

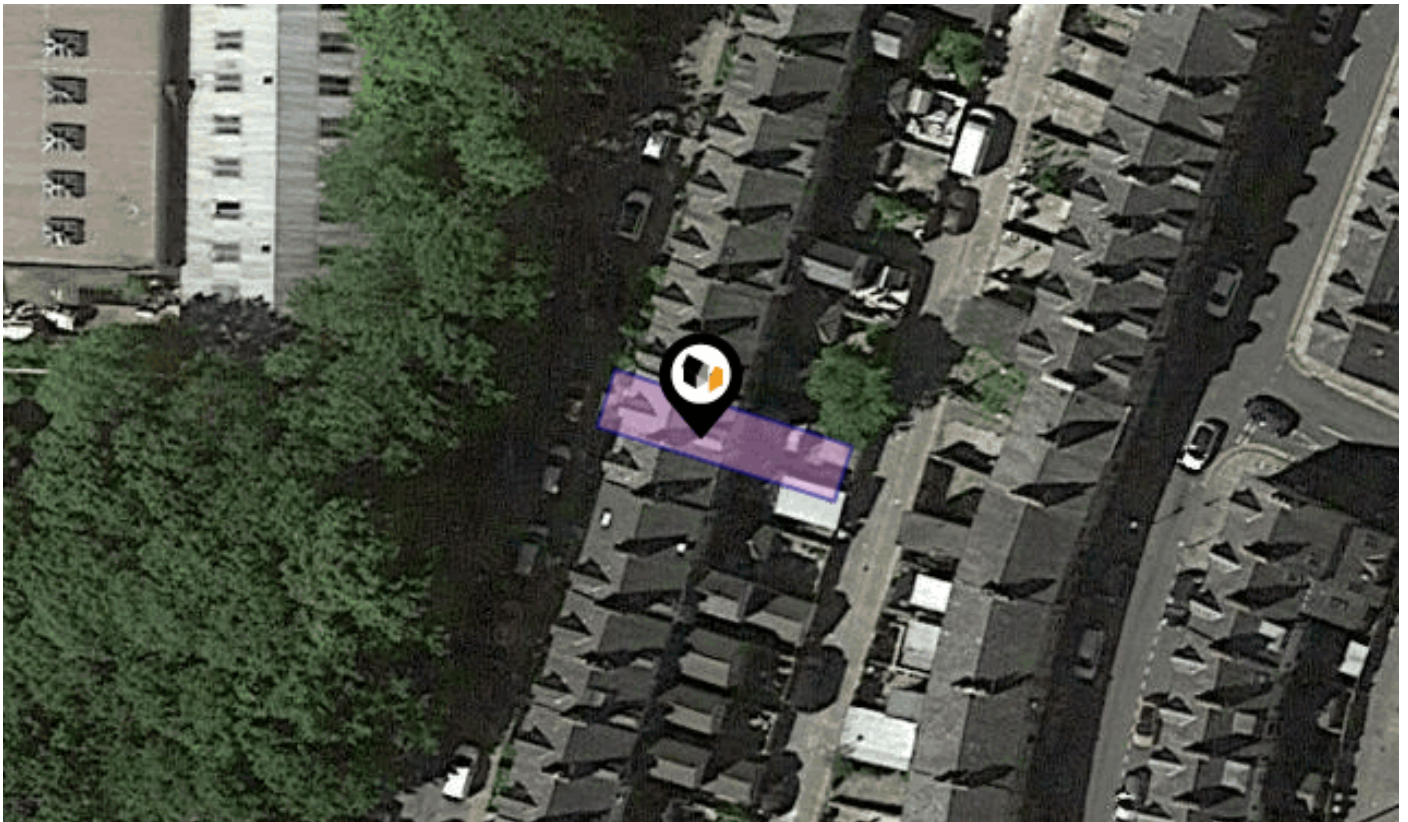


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KFB: Key Facts For Buyers

A Guide to This Property & the Local Area

Wednesday 29th March 2023



DALE STREET, LANCASTER, LA1

CoastNCountry

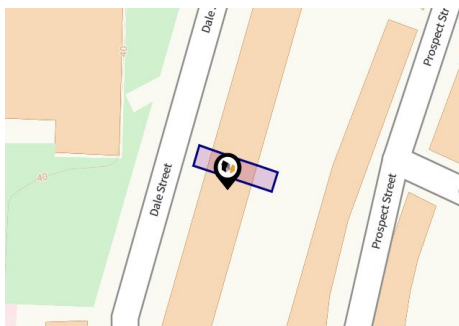
69 Penny Street, Lancaster, LA1 1XF

01524 66931

kellie@coastncountry.co.uk

www.coastncountry.co.uk





Property

Type:	Terraced	Last Sold £/ft²:	£120
Bedrooms:	5	Tenure:	Freehold
Floor Area:	1,130 ft ² / 105 m ²		
Plot Area:	0.02 acres		
Year Built :	Before 1900		
Council Tax :	Band B		
Annual Estimate:	£1,628		
Title Number:	LAN45578		
UPRN:	100010464385		

Local Area

Local Authority:	Lancaster City
Flood Risk:	Very Low
Conservation Area:	No

Estimated Broadband Speeds (Standard - Superfast - Ultrafast)

15 mb/s	80 mb/s	- mb/s

Mobile Coverage: (based on calls indoors)

Satellite/Fibre TV Availability:

LANCASTER, LA1

Energy rating

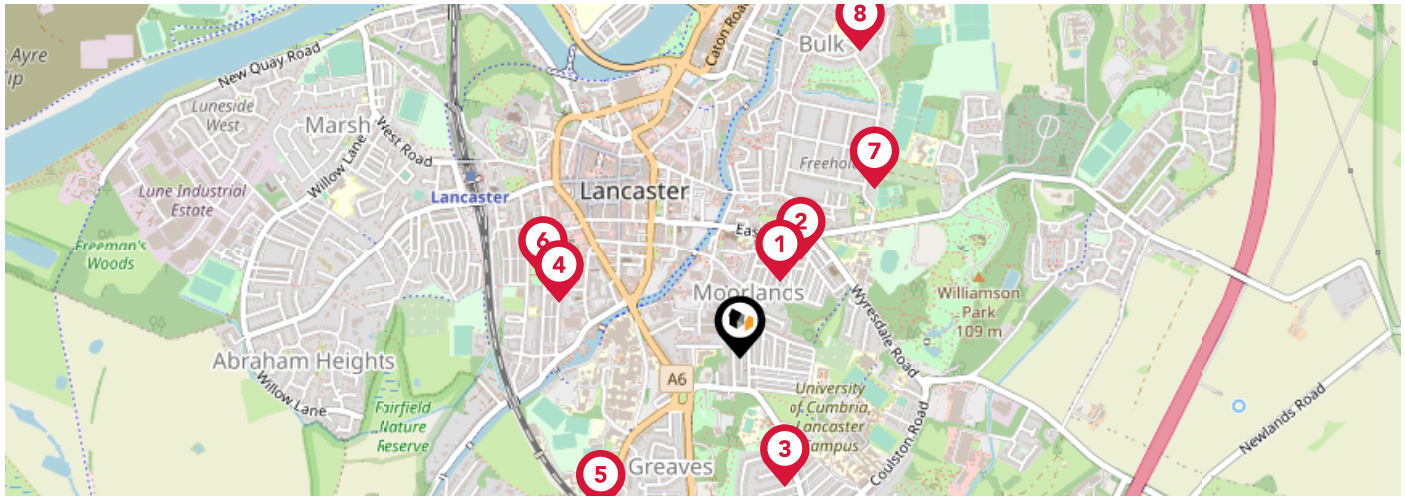
D

Valid until 09.01.2033

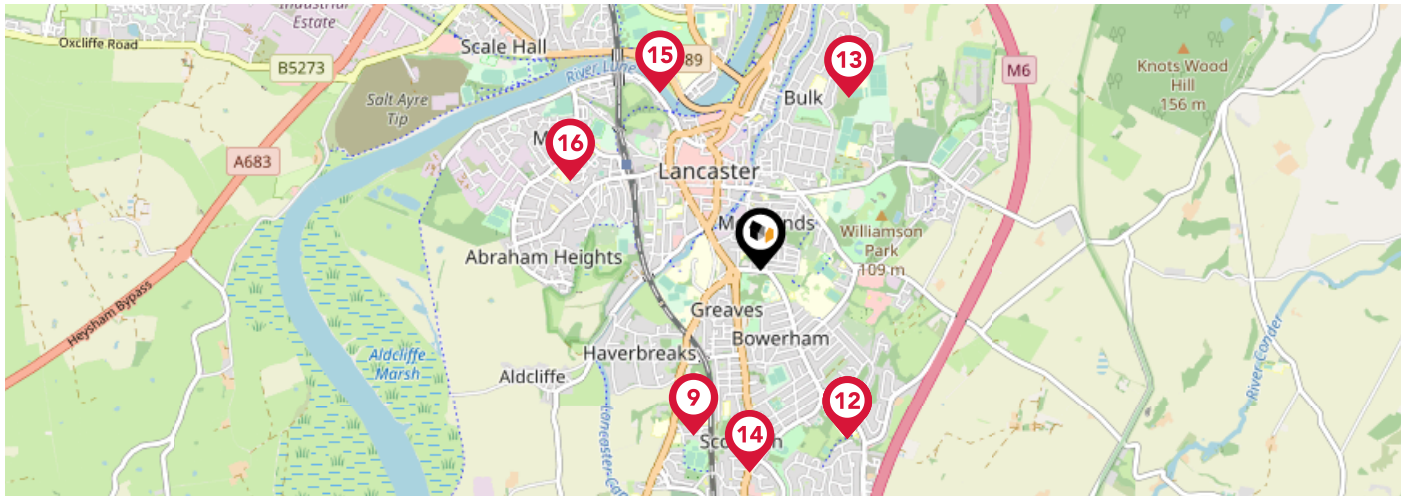
Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C		
55-68	D	60 D	
39-54	E		
21-38	F		
1-20	G		

Additional EPC Data

Property Type:	Detached house
Walls:	Sandstone or limestone, as built, no insulation (assumed)
Walls Energy:	Very poor
Roof:	Roof room(s), ceiling insulated
Roof Energy:	Very poor
Window:	Fully double glazed
Window Energy:	Good
Main Heating:	Boiler and radiators, mains gas
Main Heating Energy:	Good
Main Heating Controls:	Programmer, room thermostat and TRVs
Main Heating Controls Energy:	Good
Hot Water System:	From main system
Hot Water Energy Efficiency:	Good
Lighting:	Low energy lighting in all fixed outlets
Lighting Energy:	Very good
Floors:	Solid, no insulation (assumed)
Secondary Heating:	None
Total Floor Area:	105 m ²



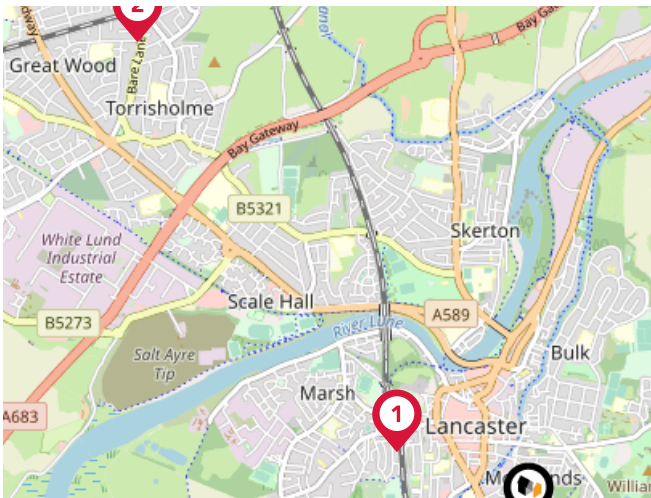
		Nursery	Primary	Secondary	College	Private
1	The Cathedral Catholic Primary School, Lancaster Ofsted Rating: Good Pupils: 203 Distance:0.19	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2	Lancaster Royal Grammar School Ofsted Rating: Good Pupils: 1149 Distance:0.25	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3	Bowerham Primary & Nursery School Ofsted Rating: Good Pupils: 484 Distance:0.3	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4	Lancaster Girls' Grammar School Ofsted Rating: Outstanding Pupils: 958 Distance:0.41	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5	Ripley St Thomas Church of England Academy Ofsted Rating: Outstanding Pupils: 1733 Distance:0.45	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
6	Lancaster Dallas Road Community Primary School Ofsted Rating: Good Pupils: 417 Distance:0.46	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
7	Lancaster Christ Church Church of England Primary School Ofsted Rating: Good Pupils: 209 Distance:0.47	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
8	Castle View Primary Ofsted Rating: Not Rated Pupils:0 Distance:0.72	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>



		Nursery	Primary	Secondary	College	Private
	Jamea Al Kauthar Ofsted Rating: Good Pupils: 310 Distance:0.77	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Stepping Stones School Ofsted Rating: Outstanding Pupils: 11 Distance:0.82	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	St Bernadette's Catholic Primary School, Lancaster Ofsted Rating: Outstanding Pupils: 212 Distance:0.82	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Moorside Primary School Ofsted Rating: Good Pupils: 586 Distance:0.82	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Central Lancaster High School Ofsted Rating: Good Pupils: 555 Distance:0.84	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Scotforth St Paul's Church of England Primary and Nursery School Ofsted Rating: Outstanding Pupils: 234 Distance:0.88	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Our Lady's Catholic College Ofsted Rating: Requires Improvement Pupils: 884 Distance:0.89	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Willow Lane Community Primary School Ofsted Rating: Good Pupils: 195 Distance:0.92	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

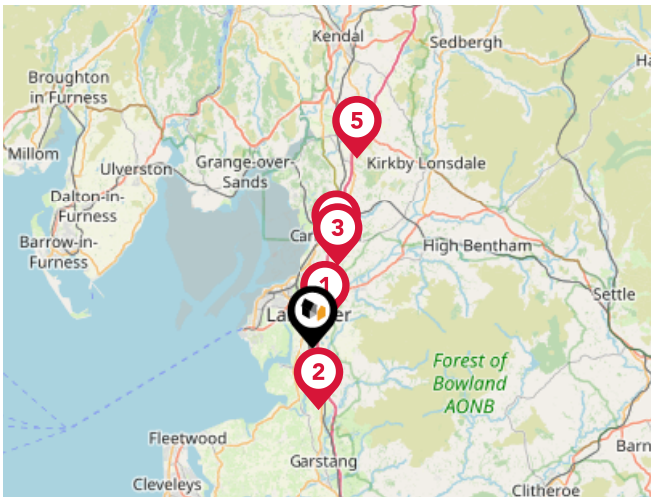
Area

Transport (National)



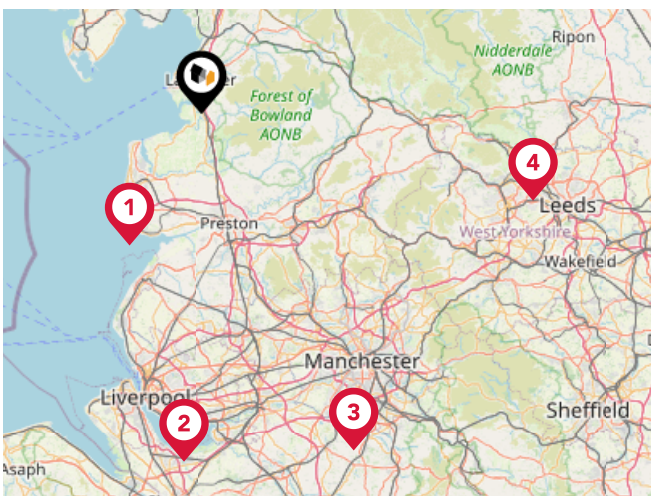
National Rail Stations

Pin	Name	Distance
1	Lancaster Rail Station	0.66 miles
2	Bare Lane Rail Station	2.71 miles



Trunk Roads/Motorways

Pin	Name	Distance
1	M6 J34	2.09 miles
2	M6 J33	4.18 miles
3	M6 J35	6.05 miles
4	A601(M) J35A	6.91 miles
5	M6 J36	13.65 miles

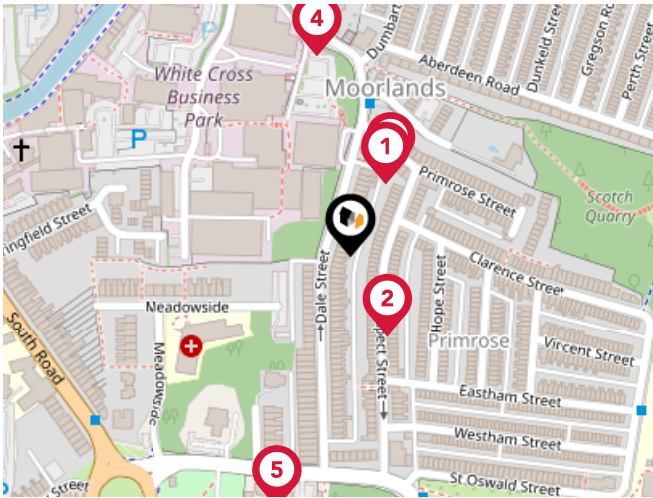


Airports/Helipads

Pin	Name	Distance
1	Blackpool International Airport	21 miles
2	Liverpool John Lennon Airport	48.92 miles
3	Manchester Airport	51.83 miles
4	Leeds Bradford International Airport	47.69 miles

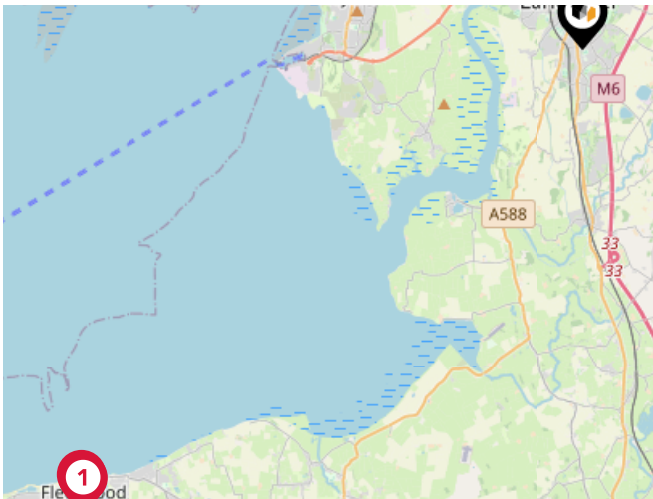
Area

Transport (Local)



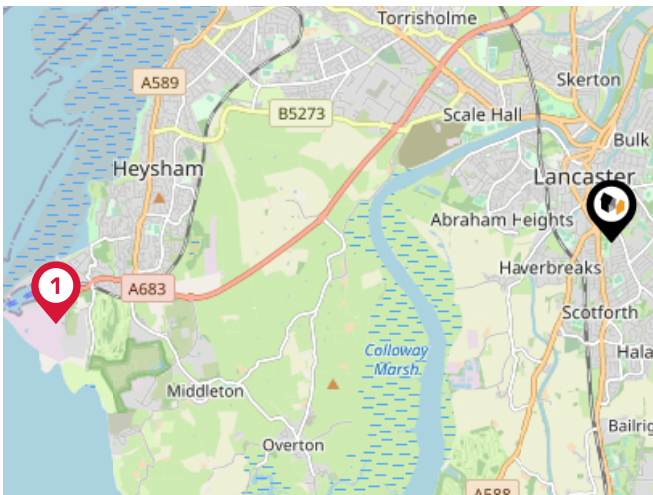
Bus Stops/Stations

Pin	Name	Distance
1	Prospect Street	0.04 miles
2	Eastham Street	0.05 miles
3	Prospect Street	0.05 miles
4	Quarry Mount Mews	0.11 miles
5	Greaves Park	0.14 miles



Local Connections

Pin	Name	Distance
1	Pharos Street (not in use) (Blackpool Tramway)	11.91 miles
2	Fleetwood Ferry (Blackpool Tramway)	11.88 miles



Ferry Terminals

Pin	Name	Distance
1	Heysham Ferry Terminal	4.89 miles

47, Dale Street, Lancaster, LA1 3AP		Terraced House	
Last Sold Date:	05/05/2021		
Last Sold Price:	£240,000		
65, Dale Street, Lancaster, LA1 3AP		Terraced House	
Last Sold Date:	16/04/2021		
Last Sold Price:	£215,000		
51, Dale Street, Lancaster, LA1 3AP		Terraced House	
Last Sold Date:	05/02/2018	10/06/1996	
Last Sold Price:	£125,000	£52,000	
43, Dale Street, Lancaster, LA1 3AP		Terraced House	
Last Sold Date:	06/04/2017	30/04/2010	
Last Sold Price:	£180,000	£144,000	
67, Dale Street, Lancaster, LA1 3AP		Terraced House	
Last Sold Date:	30/11/2016	28/07/2006	16/06/2000
Last Sold Price:	£214,000	£185,000	£75,000
5, Dale Street, Lancaster, LA1 3AP		Terraced House	
Last Sold Date:	15/02/2016		
Last Sold Price:	£190,000		
73, Dale Street, Lancaster, LA1 3AP		Terraced House	
Last Sold Date:	09/10/2015		
Last Sold Price:	£165,000		
7, Dale Street, Lancaster, LA1 3AP		Terraced House	
Last Sold Date:	04/09/2015	22/11/1996	
Last Sold Price:	£170,000	£56,000	
17, Dale Street, Lancaster, LA1 3AP		Terraced House	
Last Sold Date:	26/06/2015		
Last Sold Price:	£150,000		
69, Dale Street, Lancaster, LA1 3AP		Terraced House	
Last Sold Date:	17/10/2014		
Last Sold Price:	£125,000		
99, Dale Street, Lancaster, LA1 3AP		Terraced House	
Last Sold Date:	09/08/2013	09/03/2004	12/08/1996
Last Sold Price:	£180,000	£166,500	£61,700
21, Dale Street, Lancaster, LA1 3AP		Terraced House	
Last Sold Date:	24/05/2013		
Last Sold Price:	£130,000		

NOTE: In this list we display up to 6 most recent sales records per property, since 1995.

71, Dale Street, Lancaster, LA1 3AP				Terraced House
Last Sold Date:	31/01/2012	02/12/2002		
Last Sold Price:	£190,000	£58,000		
91, Dale Street, Lancaster, LA1 3AP				Terraced House
Last Sold Date:	22/12/2011	01/08/2001		
Last Sold Price:	£188,000	£89,000		
23, Dale Street, Lancaster, LA1 3AP				Terraced House
Last Sold Date:	13/05/2009			
Last Sold Price:	£70,000			
55, Dale Street, Lancaster, LA1 3AP				Terraced House
Last Sold Date:	04/02/2008			
Last Sold Price:	£187,000			
1a, Dale Street, Lancaster, LA1 3AP				Terraced House
Last Sold Date:	05/12/2007	20/02/2004	01/06/2001	
Last Sold Price:	£46,000	£89,950	£47,000	
31, Dale Street, Lancaster, LA1 3AP				Terraced House
Last Sold Date:	04/12/2007			
Last Sold Price:	£180,000			
95, Dale Street, Lancaster, LA1 3AP				Terraced House
Last Sold Date:	21/09/2007			
Last Sold Price:	£170,000			
29, Dale Street, Lancaster, LA1 3AP				Terraced House
Last Sold Date:	11/05/2007	08/11/2002	30/04/1997	
Last Sold Price:	£182,500	£112,500	£66,000	
9, Dale Street, Lancaster, LA1 3AP				Terraced House
Last Sold Date:	15/09/2006	15/04/1999		
Last Sold Price:	£125,000	£48,000		
97, Dale Street, Lancaster, LA1 3AP				Terraced House
Last Sold Date:	30/06/2006	06/04/1998		
Last Sold Price:	£190,000	£73,000		
11, Dale Street, Lancaster, LA1 3AP				Terraced House
Last Sold Date:	11/11/2005	31/08/2001		
Last Sold Price:	£151,500	£67,500		
85, Dale Street, Lancaster, LA1 3AP				Terraced House
Last Sold Date:	14/10/2005	30/12/2004		
Last Sold Price:	£180,000	£145,000		

NOTE: In this list we display up to 6 most recent sales records per property, since 1995.

Market Sold in Street



45, Dale Street, Lancaster, LA1 3AP			Terraced House
Last Sold Date:	09/07/2004	03/06/1996	
Last Sold Price:	£169,000	£50,000	
39, Dale Street, Lancaster, LA1 3AP			Terraced House
Last Sold Date:	06/09/2002		
Last Sold Price:	£85,000		
15, Dale Street, Lancaster, LA1 3AP			Terraced House
Last Sold Date:	20/12/2001	30/06/1997	
Last Sold Price:	£89,950	£59,000	
59, Dale Street, Lancaster, LA1 3AP			Terraced House
Last Sold Date:	15/09/2000		
Last Sold Price:	£75,000		
13, Dale Street, Lancaster, LA1 3AP			Terraced House
Last Sold Date:	28/06/2000	10/09/1999	
Last Sold Price:	£66,000	£60,000	
49, Dale Street, Lancaster, LA1 3AP			Terraced House
Last Sold Date:	30/11/1998		
Last Sold Price:	£60,000		
57, Dale Street, Lancaster, LA1 3AP			Terraced House
Last Sold Date:	20/11/1998	31/10/1996	
Last Sold Price:	£50,000	£50,000	
87, Dale Street, Lancaster, LA1 3AP			Terraced House
Last Sold Date:	22/04/1998		
Last Sold Price:	£76,500		
89, Dale Street, Lancaster, LA1 3AP			Terraced House
Last Sold Date:	22/07/1997		
Last Sold Price:	£60,000		

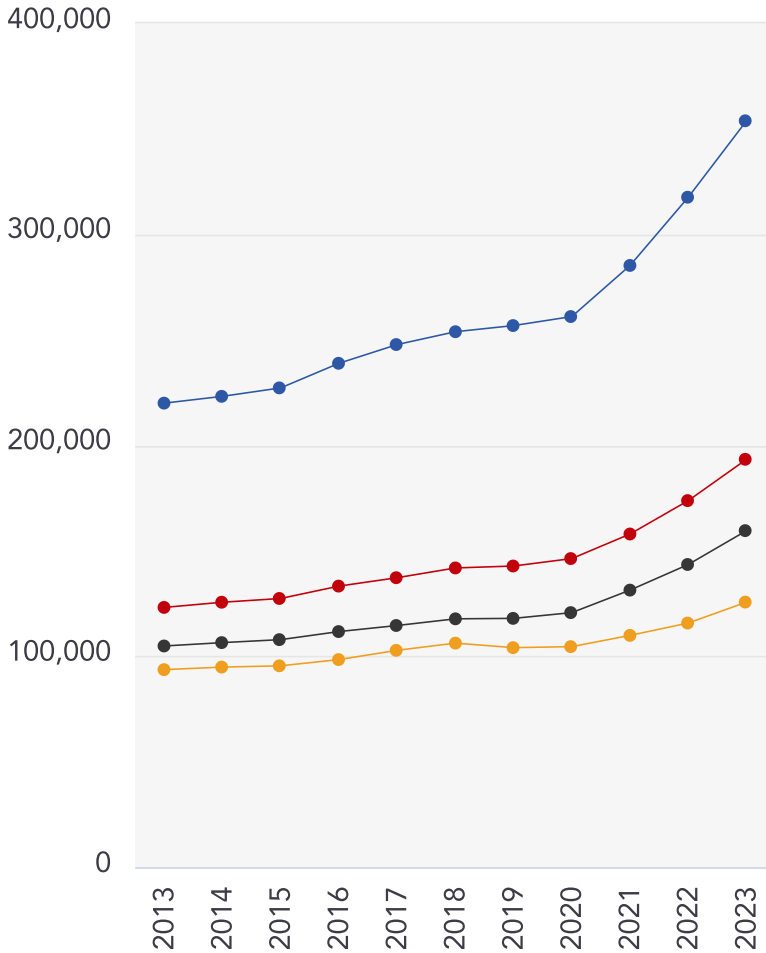
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Market

House Price Statistics



10 Year History of Average House Prices by Property Type in LA1



Detached

+60.84%

Semi-Detached

+57%

Terraced

+52.13%

Flat

+34.19%



CoastNCountry

Here at CoastNCountry, we are Lancaster's newest independent Hybrid Estate Agency, with a focus on customer service and the convenience of modern technology.

We are your local property experts in the Lancaster and Bay area. With our local knowledge and research, we can give you all the help and advice you need to make your sale run smoothly.

We offer all the traditional customer service you could want with every aspect of modern technology, to make selling your house as smooth as possible

As over 90% of property buyers now begin their search online, our business model allows us to work free of a shop front. This allows us to plough those cost savings back to you, the customer, meaning you get all of this fantastic service for a lower fee than you'd expect to pay a high street agent.

Testimonial 1



I found Sarah Horn to be knowledgeable, friendly and very approachable. An honest achievable valuation was given, and the house sold quickly. Sarah was always available to iron out and advise on any problems that arose during the process. I would definitely recommend CoastnCountry estate agents, and they do not cost the earth.

Testimonial 2



I just cannot praise Coast n Country enough on such a professional service they have provided. Nothing was a problem any questions we needed answered were swiftly answered. 5 star service, well done to Matt and his team. We would also like to give Sarah Horn a special mention for dealing with the sale and going above and beyond. Thank you all so much.

Testimonial 3



Outstanding service and professional knowledge. Sarah showed a real passion to support us and ensure that our purchase was completed in line with our expectations. Thank you so much!

Testimonial 4



My estate agent was very professional, friendly and on top of things. My house purchase went as smoothly as it could get. Definitely recommend them.

CoastNCountry

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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