Property Information Questionnaire

KIVELLS
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Property Address

Which council tax band is your property in?

A ☐ B ☐ C ☒ D ☐ E ☐ F ☐ G ☐ H ☐

Which tenure type is applicable to your property?

Freehold [x]

Leasehold [ ]

Commonhold [ ]

Share of Freehold [ ]

Non-Traditional Tenure [ ]

If 'Leasehold'

How many years are left on the lease?

How much is the ground rent per year?

£

How often do you pay ground rent?

Quarterly (every 3 months) ☐ Bi-annually (every 6 months) ☐ Annually ☐

How would the type of property best be described?

Detached House [ ]

Semi-Detached House [x]

Terraced House [ ]

Flat [ ]

Other [ ]

How would the style of property best be described?

Studio ☐

Bungalow ☐

Cottage ☐

Other [x]

What year was the property built?

Victorian 1830 - 1901

How would the construction of your property best be described?

Brick and block ☐

Timber frame ☐

Insulated concrete framework ☐

Stone built [x]

Steel frame construction ☐

Structural insulated panels ☐

Cob construction ☐

Straw bale ☐

Other

What is the condition of the kitchen?

Recently renovated [x]

Good ☐

May require some renovation ☐

What is the condition of the bathroom(s)?

Recently renovated (please provide date and what works were carried out) [x]

10/11/2024

Good [ ]

May require some renovation [ ]

Have you had any other work done to the property?

Extension (please provide details)

Wall knock through (please provide details)

Other (please provide details)

Did the works receive planning permission?

Yes [ ] No [■]

If Yes please provide planning decision number and date received

Do you have a building completion certificate?

Yes [ ] I was issued one, but I can't find it [ ] No [ ]

Which type(s) of roofing does your property have?

Asphalt shingles ☐

Slate tiles ☒

Clay tiles ☐

Thatched ☐

Flat ☐

Metal roofing ☐

Concrete roof tiles ☐

Since you have owned the property has there been any work done on the roof?

Yes ■ No ☐

If 'Yes' please answer:- **How would you best describe the work done and what date was it completed**

Re roof patchwork and secure all tiles

Is the loft boarded?

Yes ☐ No ☐ Partially ■

What kind of parking do you have at the property?

Garage ☐

Double garage ☐

Car port ☐

Off street ☐

Permit ☒

Secure gated ☐

Allocated parking ☐

Driveway ☐

On street ☐

No parking ☐

No permit ☐

Not allocated ☐

EV charging ☐

Disabled parking available ☐

No disabled parking available ☐

What direction does the garden face?

North (N) ☐ East (E) ☐ South (S) ☐ West (W) ☐

Northeast (NE) ☐ Southeast (SE) ☐ Northwest (NW) ☐ Southwest (SW) ☐

Which boundaries of the property are yours to maintain?

Do you pay a service charge on your property?

Yes ☐ No ■

If yes, please provide details

What are the water sources being supplied to the property?

Direct mains water ■

Wells ☐

Boreholes ☐

Springs ☐

Other ☐

Is your water supply metered?

Yes ☐ No ☐

How would you describe the sewerage arrangements at the property?

Standard UK domestic	[x]
Septic Tank	[ ]
Domestic/small sewage treatment plants	[ ]
Cesspit	[ ]
Cesspool	[ ]
Other	[ ]

If Private Drainage, does it meet the General Binding Rules of 2020?

Yes [ ] No [ ]

Where is the Private Drainage located?

[ ]

How is broadband internet provided to the property?

ADSL copper wire	[ ]
Cable	[ ]
FTTC (fibre to the cabinet)	[ ]
FTTP (fibre to the premises)	[x]
No connection	[ ]

What are the electricity sources being supplied to the property?

National Grid	[x]
Wind turbine(s)	[ ]
Solar PV (Photovoltaic) panels	[ ]
Generator/private supply	[ ]
Other	[ ]

How would you best describe the level of the mobile signal/coverage at the property?

Good [■] Intermittent [ ] Poor [ ]

How is heating supplied to your property?

Central heating (electric)	☐
Central heating (gas)	☒
Other gas heating system	☐
Communal heating system	☐
LPG central heating	☐
Oil central heating	☐
Wood burner/open fire	☐
Biomass boiler	☐
Solar panels and related technology	☐
Ground source heat pump	☐
Air source heat pump	☐
Other	☐

If 'Communal heating system' **How is the cost of the heating supply charged to you?**

Charged based on usage	☐
Through a general apportionment	☐
Through a service charge	☐

Do you have any control over the energy provider?

Yes ☐ No ☐

Do you have an Air Conditioning unit fitted?

Yes ☐ No ■

How old is the boiler?

2 years

Is the boiler under warranty?

Yes ☐ No ☐

If 'Yes' - **How long is left on the warranty?**

When was the boiler last serviced?

Known Property Issues

Are you aware of any of the following issues at the property?

Damp	☐
Subsidence	☐
Japanese Knotweed	☐
Unsafe cladding	☐
Asbestos	☐
Risk of collapse	☐
At-risk wooden decking for external structures	☐
Lack of emergency lighting where required	☐
Insufficient fire/smoke alarm systems	☐
None of the above	☒

Is your property at particular risk of floods and/or erosion?

Yes ☐ No ■

If Yes, please provide details

Has there been any flooding within the last five years?

Yes ☐ No ■

If Yes please provide details

Are there any sources of flooding affecting the property?

River ☐ Sea ☐ Groundwater ☐ Lake ☐ Reservoir ☐

Other (please state)

Does the property have flood defences?

Yes ☐ No ■

If Yes, please provide details

Is your property in a coalfield or mining area?

Yes ☐ No ■

If Yes, please provide details

Restrictions and Rights

Is the property a listed building?

Yes ☐ No ■

If 'Yes' - **What grade is the listed building?**

Grade I ☐ Grade II ☐ Grade II* ☐

Is your property in a conservation area?

Yes ☐ No ☐

Do any public rights of way affect your property or its grounds?

Yes ☐ No ■

If Yes, please provide details

Are there any other rights of way over your property?

Has your property had adaptions for accessibility?

Yes ☐ No ■

If 'Yes' **Which adaptations are applicable to your property?**

Step-free access from the street (including ramps/lifts) ☐

Wet room ☐

Lateral living (essential living accommodation on entrance level) ☐

Not suitable for wheelchair users ☐

Level access ☐

Lift access ☐

Ramped access ☐

Wide doorways ☐

Level access shower ☐

Other ☐

Are there any restrictions associated with the property?

Yes ☐ No ■

If Yes, please provide details