



## Envirosearch Residential

***Why you need an Envirosearch Residential when you move home:***

***Is there contaminated land near your home?***

***Is your home at risk of flooding?***

Envirosearch Residential provides reliable information on the environmental risks that could affect the property. This helps informed decisions to be made about a property purchase.

Envirosearch Residential can be carried out for any property in England and Wales and includes the following information:

- **A professional opinion by a leading firm of environmental consultants offering clear guidance on the level of environmental risk associated with the property and the likelihood of the property being described as contaminated (as defined by Part 2A of the Environmental Protection Act, 1990)**
- **An additional report is available from the environmental consultants with suggested next steps if a risk is identified**
- **Details of past and present industrial land use**
- **The location of nearby landfill and waste management sites and details of any storage sites for hazardous substances within 500m of the property**

- **Details of consents to discharge that have been granted**
- **Confirmation of whether the property is in or close to a radon affected area, or an area that could be affected by past, current or proposed mining activity**
- **If there are any overhead transmission lines, masts or pylons within 250m of the property**
- **An assessment of flood risk including data on surface water, tidal flooding and whether the area benefits from flood defences.**

In addition the homeowner benefits from a financial contribution of up to £60,000\* when a Part 2A remediation notice is served by the local authority and where costs to remediate the site will be incurred by the homeowner. This will apply whether or not the report has passed or requires further action due to possible contamination.

\*Subject to terms and conditions.



Geodesys is an approved Landmark reseller and the leading provider of land and property search information in the Anglian Water region.

For more information, please contact us on:

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**www.geodesys.com**



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