Selecting and buying the right home can be a lengthy and costly process, so once your client has picked their new home it is important they are aware of any potential changes within the surrounding area before proceeding with the purchase. Plansearch provides a full residential report on planning applications in your clients’ area of interest.

**Plansearch / Plansearch Plus**

**Designed for:** Residential properties

**Use this report to understand:** Planning applications
- Plansearch Plus provides you with the additional features of decision notices, local facilities, rights of way and mobile phone masts in the area

**What’s included**
- Planning applications
- Land use designations

**Additional features included in Plansearch Plus**
- Housing and neighbourhood demographics
- Amenities and education
- Rights of way

**Key features**
- Commercial and residential planning applications, including decisions on larger applications
- Comprehensive data on land use designations
- Variable urban and rural search radii for concise and intelligently sized reports
- Average property price data
- Detailed socio-demographic overview
- Local educational performance

**Why you need it:**
This report lets you complete the planning picture with details of developments and planning applications nearby.
The full picture

Plansearch Plus provides the full picture of a neighbourhood, including local footpaths, neighbourhood data on topics such as schools, population demographics, housing types and average prices. Additionally there is a summary of key local amenities.

Protect your clients

Standard local authority searches will be restricted to planning applications on the property itself, with the exception of applications for road and rail which cover a radius of 200m.

It is important they are aware of any potential changes within the surrounding area before proceeding with the purchase.

Plansearch Plus ensures your client is fully informed of any planning decisions and socio-demographic information which may affect the enjoyment of a property.

These other residential reports may be relevant to your site:

Energy and Infrastructure

Obtain details of a number of selected Energy and Infrastructure projects across the UK and make sure you are fully informed about the potential impacts. Our report can help by informing if the site is likely to be impacted by development projects:

Included in the report:

Wind farms, HS2, Crossrail, energy exploration e.g. fracking, solar farms and renewable power plants.

SiteSolutions Highways

Gain an insight into planned changes to roads and rights of way affecting commercial sites with the SiteSolutions Highways.

Included in the report:

Adoption status of roads, footpaths and verges, road improvement schemes and orders, forthcoming roadworks as well as the identification of rights of way and potential proposed amendments surrounding a commercial site.

If you require any assistance please contact our customer services team on 0844 844 9966 or by email at helpdesk@landmark.co.uk

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Plansearch Plus

Professional Indemnity Cover of £10million*

* Subject to terms and conditions

Energy and Infrastructure

Section 1: Residential Planning Applications

Alterations and Minor New Builds

2 applications within 50m

New Build up to 10 dwellings

0 applications within 250m

New Build 10 to 50 dwellings

0 applications within 250m

Unclassified

1 application within 250m

New Build over 50 dwellings

1 application within 750m

Section 1: Non-residential Planning Applications

Small

0 applications within 100m

Unclassified

0 applications within 250m

Medium

1 application within 250m

Large

2 applications within 750m

Land Use Designations

See Section 2

Your Neighbourhood

See Section 3