

# KEY FACTS FOR BUYERS

Burnham Road, Woodham Mortimer, Maldon, CM9

October 2021



## A guide to this property and the local area

### Bond Residential

10 Eves Corner Maldon Rd Danbury Chelmsford CM3 4QQ

01245 222856

danbury@bondresidential.co.uk

www.bondresidential.co.uk



# PROPERTY OVERVIEW

BURNHAM ROAD, WOODHAM MORTIMER, MALDON, CM9



 Boundary (Land Registry Title Plan)

## PROPERTY KEY FACTS

Detached House  
4 Bedrooms

Floor Area: 2,152.78 ft<sup>2</sup>  
200.00 m<sup>2</sup>

Plot Size: 0.64 acres

Council Tax Band: F

Annual Cost: £2,644.39 (min)

Land Registry  
Title Number: EX723344

Tenure: Freehold

£/sqft: £408.73

## AREA KEY FACTS

Local Authority: MALDON

Flood Risk: Very Low

Conservation Area: No

Predicted Broadband Speeds

Basic: 4 Mbps

Superfast: 49 Mbps

Mobile Coverage  
(based on voice calls made indoors)

EE: 

Three: 

O2: 

Vodafone: 

Satellite / Fibre TV Availability

BT: 

Sky: 

Virgin: 

## PLANNING HISTORY

No Planning Records Available

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# PROPERTY OVERVIEW

## PHOTO GALLERY



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## PHOTO GALLERY

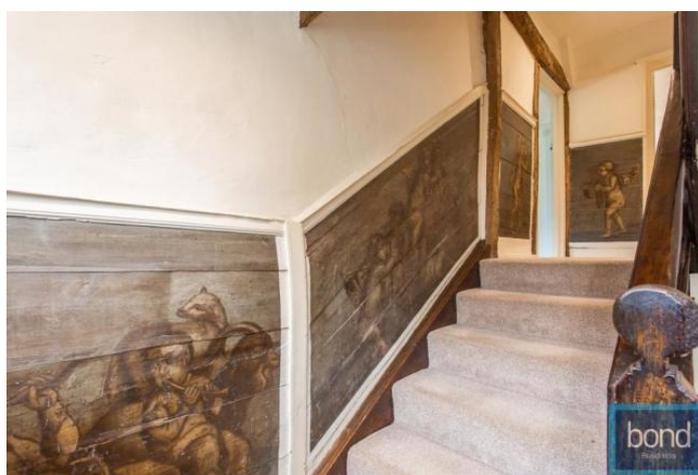


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## FLOORPLANS



TOTAL FLOOR AREA : 2214 sq.ft. (205.6 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.  
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## EPC

Burnham Road, Woodham Mortimer, MALDON, CM9

Energy rating

F

Valid until 22.03.2021

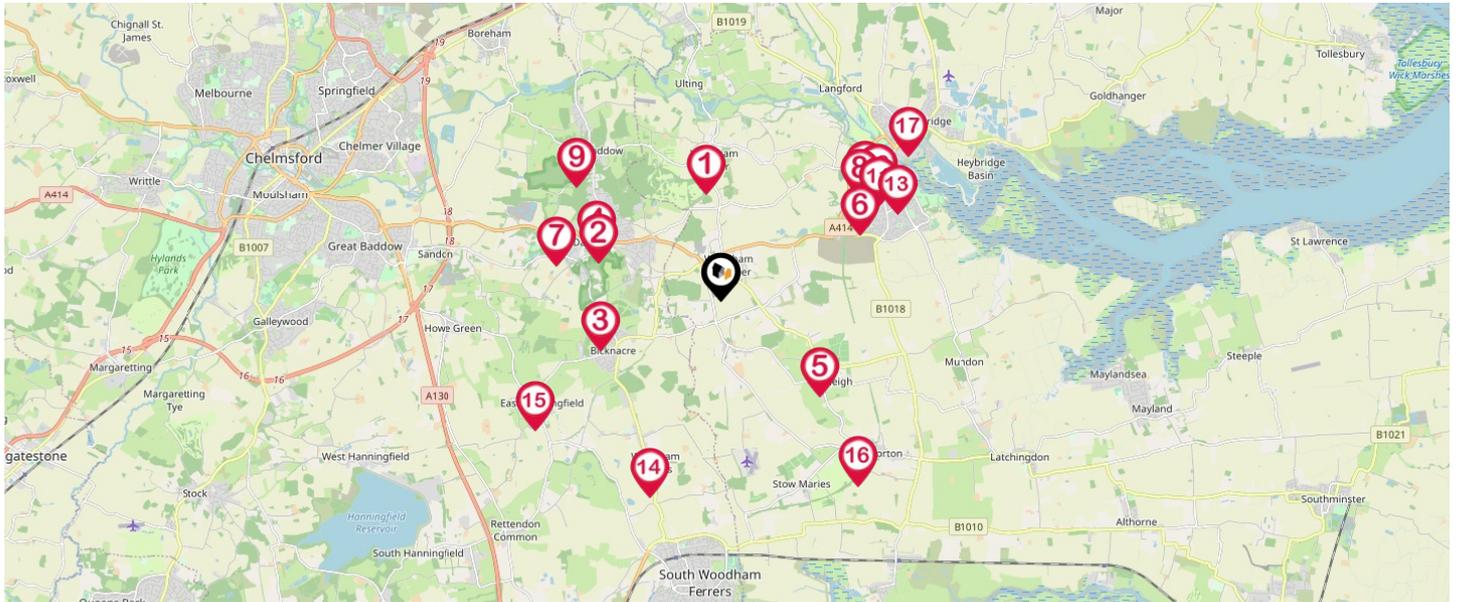
Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		
39-54	E		
21-38	F	33   F	41   E
1-20	G		

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# LOCAL AREA

## NEARBY SCHOOLS & RATINGS



Pin	School Details	Rating	Pupils	Distance	Nursery	Primary	Secondary	College	Private
1	Woodham Walter Church of England Voluntary Controlled ...	Good	102	1.61 Miles	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2	Heathcote School	-	90	1.83 Miles	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
3	Priory Primary School, Bicknacre	Good	179	1.84 Miles	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4	St John Church of England Voluntary Controlled Primary Sc...	Good	224	1.91 Miles	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5	Purleigh Community Primary School	-	215	2.06 Miles	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6	Wentworth Primary School	Good	417	2.32 Miles	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7	Danbury Park Community Primary School	Outstanding	258	2.4 Miles	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8	All Saints Maldon Church of England Voluntary Controlled ...	Good	311	2.6 Miles	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
9	Elm Green Preparatory School	-	209	2.67 Miles	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
10	St Francis Catholic Primary School, Maldon	Good	200	2.74 Miles	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
11	Plume School	Good	1702	2.75 Miles	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
12	Maldon Court Preparatory School	-	153	2.85 Miles	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
13	Maldon Primary School	-	236	2.94 Miles	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
14	St Mary's Church of England Primary School	-	-	-	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
15	East Hanningfield Church of England Primary School	Good	113	3.26 Miles	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
16	Cold Norton Primary School	Outstanding	148	3.4 Miles	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
17	Heybridge Co-Operative Academy	-	44	3.53 Miles	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

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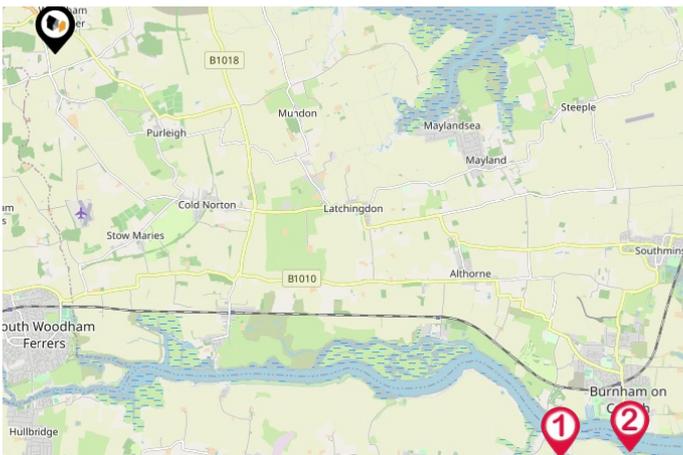
# LOCAL AREA

## NEAREST TRANSPORT LINKS



### BUS STOPS/STATIONS

- 1 - Conduit Lane | 0.19 miles
- 2 - Conduit Lane | 0.19 miles
- 3 - Bryant's Lane | 0.31 miles
- 4 - Post Office Road | 0.38 miles
- 5 - Oak Corner | 0.33 miles



### FERRY TERMINALS

- 1 - Wallasea Island Ferry Landing | 9.53 miles
- 2 - Burnham on Crouch Ferry Landing | 10.29 miles

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# LOCAL AREA

## NEAREST TRANSPORT LINKS



### NATIONAL RAIL STATIONS

- 1 - South Woodham Ferrers Rail Station | 4.16 miles
- 2 - Hatfield Peverel Rail Station | 5.07 miles
- 3 - North Fambridge Rail Station | 4.9 miles



### TRUNK ROADS/MOTORWAYS

- 1 - M25 J29 | 17.23 miles
- 2 - M25 J28 | 16.92 miles
- 3 - M25 J30 | 21.01 miles
- 4 - M11 J7 | 20.87 miles



### AIRPORTS/HELIPADS

- 1 - London Southend Airport | 10.29 miles
- 2 - London Stansted Airport | 19.91 miles
- 3 - London City Airport | 28.37 miles
- 4 - Biggin Hill Airport | 36.3 miles

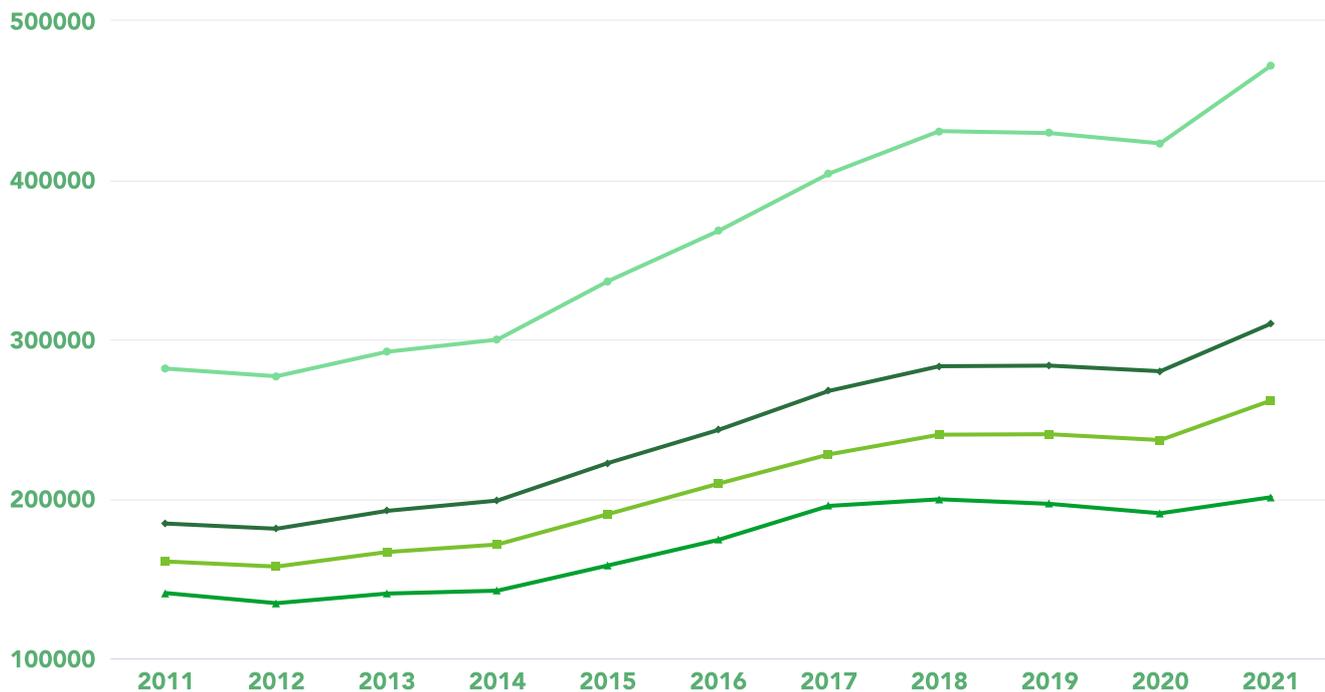
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# LOCAL MARKET

## HOUSE PRICE STATISTICS FOR CM9

### 10 YEAR HISTORY OF AVERAGE PRICES BY PROPERTY TYPE



**FLAT**  
+ 42.65%



**TERRACED**  
+ 62.76%



**SEMI-DETACHED**  
+ 67.9%



**DETACHED**  
+ 67.41%

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# BOND RESIDENTIAL

## About Us

Award winning Estate Agent in Chelmsford, Danbury and surrounding areas  
Our hard work and our professional and friendly approach have helped establish us as one of the city's leading independent agents. We are proud that our traditional values and modern approach have led to so many customers recommending us to friends and family. We believe we offer an unparalleled service to our clients and invite you to contact us for any of your property needs throughout Chelmsford, Danbury, and surrounding areas.

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# DATA QUALITY

Bond Residential is committed to comprehensive property data being made available upfront to make the home buying and selling process quicker, easier and cheaper. Which is why they have partnered with Sprift, the UK's leading supplier of property specific data.

## Data Partners:



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