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KFB: Key Facts For Buyers

A Guide to This Property & the Local Area

Tuesday 05th August 2025



CHURCH ROAD, GORLESTON, GREAT YARMOUTH, NR31

Howards

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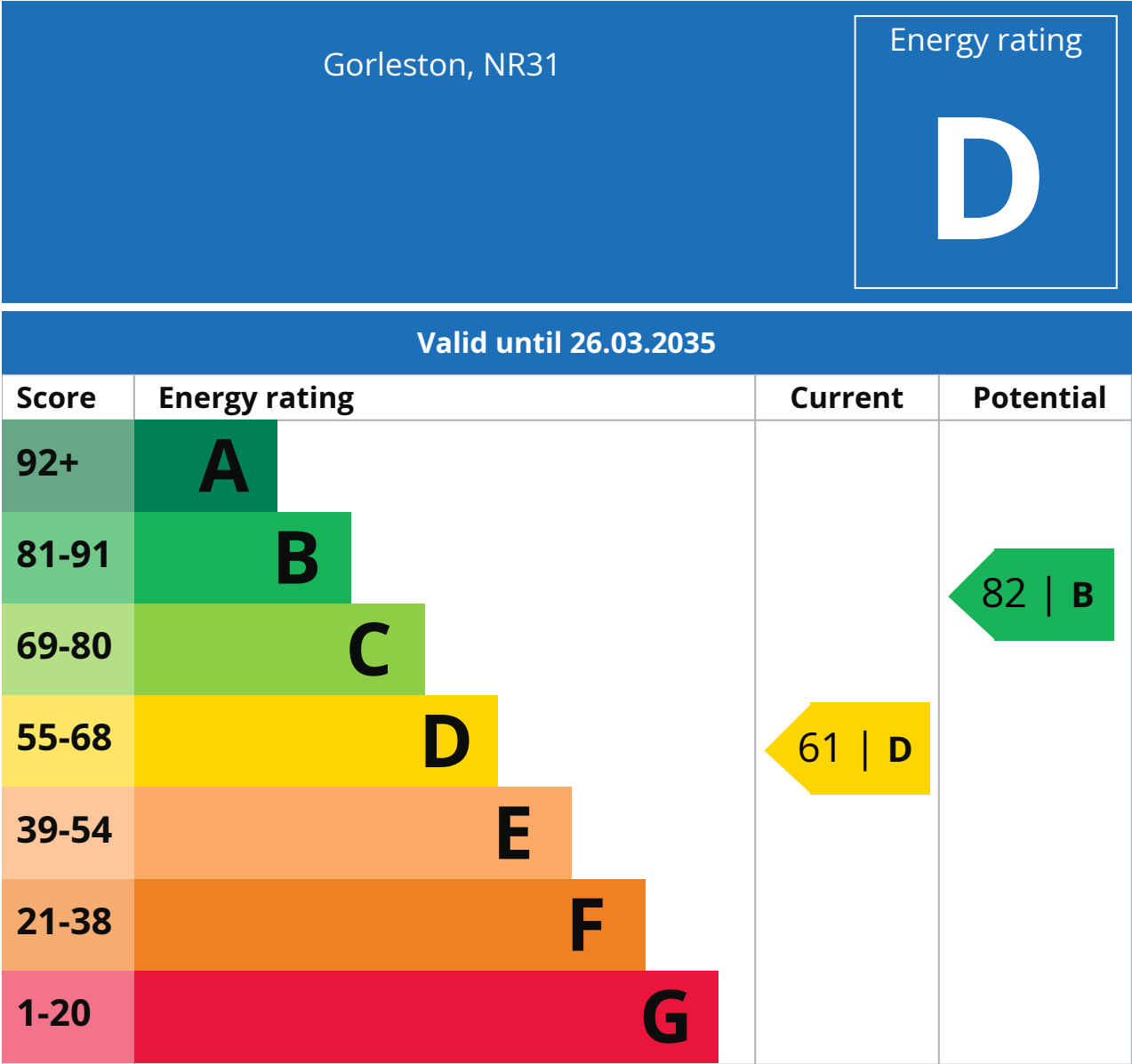


Property

Type:	Terraced	Tenure:	Freehold
Bedrooms:	2		
Floor Area:	688 ft ² / 64 m ²		
Plot Area:	0.03 acres		
Council Tax :	Band A		
Annual Estimate:	£1,537		
Title Number:	NK58623		

Local Area

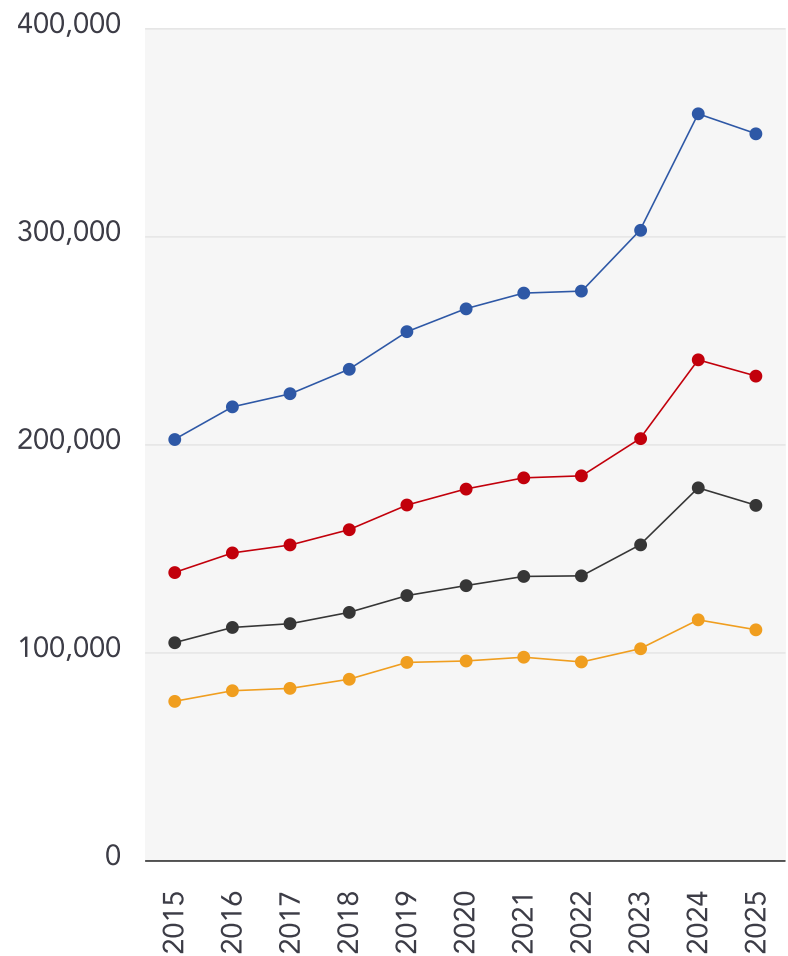
Local Authority:	Norfolk	Estimated Broadband Speeds (Standard - Superfast - Ultrafast)		
Conservation Area:	No			
Flood Risk:				
• Rivers & Seas	Very low	15 mb/s	80 mb/s	1800 mb/s
• Surface Water	Very low			
Mobile Coverage: (based on calls indoors)		Satellite/Fibre TV Availability:		
				
O ₂	EE	3	Vodafone	
				



Additional EPC Data

Property Type:	House
Build Form:	Mid-Terrace
Transaction Type:	Marketed sale
Energy Tariff:	Unknown
Main Fuel:	Mains gas (not community)
Main Gas:	Yes
Flat Top Storey:	No
Top Storey:	0
Glazing Type:	Double glazing, unknown install date
Previous Extension:	1
Open Fireplace:	0
Ventilation:	Natural
Walls:	Solid brick, as built, no insulation (assumed)
Walls Energy:	Very Poor
Roof:	Pitched, no insulation (assumed)
Roof Energy:	Very Poor
Main Heating:	Boiler and radiators, mains gas
Main Heating Controls:	Programmer, TRVs and bypass
Hot Water System:	From main system
Hot Water Energy Efficiency:	Good
Lighting:	Low energy lighting in all fixed outlets
Floors:	Suspended, no insulation (assumed)
Total Floor Area:	64 m ²

10 Year History of Average House Prices by Property Type in NR31



Detached

+72.67%

Semi-Detached

+68.3%

Terraced

+63.16%

Flat

+45.06%

Important - Please Read

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