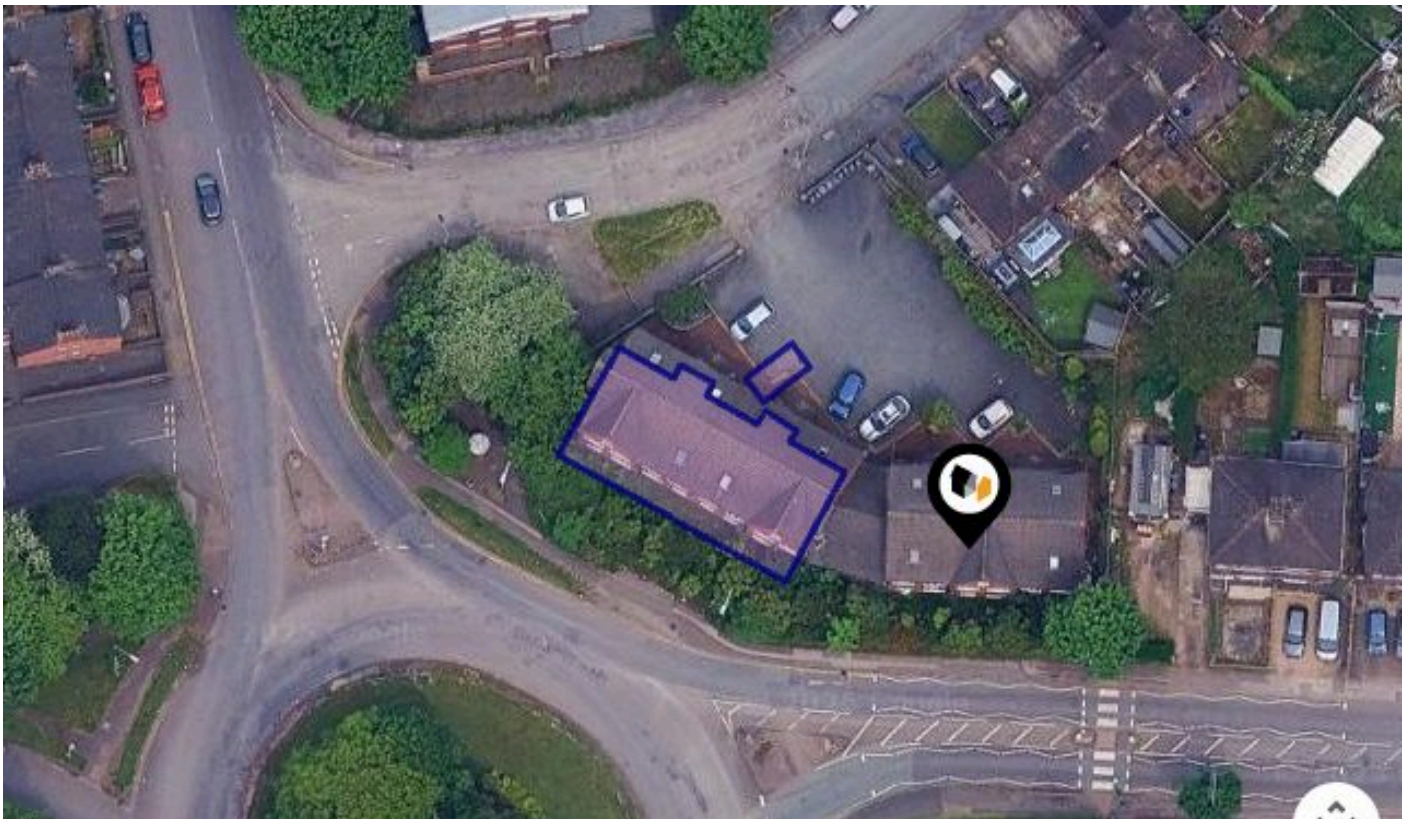


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# KFB: Key Facts For Buyers

A Guide to This Property & the Local Area

**Thursday 07<sup>th</sup> August 2025**



**THE COURTYARD, BEASLEY AVENUE, NEWCASTLE, ST5**

**butters john bee**

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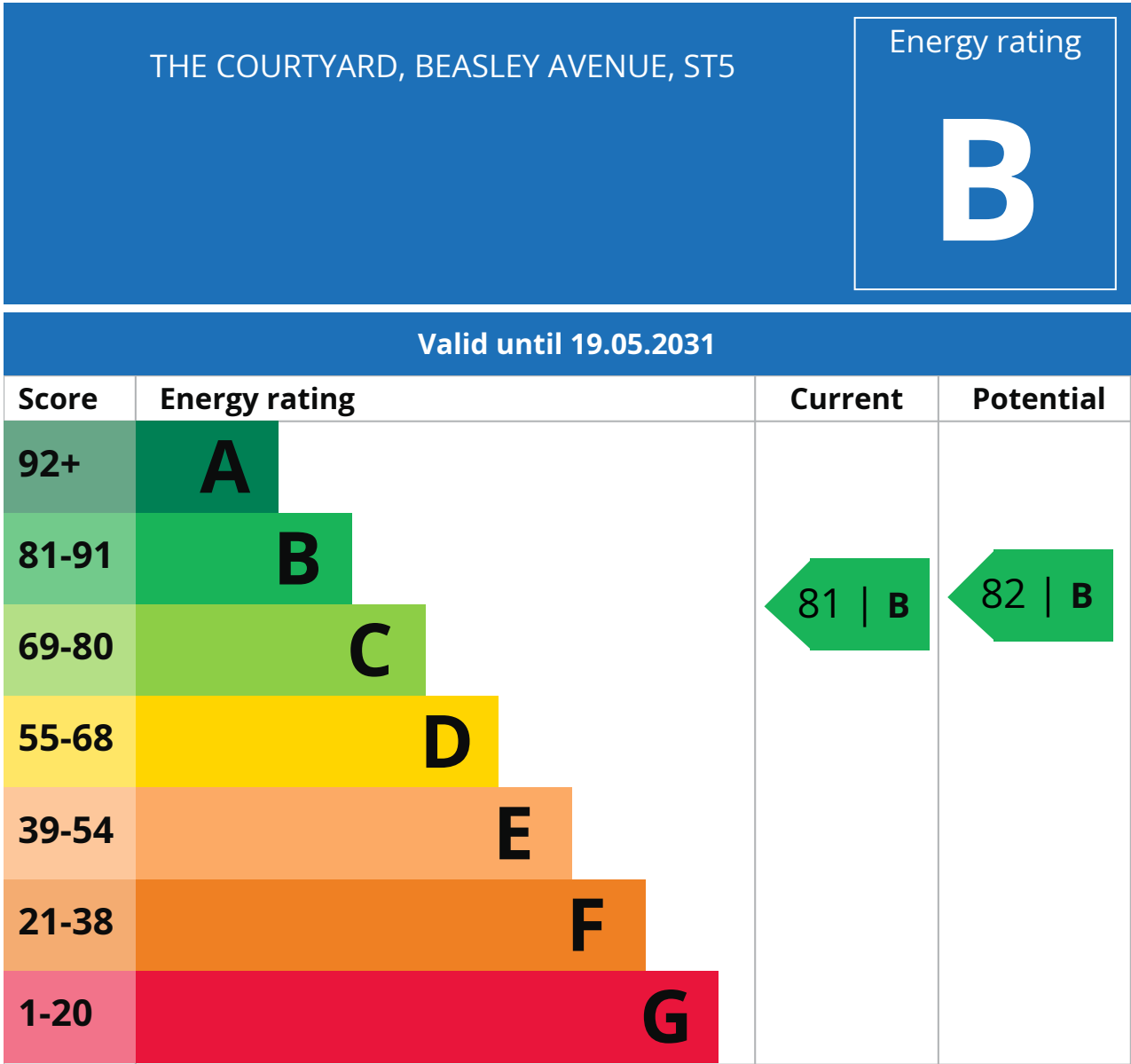
## Property

Type:	Flat / Maisonette	Tenure:	Leasehold
Bedrooms:	1	Lease Term:	From and including 1 January 2006 for 125 years
Floor Area:	452 ft <sup>2</sup> / 42 m <sup>2</sup>	Term Remaining:	-
Plot Area:	0.06 acres		
Year Built :	2006		
Council Tax :	Band A		
Annual Estimate:	£1,497		
Title Number:	SF523847		

## Local Area

Local Authority:	Staffordshire	Estimated Broadband Speeds (Standard - Superfast - Ultrafast)		
Conservation Area:	No	16 mb/s	80 mb/s	1000 mb/s
Flood Risk:				
● Rivers & Seas	Very low			
● Surface Water	Very low			
Mobile Coverage: (based on calls indoors)		Satellite/Fibre TV Availability:		

Property  
**EPC - Certificate**



### Additional EPC Data

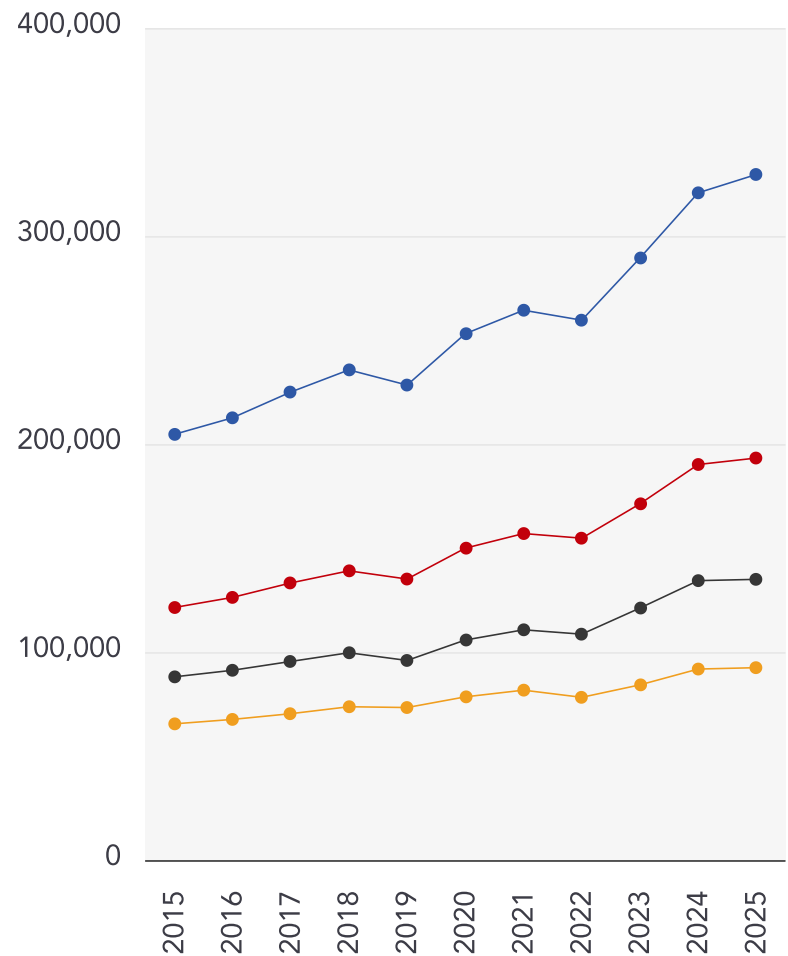
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<b>Property Type:</b>	Flat
<b>Build Form:</b>	Mid-Terrace
<b>Transaction Type:</b>	Rental
<b>Energy Tariff:</b>	Dual
<b>Main Fuel:</b>	Electricity (not community)
<b>Main Gas:</b>	No
<b>Floor Level:</b>	00
<b>Flat Top Storey:</b>	No
<b>Top Storey:</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>	Boiler and radiators, electric
<b>Main Heating Controls:</b>	No time or thermostatic control of room temperature
<b>Hot Water System:</b>	From main system, no cylinder thermostat
<b>Hot Water Energy Efficiency:</b>	Poor
<b>Lighting:</b>	Low energy lighting in all fixed outlets
<b>Floors:</b>	Solid, insulated (assumed)
<b>Total Floor Area:</b>	42 m <sup>2</sup>

# Market

## House Price Statistics

10 Year History of Average House Prices by Property Type in ST5



Detached

**+61.04%**

Semi-Detached

**+59.16%**

Terraced

**+53.2%**

Flat

**+41.21%**

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## Important - Please Read

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Valuation Office  
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