

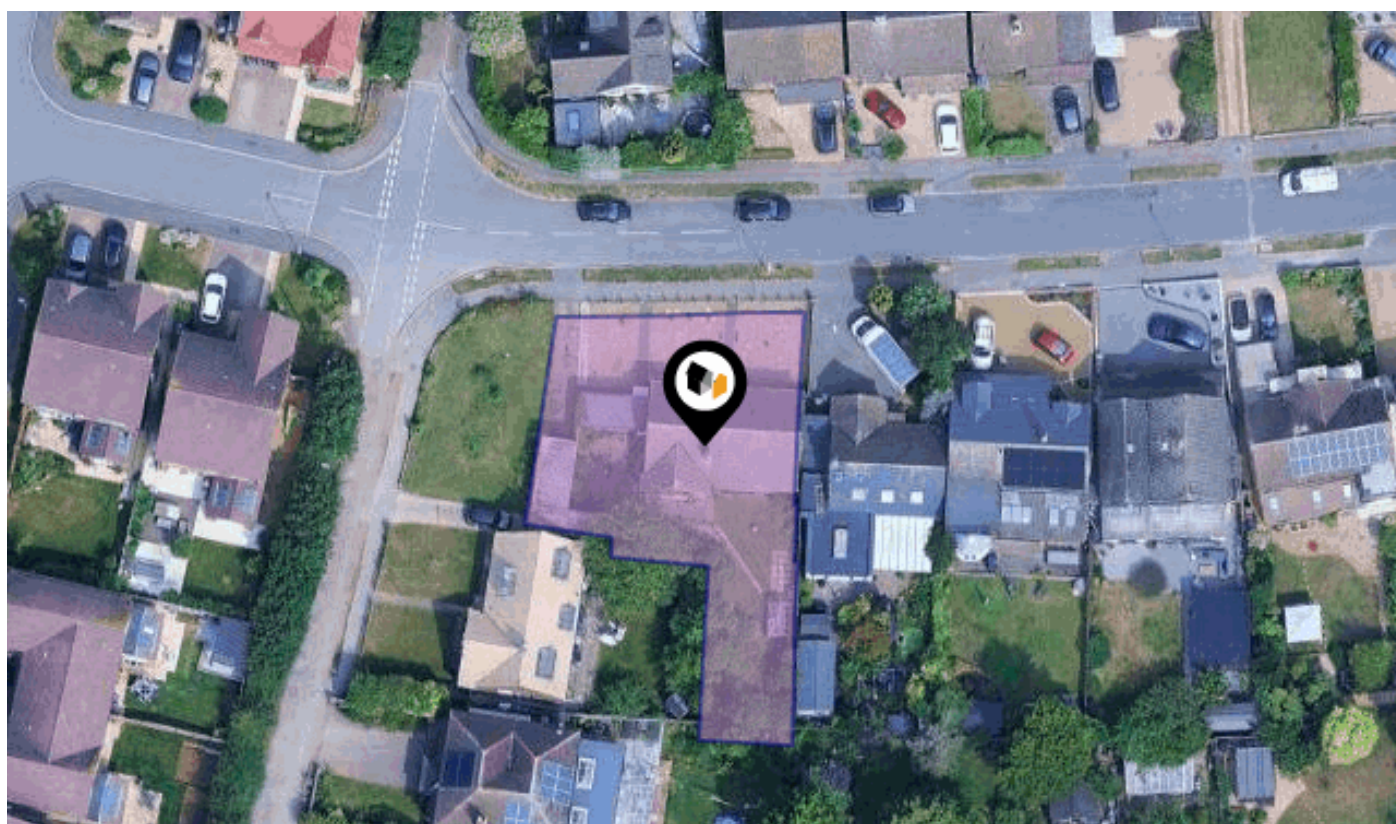


See More Online

MIR: Material Info

The Material Information Affecting this Property

Thursday 28th August 2025



LAVENDER WAY, HITCHIN, SG5

Country Properties

6 Brand Street Hitchin SG5 1HX

01462 452951

NKearney@country-properties.co.uk

www.country-properties.co.uk



Planning records for: **1 Lavender Way Hitchin SG5 2LU**

Reference - 16/02596/1HH	
Decision:	Decided
Date:	20th October 2016
Description:	Raising roof height of dwelling to facilitate first floor extension. Erection of single storey rear extension including balcony area above and front entrance porch. Installation of external timber cladding and replacement pitched roof over existing detached garage (as amended by plans received 25 November 2016).

Reference - 17/02178/1HH	
Decision:	Decided
Date:	08th September 2017
Description:	Raising roof height of dwelling to facilitate first floor extension. Single storey rear extension, single storey front entrance porch and addition of external timber cladding to first floor and render to ground floor.

Planning records for: **2 Lavender Way Hitchin SG5 2LU**

Reference - 79/00919/1	
Decision:	Decided
Date:	31st March 1979
Description:	Erection of two storey and first floor rear extension

Reference - 74/00190/1	
Decision:	Decided
Date:	21st February 1974
Description:	First floor rear extension

Planning records for: **2 Lavender Way Hitchin SG5 2LU**

Reference - 79/00466/1	
Decision:	Decided
Date:	23rd March 1979
Description:	Renewal of Planning Permission for First Floor Rear Extension (Approved - 1/190/74)

Planning records for: **3 Lavender Way Hitchin Herts SG5 2LU**

Reference - 01/01211/1HH	
Decision:	Decided
Date:	01st August 2001
Description:	First floor front extension, side car port and front entrance porch.

Reference - 11/01784/1HH	
Decision:	Decided
Date:	15th July 2011
Description:	Extension of existing rear dormer windows and single storey rear extension

Reference - 03/01609/1HH	
Decision:	Decided
Date:	10th October 2003
Description:	Single storey side extension to provide garage.

Planning records for: **3 Lavender Way Hitchin SG5 2LU**

Reference - 11/00351/1HH	
Decision:	Decided
Date:	11th February 2011
Description:	Retention of alterations to existing garage comprising pitched tiled roof with velux window to replace flat roof and installation of replacement garage and pedestrian doors

Planning records for: **5 Lavender Way Hitchin SG5 2LU**

Reference - 76/00830/1	
Decision:	Decided
Date:	08th June 1976
Description:	Conversion of garage to residential flatlet and single storey extension to form utility room

Reference - 13/00488/1HH	
Decision:	Decided
Date:	06th March 2013
Description:	Single storey rear extension

Planning records for: **7 Lavender Way Hitchin SG5 2LU**

Reference - 13/01368/1PUD	
Decision:	Decided
Date:	19th June 2013
Description:	Single storey rear extension

Planning records for: **8 Lavender Way Hitchin Hertfordshire SG5 2LU**

Reference - 01/01698/1HH	
Decision:	Decided
Date:	01st November 2001
Description:	Single storey side and rear extensions.

Planning records for: **9 Lavender Way Hitchin SG5 2LU**

Reference - 16/02698/1HH	
Decision:	Decided
Date:	24th October 2016
Description:	First floor rear extension.

Reference - 89/01177/1	
Decision:	Decided
Date:	21st July 1989
Description:	Single storey rear extension following demolition of existing conservatory.

Planning records for: **10 Lavender Way Hitchin Hertfordshire SG5 2LU**

Reference - 01/01694/1HH	
Decision:	Decided
Date:	31st October 2001
Description:	Two storey rear and single storey front and side extensions

Planning records for: **11 Lavender Way Hitchin SG5 2LU**

Reference - 15/01160/1HH	
Decision:	Decided
Date:	27th April 2015
Description:	Insertion of one dormer window and two rooflights in front roofslope and one dormer window and one rooflight in rear roofslope. Increase ridge height of existing projecting front roofslope and increase ridge height of existing projecting rear slope and replace existing window with doors at first floor level with juliet balcony, addition of pitched roof above garage.

Reference - 14/00914/1HH	
Decision:	Decided
Date:	09th April 2014
Description:	Insertion of dormer window and six rooflights in front roofslope and dormer window and two rooflights in rear roofslope, increase ridge height of existing projecting rear roofslope and replace existing window with doors at first floor level with juliet balcony, addition of pitched roof above garage.

Planning records for: **12 Lavender Way Hitchin SG5 2LU**

Reference - 17/01568/1HH	
Decision:	Decided
Date:	27th June 2017
Description:	Part two and part single storey rear and side extension following part demolition of existing single storey side and rear extensions. Single storey front extension following demolition of existing front porch. Ancillary works. (as amended by drawings PL02C, PL03B and PL04C received by 25/08/2017).

Planning records for: **13 Lavender Way Hitchin SG5 2LU**

Reference - 17/01715/1NCS	
Decision:	Decided
Date:	19th July 2017
Description:	Single storey rear extension with the following dimension: Length (measured from rear wall of original house) - 6.0 metres

Planning records for: **13 Lavender Way Hitchin Hertfordshire SG5 2LU**

Reference - 00/00645/1HH	
Decision:	Decided
Date:	02nd May 2000
Description:	Single storey front extension to include replacment garage

Reference - 06/02193/1HH	
Decision:	Decided
Date:	27th September 2006
Description:	Single storey front extension, 2 dormer windows in rear roofslope to facilitate loft conversion and provision of 2 additional parking spaces

Reference - 10/00079/1HH	
Decision:	Decided
Date:	19th January 2010
Description:	Dormer window in rear roofslope to facilitate habitable accommodation at first floor level

Planning records for: **14 Lavender Way Hitchin SG5 2LU**

Reference - 04/01211/1HH	
Decision:	Decided
Date:	21st July 2004
Description:	Conversion of existing bungalow to two storey dwelling involving addition of first floor side extension, a front porch, single storey front extension and a pitched roof over the existing garage (as amended by drawings DP 83/01 Rev B and DP 83/02 Rev C received 05/11/04)

Planning records for: **14 Lavender Way Hitchin SG5 2LU**

Reference - 04/00559/1HH	
Decision:	Decided
Date:	07th April 2004
Description:	Conversion of existing bungalow to two storey dwelling involving ground floor side extension and new first floor

Planning records for: **15 Lavender Way Hitchin SG5 2LU**

Reference - 05/01081/1HH	
Decision:	Decided
Date:	19th July 2005
Description:	Two storey side extension following demolition of existing garage and store. Front porch canopy (as amended by plans received 31/08/2005, drawing no. JDM/0405/2A)

Planning records for: **16 Lavender Way Hitchin SG5 2LU**

Reference - 14/02155/1HH	
Decision:	Decided
Date:	11th August 2014
Description:	Raise height of roof to create two storey dwelling with first floor accommodation, pitched roof to existing garage with continuation canopy across front elevation and front porch extension.

Planning records for: **17 Lavender Way Hitchin SG5 2LU**

Reference - 04/00940/1HH	
Decision:	Decided
Date:	08th June 2004
Description:	Front porch extension with canopy over

Planning records for: **18 Lavender Way Hitchin Hertfordshire SG5 2LU**

Reference - 25/00123/FPH	
Decision:	Decided
Date:	14th January 2025
Description:	Single storey side/rear extension, single storey front extension, alterations to existing garage to facilitate conversion into habitable accommodation. Alterations to existing roof and fenestration.

Reference - 25/00814/FPH	
Decision:	Decided
Date:	03rd April 2025
Description:	Single storey side/rear extension, single storey front extension, alterations to existing garage to facilitate conversion into habitable accommodation. Alterations to existing roof and fenestration

Planning records for: **19 Lavender Way Hitchin SG5 2LU**

Reference - 79/01940/1	
Decision:	Decided
Date:	26th November 1979
Description:	Erection of first floor side extension over existing garage

Reference - 10/02388/1PUD	
Decision:	Decided
Date:	26th October 2010
Description:	Single storey rear extension

Planning records for: **19 Lavender Way Hitchin SG5 2LU**

Reference - 81/00187/1	
Decision:	Decided
Date:	07th February 1981
Description:	Erection of single storey front extension

Reference - 79/01446/1	
Decision:	Decided
Date:	04th September 1979
Description:	Erection of two storey front and first side extensions

Planning records for: **20 Lavender Way Hitchin SG5 2LU**

Reference - 11/01321/1HH	
Decision:	Decided
Date:	31st May 2011
Description:	Single storey rear extension

Reference - 25/01476/FPH	
Decision:	Awaiting decision
Date:	05th June 2025
Description:	Alterations to existing roof to include raised roof and eaves height and insertion of two side box dormers and side rooflights to create habitable space at first floor level. Replacement pitched roof over existing garage including front canopy and insertion of front ground floor window following removal of existing garage doors to facilitate garage conversion. Alterations to fenestration (amended by plans received 21/07/25)

Planning records for: **21 Lavender Way Hitchin SG5 2LU**

Reference - 08/00907/1HH	
Decision:	Decided
Date:	25th April 2008
Description:	Single storey rear extension with pitched roof continuing across existing rear single storey element and addition of pitched roof over existing two storey rear element, rear conservatory.

Reference - 21/00741/FPH	
Decision:	Decided
Date:	09th March 2021
Description:	Front extension including two replacement front dormer windows and insertion of two front rooflights. External material alterations to roof, walls, windows and doors.

Planning records for: **22 Lavender Way Hitchin SG5 2LU**

Reference - 85/01668/1	
Decision:	Decided
Date:	11th November 1985
Description:	Erection of two storey side and single storey front and rear extensions following demolition of existing garage.

Planning records for: **23 Lavender Way Hitchin Hertfordshire SG5 2LU**

Reference - 21/00558/FPH	
Decision:	Decided
Date:	22nd February 2021
Description:	First floor rear extension over existing rear elevation extension

Planning records for: **23 Lavender Way Hitchin SG5 2LU**

Reference - 16/00086/1HH	
Decision:	Decided
Date:	21st January 2016
Description:	Single storey infill porch front extension. Two storey front extension and single storey side and rear extensions (as amended by drawing 1515.PL.02A received 25/04/2016).

Planning records for: **24 Lavender Way Hitchin SG5 2LU**

Reference - 79/00302/1	
Decision:	Decided
Date:	26th February 1979
Description:	Erection of single storey rear extension

Reference - 00/01110/1HH	
Decision:	Decided
Date:	26th July 2000
Description:	Two storey side extension

Planning records for: **26 Lavender Way Hitchin Hertfordshire SG5 2LU**

Reference - 21/02802/FPH	
Decision:	Decided
Date:	29th September 2021
Description:	Single storey front and two storey side extension. Replace existing rear conservatory with single storey rear extension.

Planning records for: *26 Lavender Way Hitchin SG5 2LU*

Reference - 81/00602/1	
Decision:	Decided
Date:	31st March 1981
Description:	Erection of single storey front and side extension.

Building Safety

None specified

Accessibility / Adaptations

None specified

Restrictive Covenants

None specified

Rights of Way (Public & Private)

None specified

Construction Type

Brick

Property Lease Information

Not applicable

Listed Building Information

Not applicable

Stamp Duty

Ask agent

Electricity Supply

Yes

Gas Supply

Yes

Central Heating

Yes

Water Supply

Yes - mains supply

Drainage

Yes - mains supply

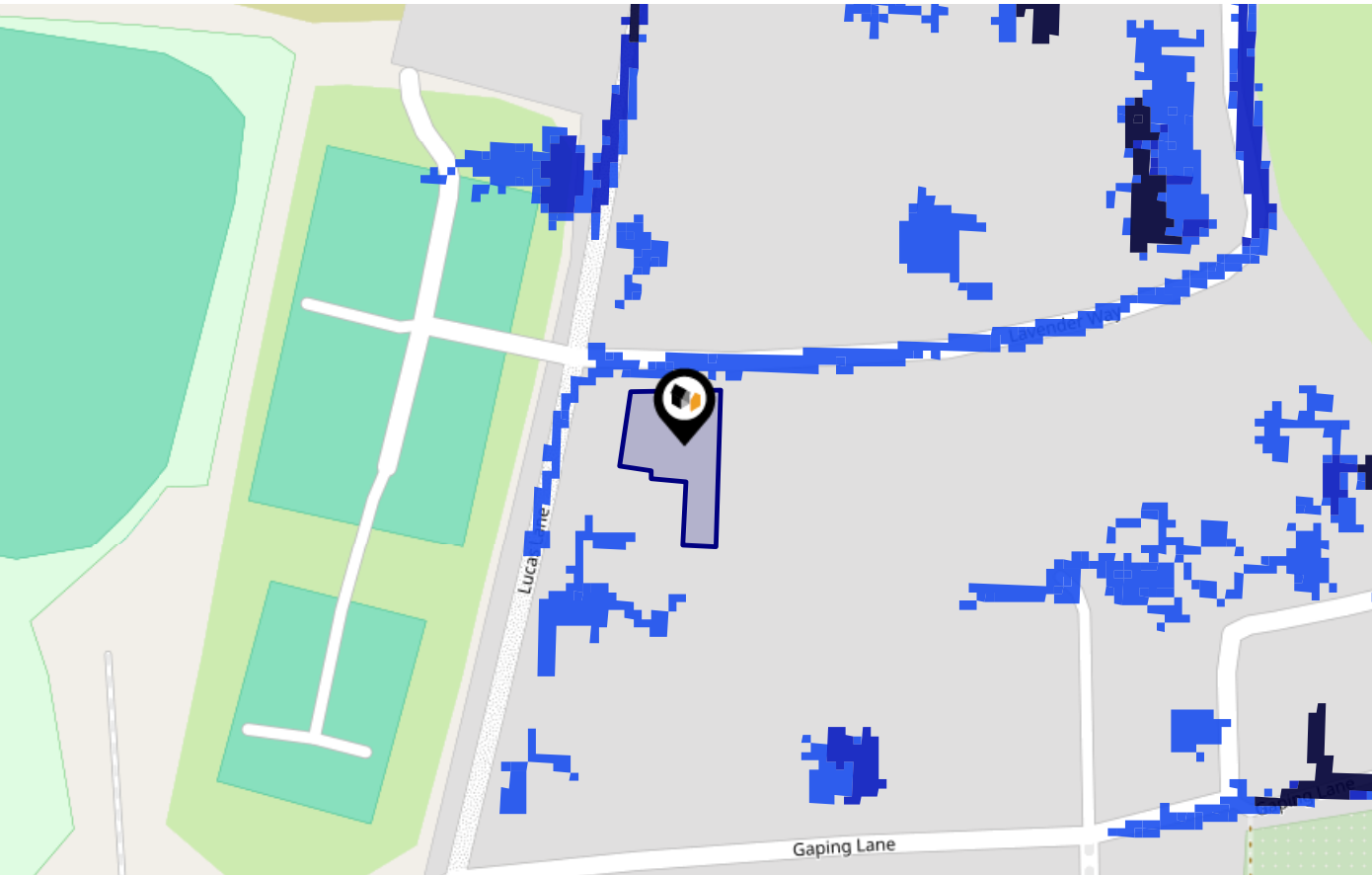
Important - Please read

The information supplied is to the best of our knowledge. All buyers to carry out their own independent due-diligence.

Flood Risk





Surface Water - Flood Risk

This map shows the chance of flooding where rainwater has nowhere to drain. This kind of flooding can occur far from rivers or seas.

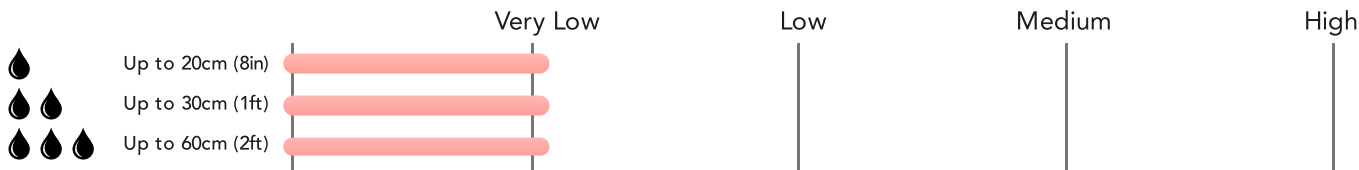


Risk Rating: Very low

The map does not contain sufficient information for it to be used to determine flood risk to individual properties, but it does give you an indication of whether your area may be affected by surface water flooding at this risk level.

-  **High Risk** - an area which has a chance of flooding of greater than 1 in 30 (3.3%) in any one year.
-  **Medium Risk** - an area which has a chance of flooding of greater than 1 in 100 (1.0%) in any one year.
-  **Low Risk** - an area which has a chance of flooding of greater than 1 in 1000 (0.1%) in any one year.
-  **Very Low Risk** - an area in which the risk is below 1 in 1000 (0.1%) in any one year.

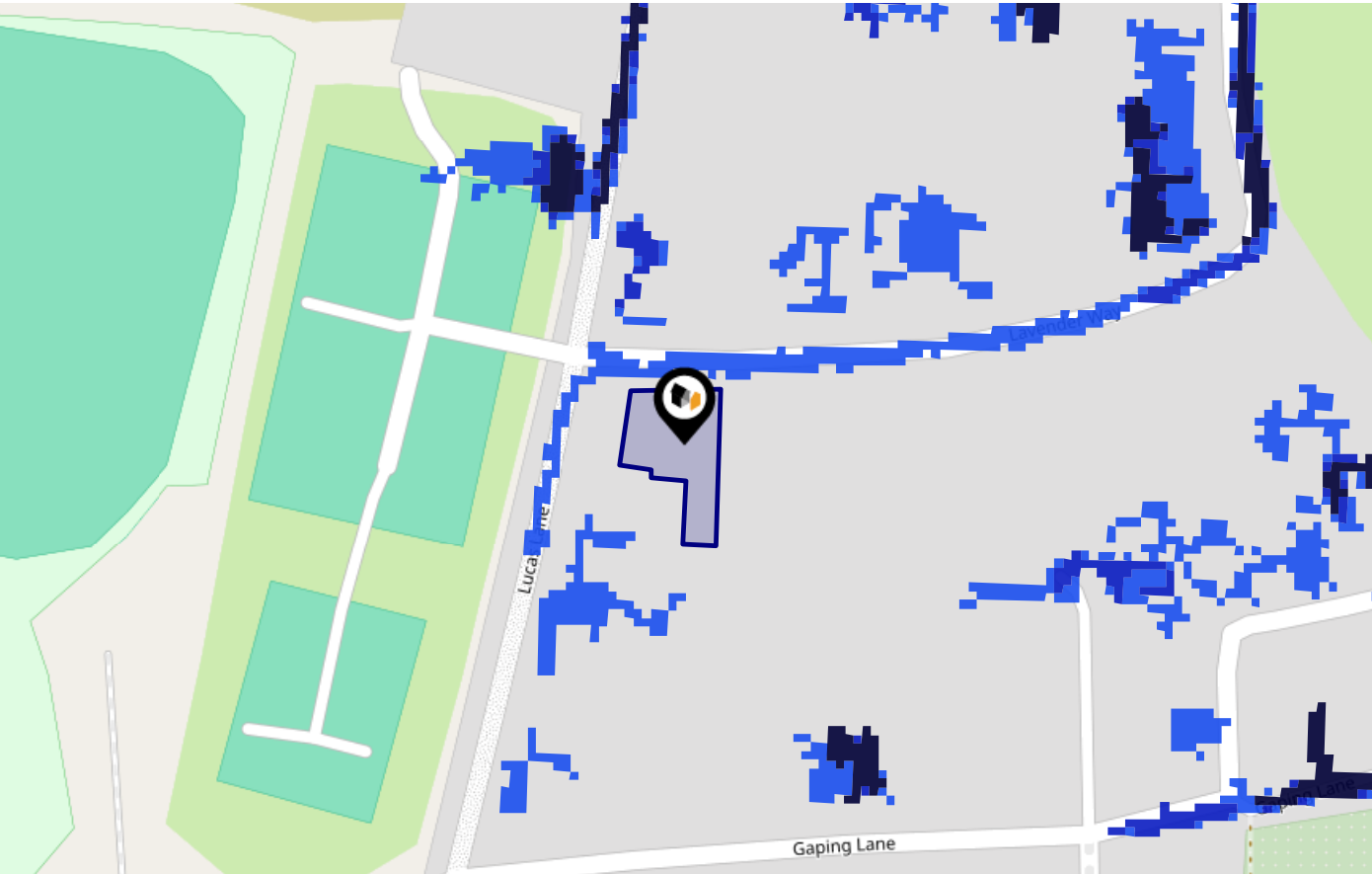
Chance of flooding to the following depths at this property:



Flood Risk





Surface Water - Climate Change

This map shows the future chance of flooding **between 2040 and 2060** where rainwater has nowhere to drain. This kind of flooding can occur far from rivers or seas. The government climate change models cannot predict exactly when the chance of flooding will go up. It could happen at any time during the time period.

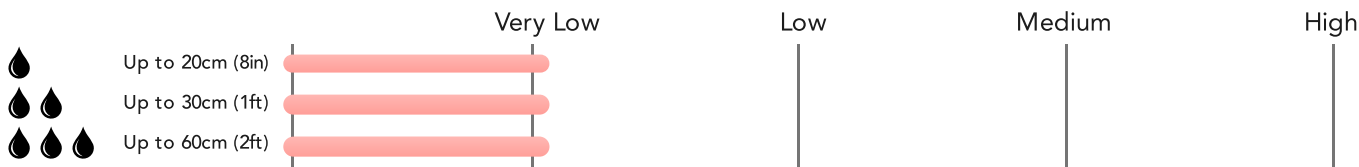


Risk Rating: Very low

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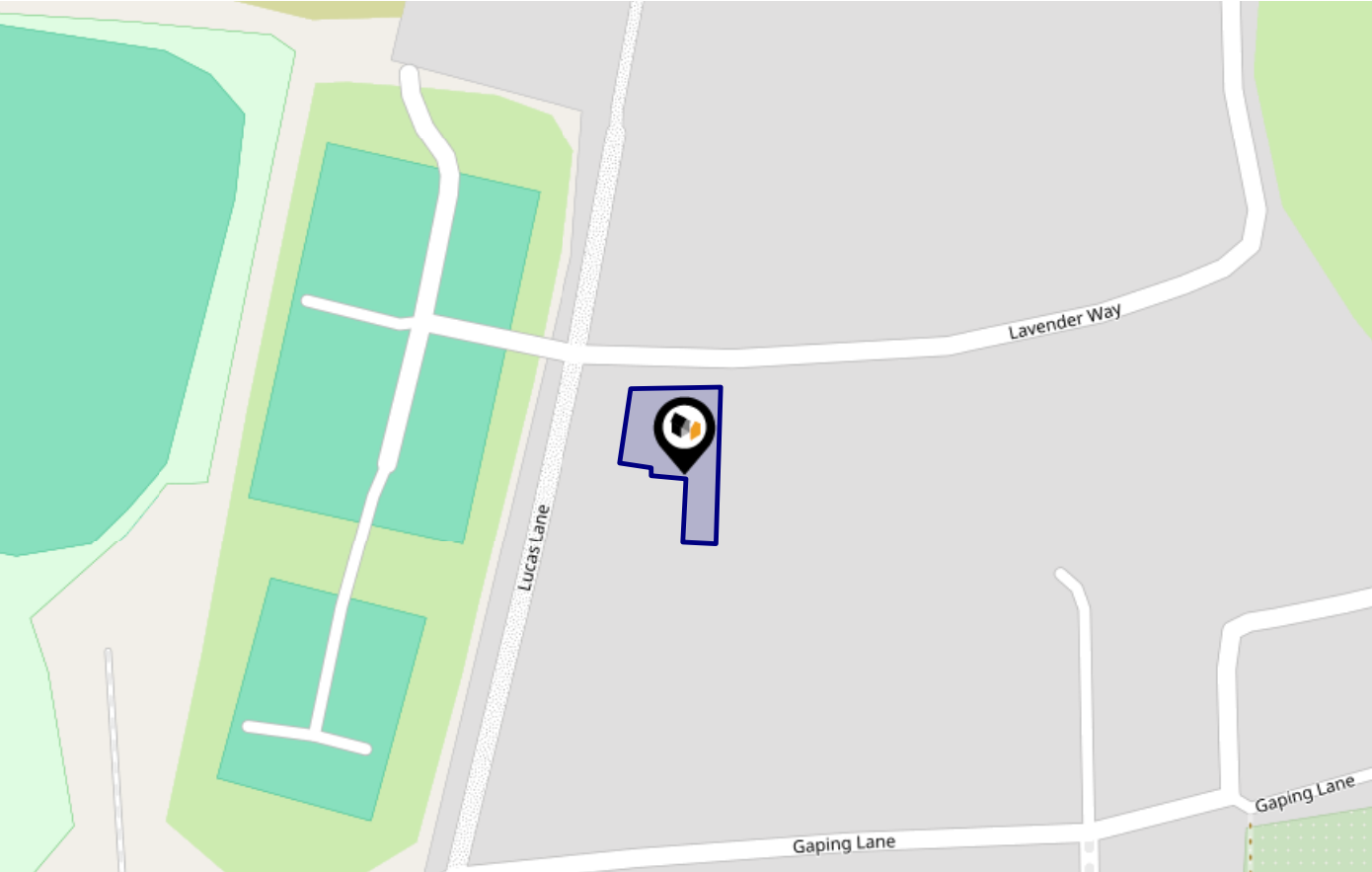
Chance of flooding to the following depths at this property:



Flood Risk

Rivers & Seas - Flood Risk

This map shows the chance of flooding from rivers and / or the sea, taking into account flood defences and their condition.

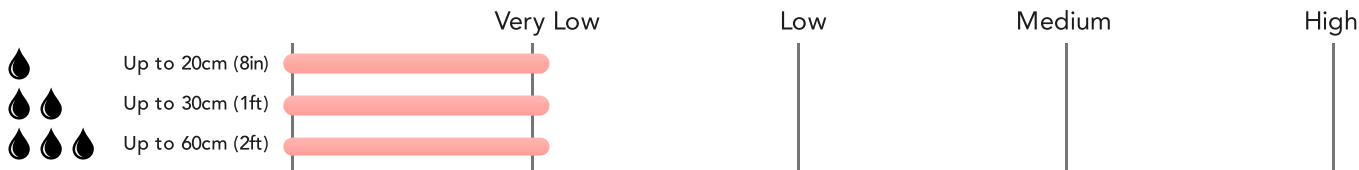


Risk Rating: Very low

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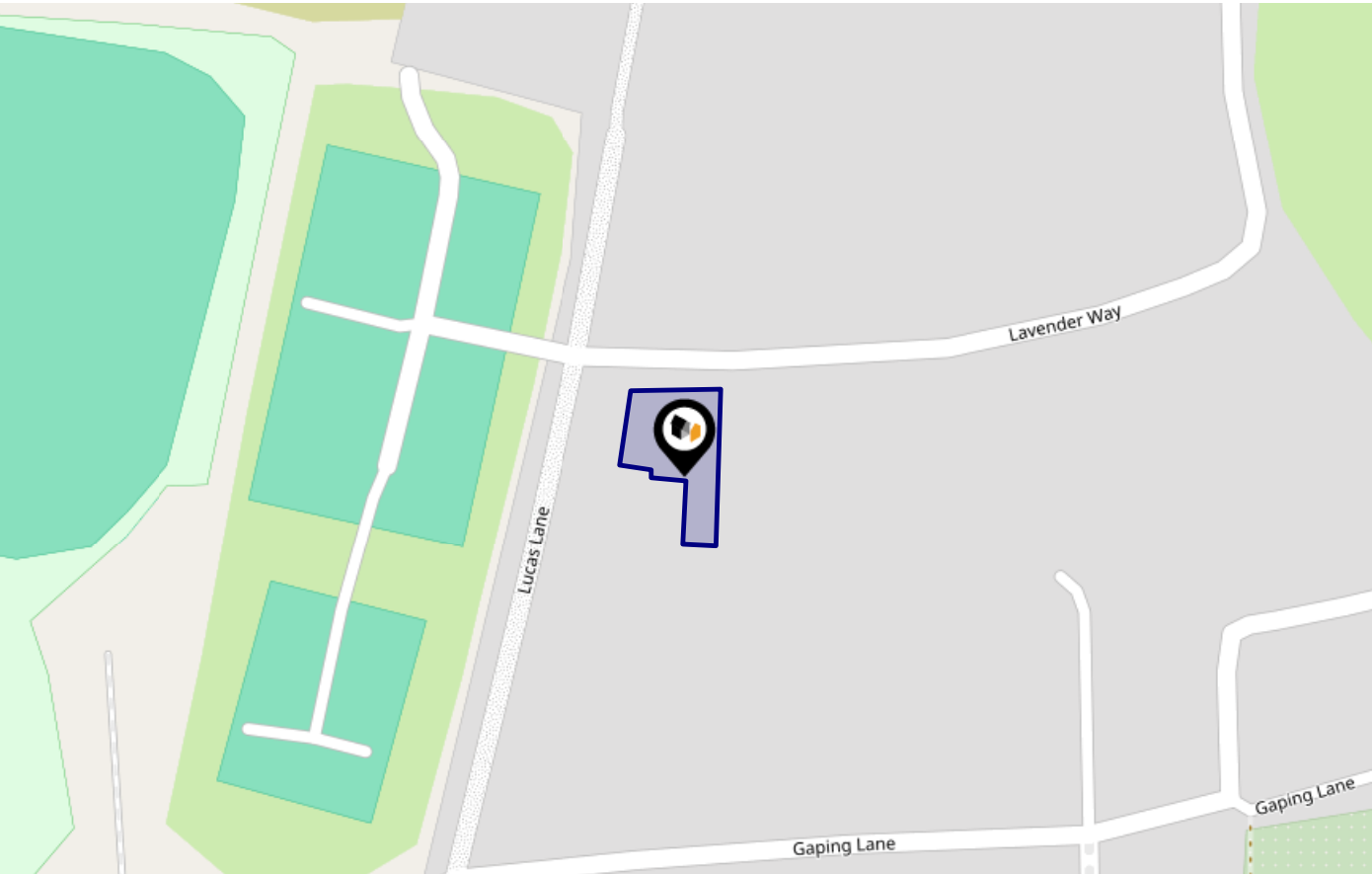
Chance of flooding to the following depths at this property:



Flood Risk

Rivers & Seas - Climate Change

This map shows the future chance of flooding from rivers and / or the sea **between 2036 and 2069**, taking into account flood defences and their condition. The government climate change models cannot predict exactly when the chance of flooding will go up. It could happen at any time during the time period.

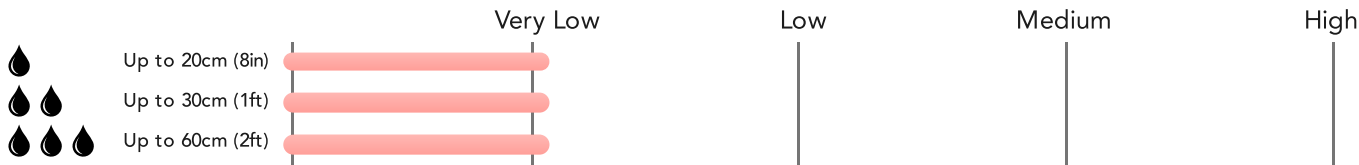


Risk Rating: Very low

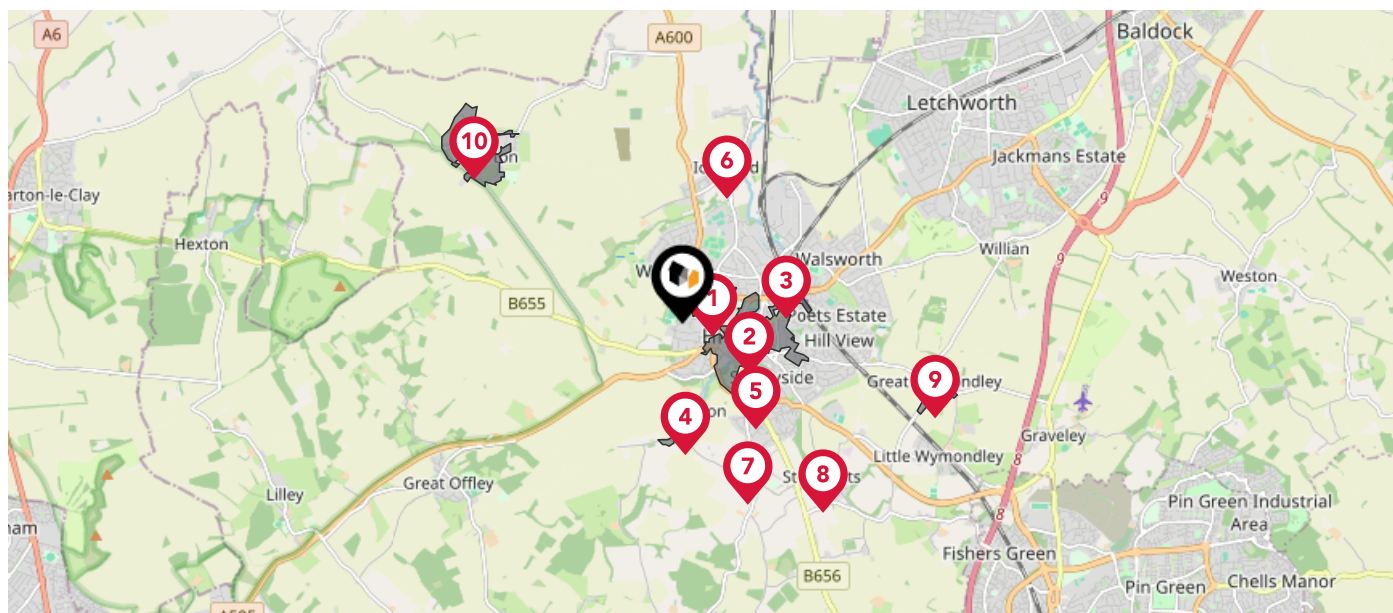
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Chance of flooding to the following depths at this property:



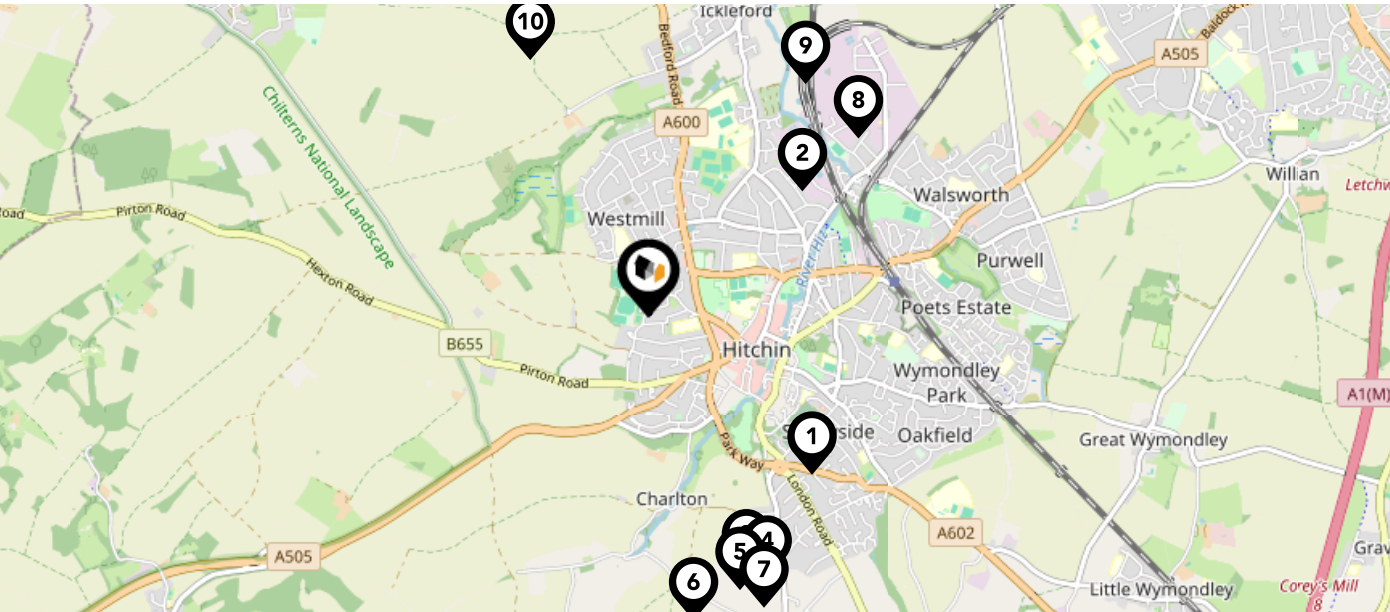
This map displays nearby official conservation areas. Every local authority in England has at least one conservation area. Most are designated by the Council as the local planning authority, though Historic England and the Secretary of State also have the power to create them.



Nearby Conservation Areas

- | | |
|----|--|
| 1 | Butts Close, Hitchin |
| 2 | Hitchin |
| 3 | Hitchin Railway and Ransom's Recreation Ground |
| 4 | Charlton |
| 5 | Hitchin Hill Path |
| 6 | Ickleford |
| 7 | Gosmore |
| 8 | St Ippolyts |
| 9 | Great Wymondley |
| 10 | Pirton |

This map displays the location of known landfill sites. Historic sites are where there is no environmental permit in force. Active sites are currently authorised by the Environment Agency under Environmental Permitting Regulations.



Nearby Landfill Sites		
1	Eynesford Court-Hitchin, Hertfordshire	Historic Landfill <input type="checkbox"/>
2	Ickleford-Near Hitchin, Hertfordshire	Historic Landfill <input type="checkbox"/>
3	Maydencroft Manor-Gosmore, Hitchin	Historic Landfill <input type="checkbox"/>
4	Maydencroft Manor-Gosmore, Hitchin	Historic Landfill <input type="checkbox"/>
5	Maydencroft Manor-Gosmore, Hitchin	Historic Landfill <input type="checkbox"/>
6	Maydencroft Manor-Gosmore, Hitchin	Historic Landfill <input type="checkbox"/>
7	Maydencroft Manor-Gosmore, Hitchin	Historic Landfill <input type="checkbox"/>
8	Wallace Way-Hitchin, Hertfordshire	Historic Landfill <input type="checkbox"/>
9	Cadwell Lane-Hitchin, Hertfordshire	Historic Landfill <input type="checkbox"/>
10	Hambridge Way-Pirton	Historic Landfill <input type="checkbox"/>

This map displays nearby coal mine entrances and their classifications.



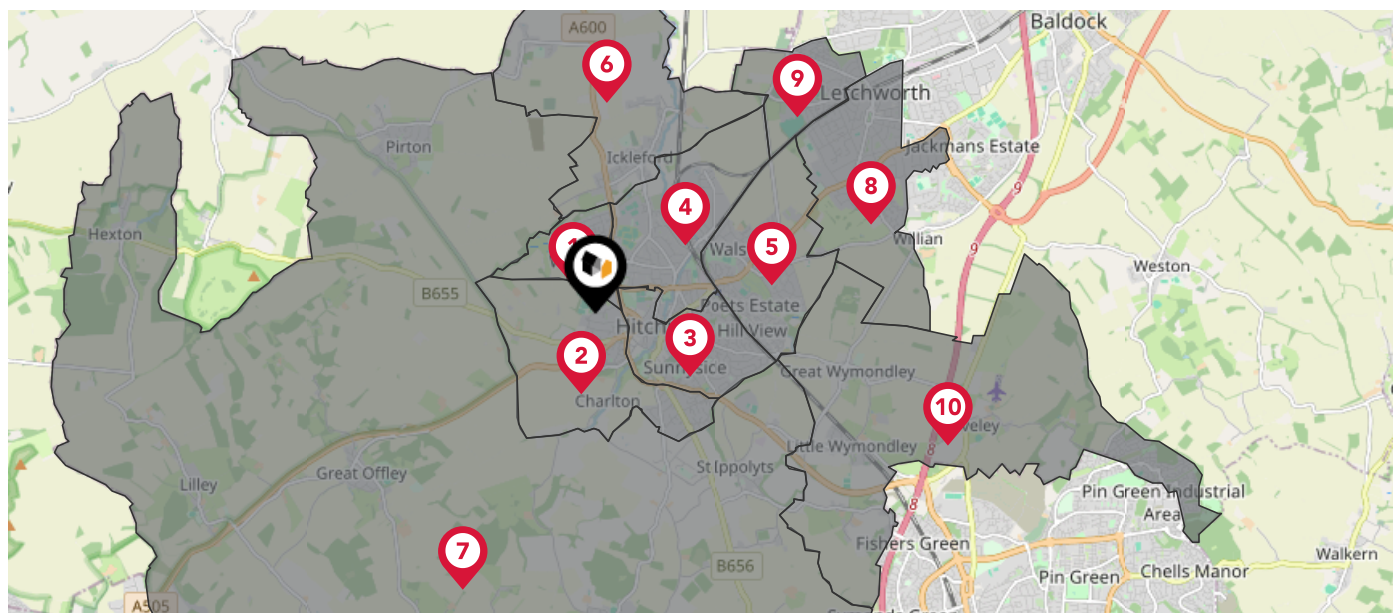
Mine Entry

- ✕ Adit
- ✕ Gutter Pit
- ✕ Shaft











The Coal Authority has records of over 175,000 mine entries within the UK captured in the National Coal Mining database, derived from sources including abandonment plans, geological and topographical plans.

Coal mining activity is recorded as far back as the 13th century, but prior to 1872 there was no requirement to deposit abandonment plans. It is therefore believed there may be many unrecorded mine entries of which the Authority has no information or knowledge. These entries do not, therefore, appear within the Authority's national dataset as shown on this map.

The UK is divided into wards that are used for local elections to elect local government councillors. Sometimes these are known as 'electoral divisions'. Population counts can vary substantially between wards, but the national average is about 5,500

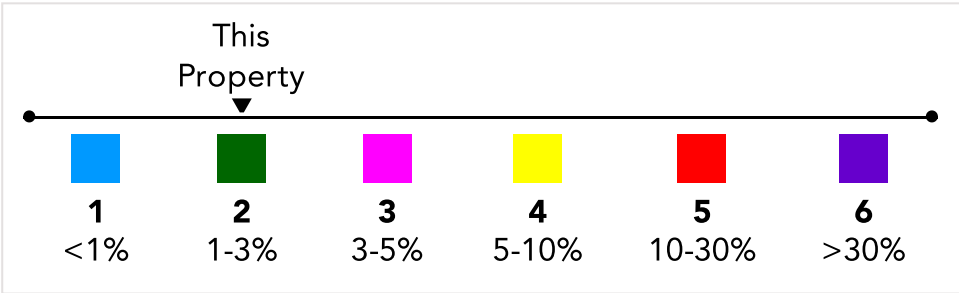
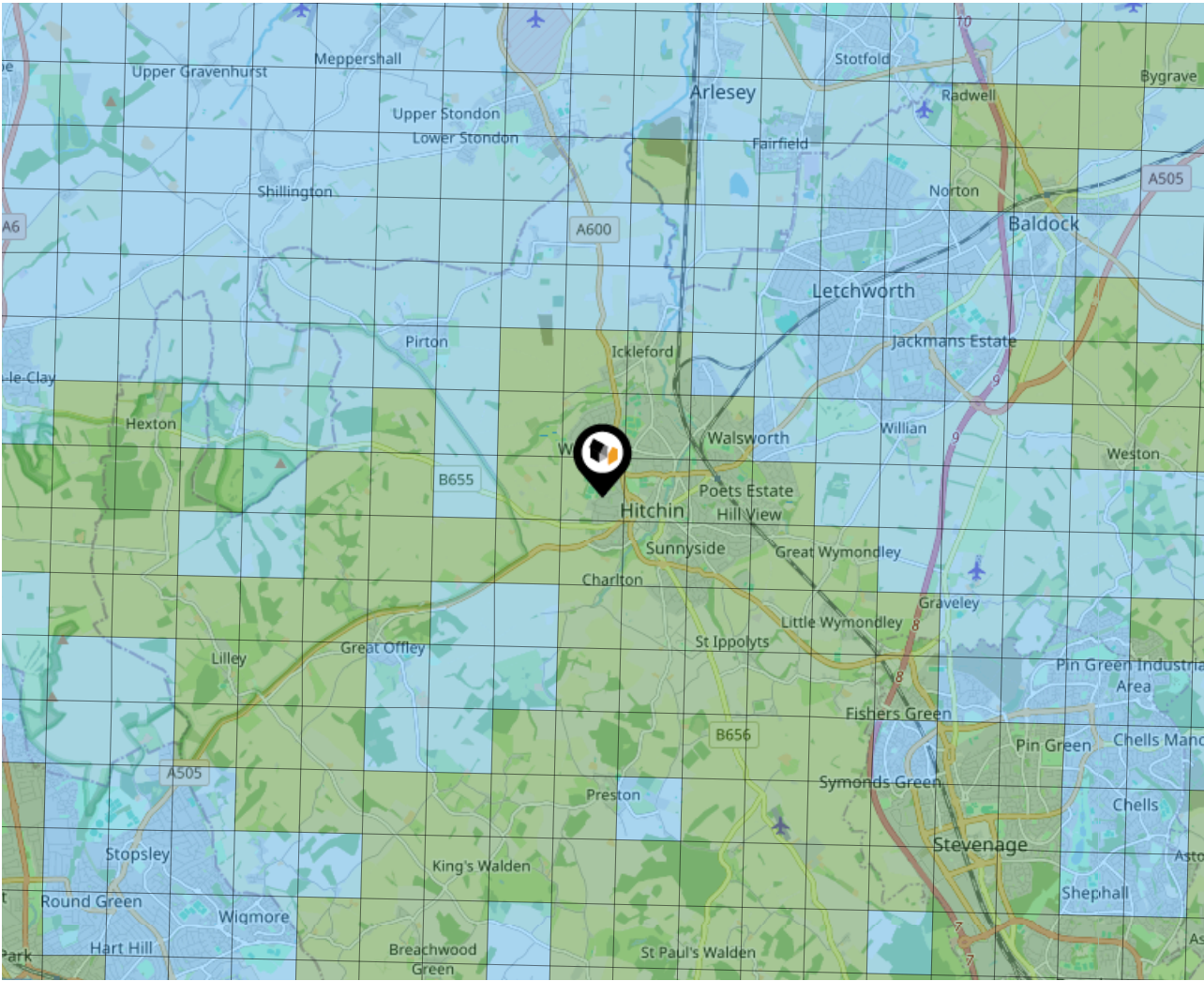


Nearby Council Wards

-  Hitchin Oughton Ward
-  Hitchin Priory Ward
-  Hitchin Highbury Ward
-  Hitchin Bearton Ward
-  Hitchin Walsworth Ward
-  Cadwell Ward
-  Hitchwood, Offa and Hoo Ward
-  Letchworth South West Ward
-  Letchworth Wilbury Ward
-  Chesfield Ward

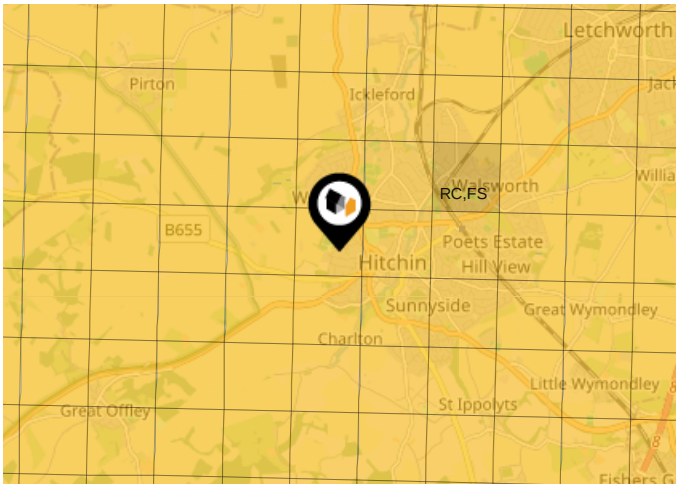
What is Radon?

Radon is a natural radioactive gas, which enters buildings from the ground. Exposure to high concentrations increases the risk of lung cancer. The UK Health Security Agency (UKHSA) recommends that radon levels should be reduced in homes where the annual average is at or above 200 becquerels per cubic metre (200 Bq/m3).



Ground Composition for this Address (Surrounding square kilometer zone around property)

Carbon Content:	HIGH	Soil Texture:	CHALKY, SILTY LOAM
Parent Material Grain:	ARGILLIC - ARENACEOUS	Soil Depth:	SHALLOW
Soil Group:	ALL		

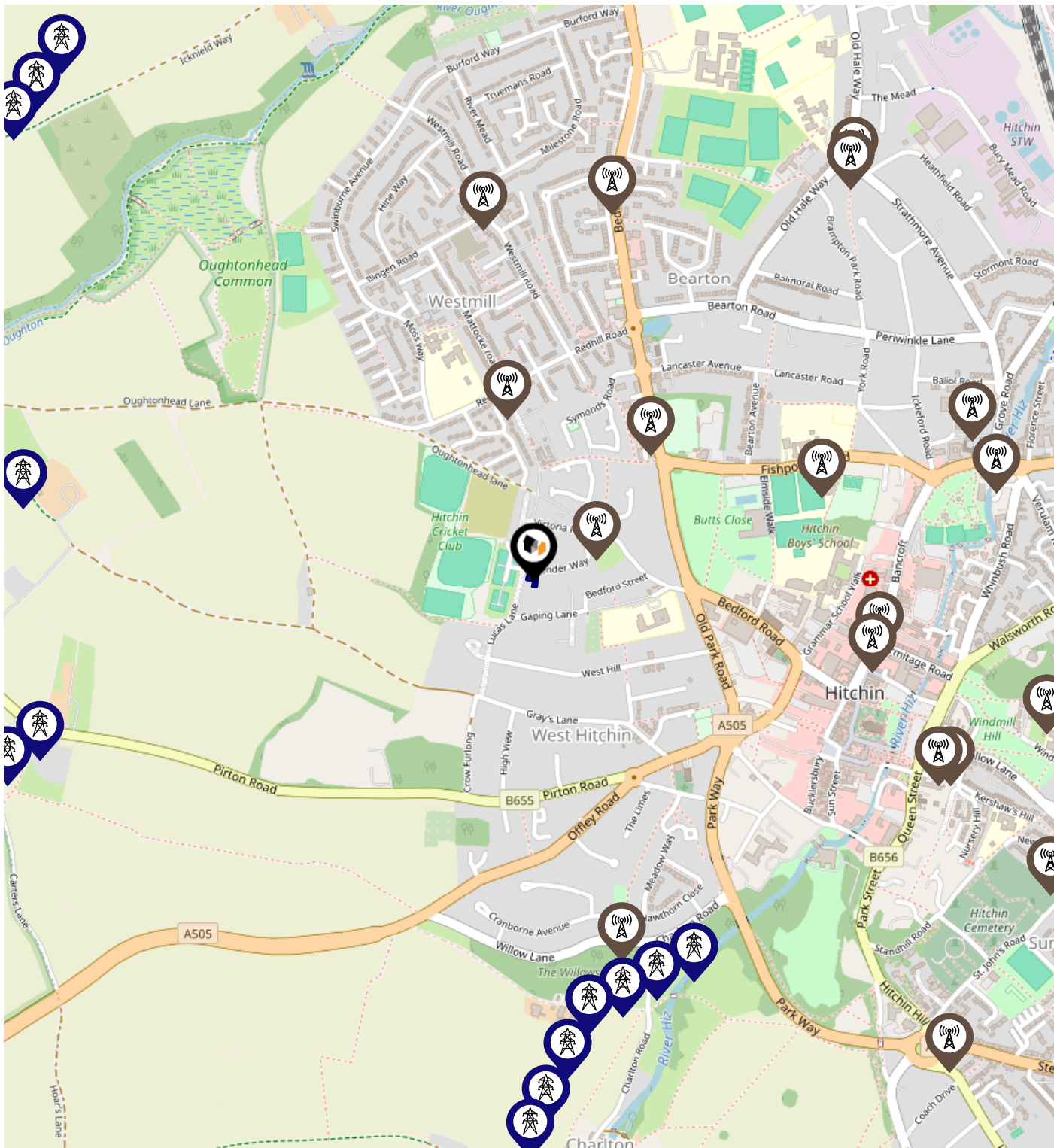


Primary Classifications (Most Common Clay Types)



C/M	Claystone / Mudstone
FPC,S	Floodplain Clay, Sand / Gravel
FC,S	Fluvial Clays & Silts
FC,S,G	Fluvial Clays, Silts, Sands & Gravel
PM/EC	Prequaternary Marine / Estuarine Clay / Silt
QM/EC	Quaternary Marine / Estuarine Clay / Silt
RC	Residual Clay
RC/LL	Residual Clay & Loamy Loess
RC,S	River Clay & Silt
RC,FS	Riverine Clay & Floodplain Sands and Gravel
RC,FL	Riverine Clay & Fluvial Sands and Gravel
TC	Terrace Clay
TC/LL	Terrace Clay & Loamy Loess

Local Area

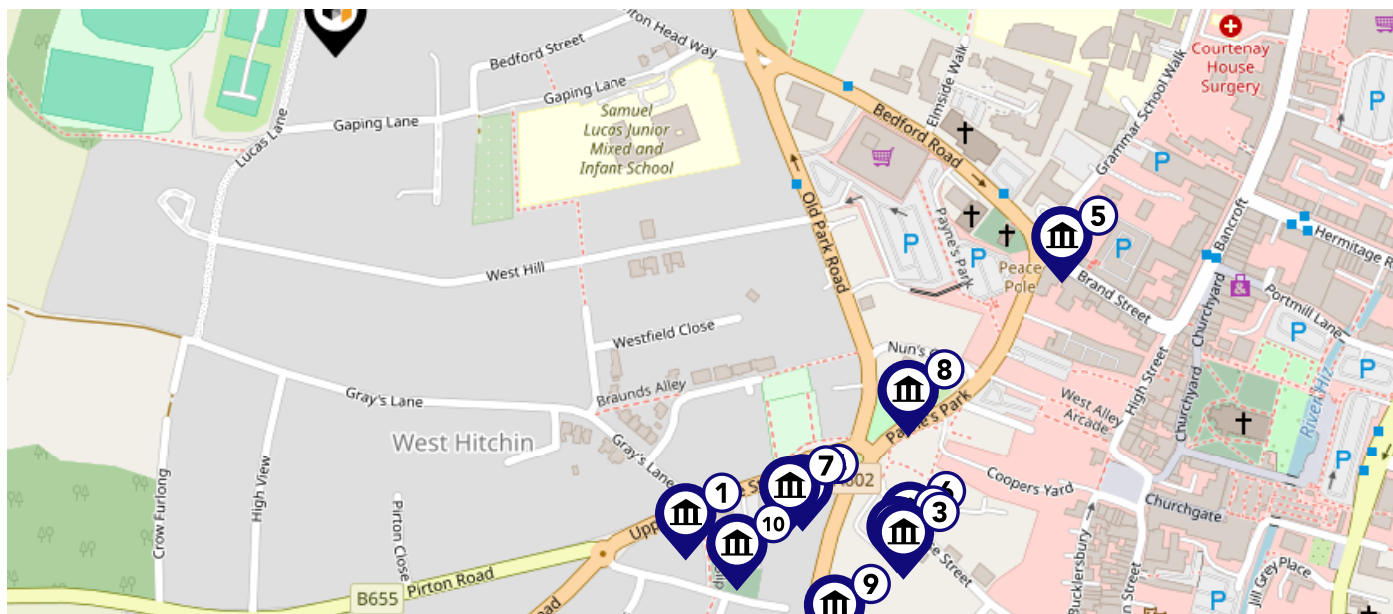
Masts & Pylons



Key:

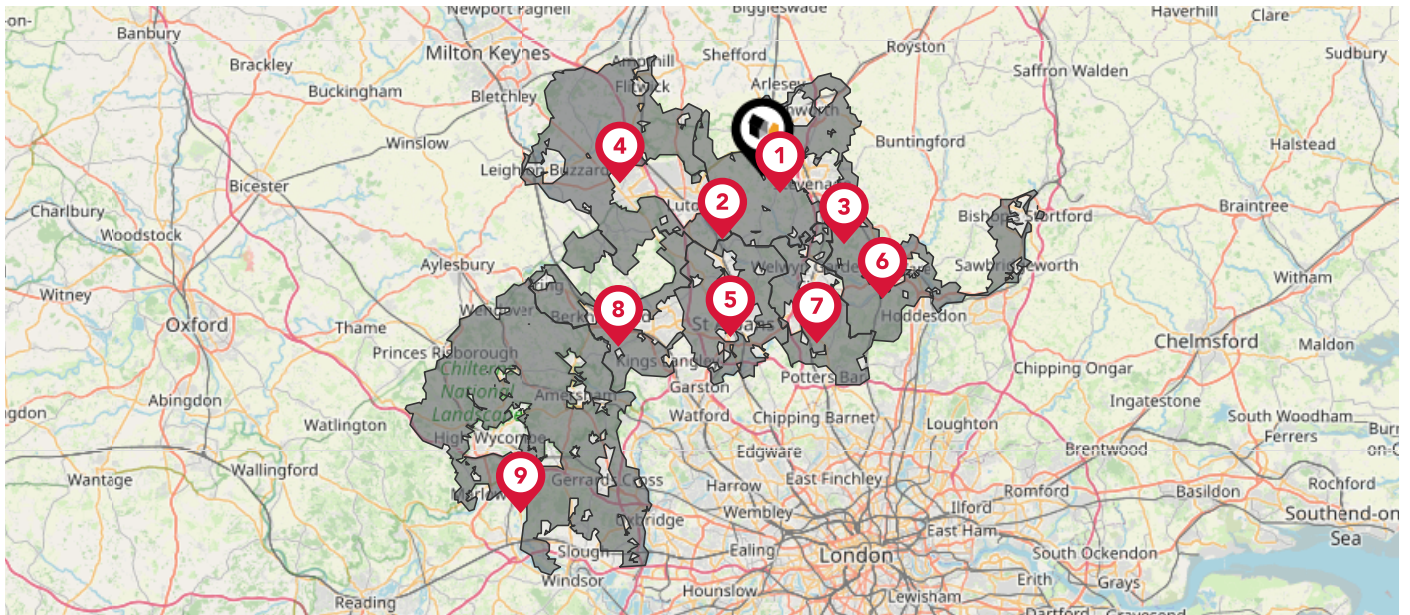
-  Power Pylons
-  Communication Masts

This map displays nearby listed buildings and protected structures, as well as their listed tier and distance from the target property...



Listed Buildings in the local district		Grade	Distance
	1102118 - The Highlander Public House	Grade II	0.3 miles
	1102157 - 29, Tilehouse Street	Grade II	0.4 miles
	1347584 - 28, Tilehouse Street	Grade II	0.4 miles
	1102159 - Number 42 (lewesford House) And Front Gate And Railings To Number 42	Grade II	0.4 miles
	1394494 - Town Hall	Grade II	0.4 miles
	1102121 - 77 And 78, Tilehouse Street	Grade II	0.4 miles
	1173822 - Number 43 (elm Lodge) And Front Railings To Number 43	Grade II	0.4 miles
	1102179 - Hitchin Museum	Grade II	0.4 miles
	1296002 - Wratten Cottage	Grade II	0.4 miles
	1102116 - Baptist Chapel	Grade II	0.4 miles

This map displays nearby areas that have been designated as Green Belt...

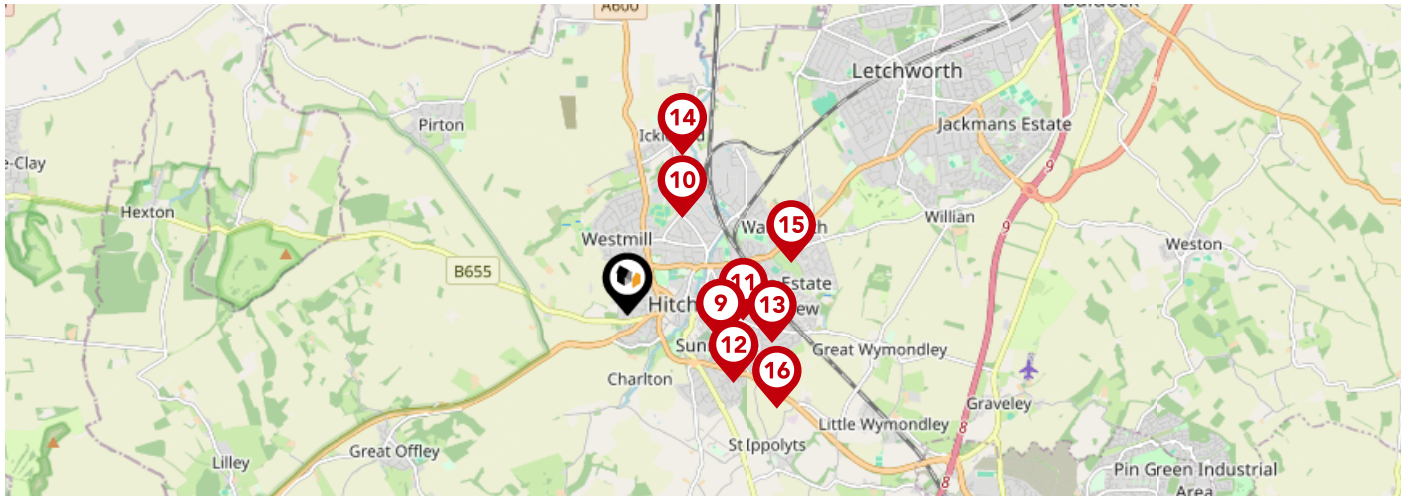










Nearby Green Belt Land

- 1 London Green Belt - North Hertfordshire
- 2 London Green Belt - Luton
- 3 London Green Belt - Stevenage
- 4 London Green Belt - Central Bedfordshire
- 5 London Green Belt - St Albans
- 6 London Green Belt - East Hertfordshire
- 7 London Green Belt - Welwyn Hatfield
- 8 London Green Belt - Dacorum
- 9 London Green Belt - Buckinghamshire



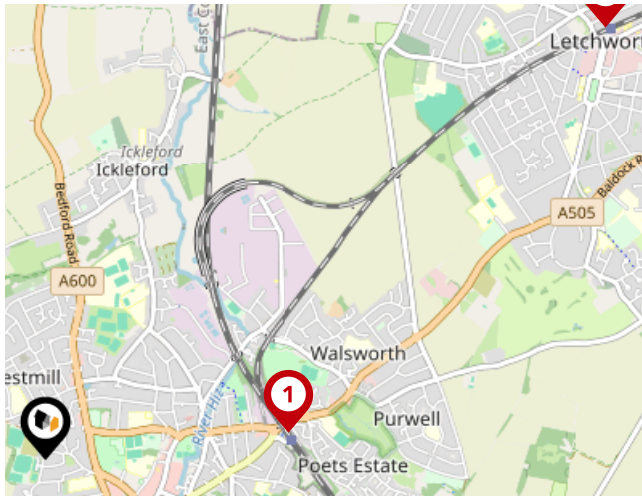
		Nursery	Primary	Secondary	College	Private
1	Samuel Lucas Junior Mixed and Infant School Ofsted Rating: Outstanding Pupils: 420 Distance:0.11	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2	Oughton Primary and Nursery School Ofsted Rating: Good Pupils: 218 Distance:0.35	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3	Wilshire-Dacre Junior Academy Ofsted Rating: Good Pupils: 267 Distance:0.4	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4	Hitchin Boys' School Ofsted Rating: Outstanding Pupils: 1317 Distance:0.46	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5	York Road Nursery School Ofsted Rating: Outstanding Pupils: 107 Distance:0.58	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6	Highbury Infant School and Nursery Ofsted Rating: Good Pupils: 204 Distance:0.81	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7	The Priory School Ofsted Rating: Good Pupils: 1231 Distance:0.82	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8	Strathmore Infant and Nursery School Ofsted Rating: Good Pupils: 199 Distance:0.84	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>



		Nursery	Primary	Secondary	College	Private
	Hitchin Girls' School Ofsted Rating: Outstanding Pupils: 1355 Distance:0.88	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Our Lady Catholic Primary School Ofsted Rating: Good Pupils: 154 Distance:1.02	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	St Andrew's Church of England Voluntary Aided Primary School, Hitchin Ofsted Rating: Outstanding Pupils: 252 Distance:1.05	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Whitehill Junior School Ofsted Rating: Good Pupils: 240 Distance:1.15	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	William Ransom Primary School Ofsted Rating: Outstanding Pupils: 422 Distance:1.33	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Ickleford Primary School Ofsted Rating: Good Pupils: 210 Distance:1.55	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Highover Junior Mixed and Infant School Ofsted Rating: Good Pupils: 428 Distance:1.57	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Kingshott School Ofsted Rating: Not Rated Pupils: 400 Distance:1.59	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

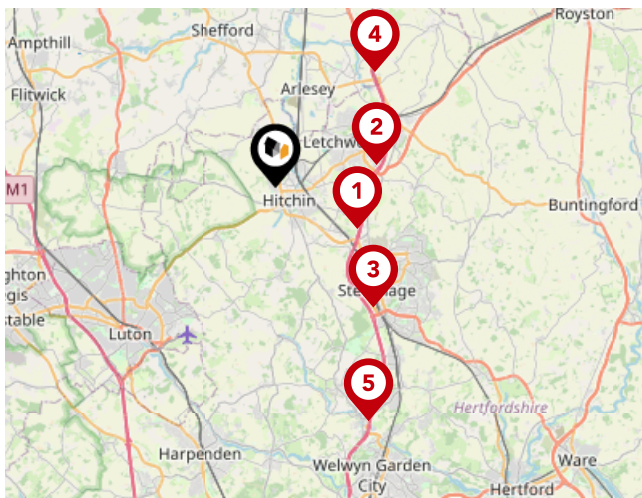
Area

Transport (National)



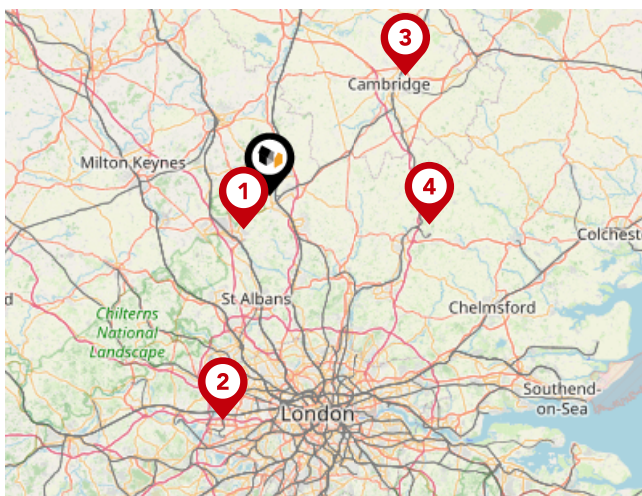
National Rail Stations

Pin	Name	Distance
1	Hitchin Rail Station	1.12 miles
2	Letchworth Rail Station	3.23 miles
3	Letchworth Rail Station	3.24 miles



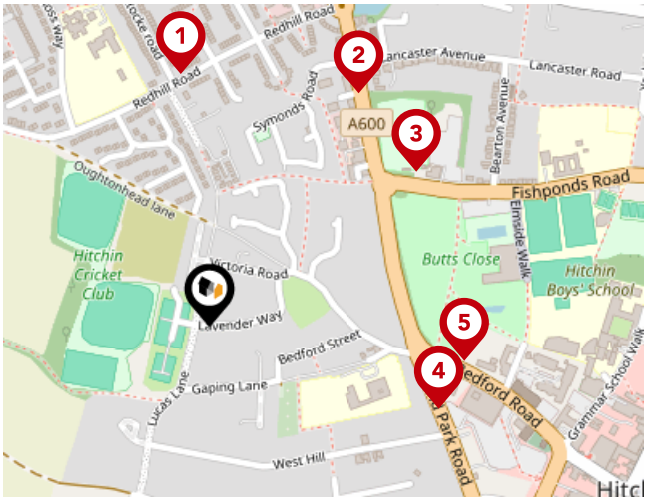
Trunk Roads/Motorways

Pin	Name	Distance
1	A1(M) J8	3.36 miles
2	A1(M) J9	3.74 miles
3	A1(M) J7	5.65 miles
4	A1(M) J10	5.55 miles
5	A1(M) J6	9.2 miles



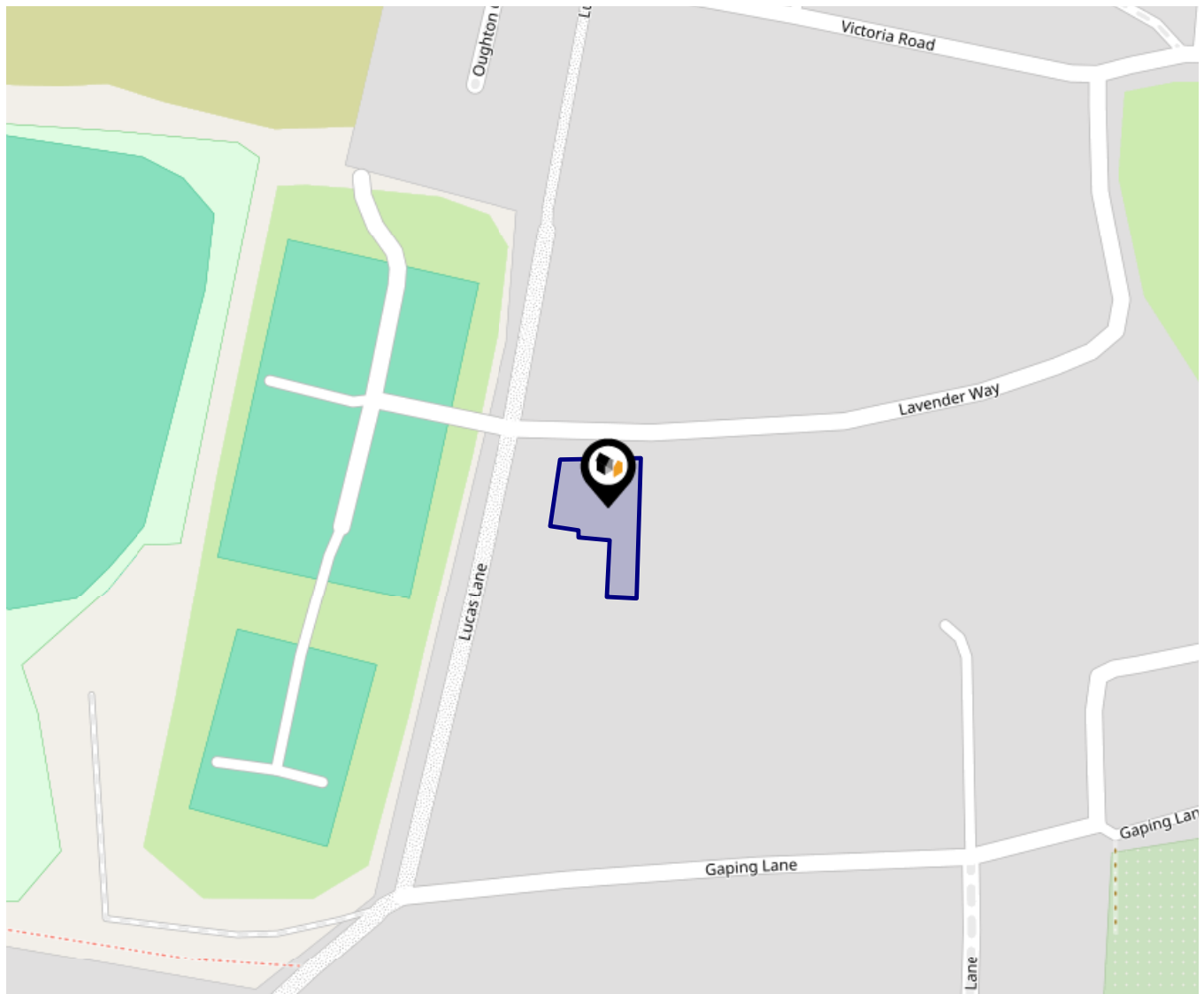
Airports/Helipads

Pin	Name	Distance
1	Luton Airport	6.21 miles
2	Heathrow Airport	33.72 miles
3	Cambridge	26.45 miles
4	Stansted Airport	23.83 miles



Bus Stops/Stations

Pin	Name	Distance
1	Mattocke Road	0.29 miles
2	Fishponds Road	0.32 miles
3	Football Club	0.29 miles
4	West Hill	0.28 miles
5	Waitrose	0.29 miles



This data indicates the level of noise according to the strategic noise mapping of road sources within areas with a population of at least 100,000 people (agglomerations) and along major traffic routes. This indicates a 24 hour annual average noise level with separate weightings for the evening and night periods.

Noise levels are modelled on a 10m grid at a receptor height of 4m above ground, polygons are then produced by merging neighbouring cells within the following noise classes:

- 75.0+ dB
- 70.0-74.9 dB
- 65.0-69.9 dB
- 60.0-64.9 dB
- 55.0-59.9 dB

Country Properties

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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