

PROPERTY AND OWNER INFORMATION SHEET			
Owner & Property Basics			
Property Address:	1 Leo Crescent, Princes Risborough HP27 9FR		
Vendor Name/s	Sarah Andrews		
Please tell us what you have enjoyed about living here	Proximity to town. Parks x 2, swimming pool & Tesco are all within walking distance. Neighbours. Use of the balconies.		
Vendors Plans & Reason for Moving/Selling	moving to a property my family already own to support elderly parents. we are going to remain in the area.		
Have you found a property to move to?	as above	Is there a chain involved in your next purchase?	NO
Approx. Age of Property:	6 years	How Long Have You Lived At/Owned The Property:	6 years
Tenure: Freehold / Leasehold	Length of Lease:	Service Charge: £17.30 per month	Ground Rent:
Has the Property Been Extended? If Yes, How and When? If Not, Is There Any Active Planning Permission		What are Your Neighbours Like? eg families, elderly etc	Friendly. mix of families & couples
What is the Council Tax Band?	E	Estimated Rental Figure?	
What is the Annual Council Tax Charge?	£2690	Is there a water meter?	Yes
Electrics, Heating & Energy Efficiency			
Is the Heating: <u>Gas</u> / Electric / Oil / Warm Air?	Hive in use	Where is the Fuseboard?	
		When was it Updated?	
Where is the Boiler and/or Tank Installed?	Boiler - nr. kitchen window Tank - 3rd floor ensuite	Is there Cavity Wall Insulation?	Yes. New build.
When was the Boiler Installed?	6 years ago	If so, when was it put in?	
When was it Last Serviced?	It is due a service.	EPC Rating	

Outside					
Does the property have a RING doorbell?	NO	Please state parking arrangements eg garage (please state if large enough for a car) or allocated parking space (state no).	We have boarded out the rear of the garage to use as an office / gym or storage	Which Direction Does your Garden Face?	Sun late pm / early evening in rear garden
Which Borders/Fences Belong to the Property?	Brick wall to right fence at the bottom of garden			Do you Own All of the Land Around Your Home?	Yes
Loft Space (if applicable)					
Where is the Loft Hatch?	In master bedroom	Is there a Loft Ladder Fitted?	NO	Is the Loft Boarded?	NO
Is the Loft Insulated?		Is there Power in the Loft?		Is there Light in the Loft?	

You cannot store anything in the loft.

* parking for two cars on driveway + occasionally use hardstanding to the right of the property as an additional space (on our land). shared parking for x 2 cars to the right hand side of the property (adjacent to lampost)

- The garage is boarded & can be used for storage.