



**EASTSUFFOLK**  
COUNCIL



# DATA PACK 2026

Kesgrave, Rushmere St Andrew,  
Martlesham & Purdis Farm,  
Carlford and Fynn Valley

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## Kesgrave

Total **14,991 residents**. A family-focused town with a strong working-age population. Age breakdown: **0–15**: 2,901 people (**19%**), **16–64**: 9,074 people (**6%**), **65+**: 3,016 people (**20%**).

**Deprivation** Kesgrave in the least deprived percentile of England (IMD 2025 rank: 28,495 — higher = less deprived).

**Unemployment** Very low unemployment levels across all age groups, with 1.32% working-age unemployment benefit claimants (120 people). Youth (18–24): 2.47% (25 people). 50+: 0.48% (30 people).

**Crime & Safety** Kesgrave is a low-crime area, especially compared with national averages. 361 total crimes in the 12 months (Dec 2024–Nov 2025). Crime rate: 24.1 per 1,000 people - far below England's 91 per 1,000.

**Health & Wellbeing** Generally good health, but with a small group needing extra support. 832 people (5.59%) have day-to-day activities “limited a lot”. 0.82% report “very bad health”.

**Housing** A relatively high-value housing market. Average house price: £361,195. (Detached: £434,457, Semi-detached: £329,482, Terraced: £265,207, Flats: £195,864).

**Community** Very low external funding coming into the area. CNI rank: 5,943 (lower - more need). Indicates some community needs, mainly around facilities/participation. Grant funding (Dec 2024 – Nov 2025): £0 per 10,000 residents.

**Environment** Good air quality: NO<sub>2</sub>: 0.88. PM: 1.40 (Low compared to England)

**Connectivity** Good connectivity: 57.90 (good access to transport / services).

### Local Needs & Opportunities

- Support for older residents with mobility or health conditions
- Social groups to prevent isolation
- Youth wellbeing programmes (confidence, sleep, bullying)
- Community development (very little grant funding currently)

## Martlesham & Purdis Farm

Total **7,584 residents**. A community with a much older population than average, with nearly 1/3 aged 65+. Age breakdown: **0–15**: 1,054 people (**14%**), **16–64**: 4,182 people (**55%**), **65+**: 2,348 people (**31%**)

**Deprivation** Martlesham & Purdis Farm sits firmly within the least deprived areas of England (IMD 2025 rank: 27,230)

**Unemployment** Very low unemployment across all, with 1.40% working-age unemployment benefit claimants (58 people, Jan 2026). Youth (18–24): 1.69% (7 people). 50+: 0.30% (12 people).

**Crime & Safety** Crime levels appear high because of the retail and commercial areas in Martlesham retail zone, rather than residential streets. 835 total crimes in 12 months (Dec 2024 – Nov 2025). Crime rate: 110.0 per 1,000 people, higher than East and England.

**Health & Wellbeing** Generally strong health outcomes, although larger older population increases demand for mobility and social support. 6.27% (473 people) have day-to-day activities “limited a lot”. 0.82% report “very bad health”. 282 people receive PIP (6.74%) - below national averages.

**Housing** Relatively high housing market. Average house: £413,481.

**Community** Mixed community infrastructure. CNI rank: 10,332 (lower = more need) - suggests moderate community needs, especially around social participation. Grant funding (Dec 2024–Nov 2025): £26,108 per 10,000 residents.

**Environment** Air quality: NO<sub>2</sub> 0.91, PM 1.37 - good overall.

**Connectivity** Good connectivity: 53.67. Strong shop, services & A12 access.

### Local Needs & Opportunities

- Support for the large older population (mobility, falls prevention, carers)
- Social groups to reduce isolation
- Community development opportunities (volunteering, neighbourhood clubs)
- Crime reduction through retail partnerships (not residential focus)
- More consistent community funding could strengthen local groups

## Rushmere St Andrew

Total **4,454 residents**. A settled suburban community with a balanced working-age and older population. Age breakdown: **0–15**: 700 people (**16%**), **16–64**: 2,575 people (**58%**), **65+**: 1,179 people (**26%**).

**Deprivation** Rushmere St Andrew is in the least deprived end of England (IMD 2025 rank: 32,672 — higher = less deprived).

**Unemployment** Very low unemployment levels across all age groups, with 0.78% working-age unemployment benefit claimants (20 people, Jan 2026). Youth (18–24): 1.81% (5 people) 50+: 0.22% (5 people).

**Crime & Safety** Rushmere St Andrew is a low-crime area compared with national averages. 66 total crimes in the 12 months (Dec 2024–Nov 2025). Crime rate: 14.9 per 1,000 people — far below England’s 91 per 1,000.

**Health & Wellbeing** Generally good health, with a modest group needing extra support. 218 people (4.95%) have day-to-day activities “limited a lot”. 0.70% report “very bad health”.

**Housing** A relatively high-value housing market. Average house price: £416,661 (Dec 2024–Nov 2025).

**Community** Community need is generally low, but pockets of isolation can occur. CNI rank: 19,809 (lower = more need). Grant funding (Dec 2024–Nov 2025): £0 per 10,000 residents.

**Environment** Clean air quality: NO<sub>2</sub> 0.92, PM 1.40 (low compared with England overall).

**Connectivity** Good connectivity: 57.96 (good access to services / transport).

### Local Needs & Opportunities

- Support for older residents with mobility or long-term conditions (targeted social/health sessions)
- Social groups to prevent isolation in pockets near greenspace/estate edges
- Youth wellbeing programmes (confidence, sleep, bullying) via schools and clubs
- Community development (no recent external grant inflow)

## Carlford & Fynn Valley

Total **8,481 residents**. A rural, spread-out community with a high proportion of older residents and a smaller child population. Age breakdown: **0–15**: 1,167 people (14%), **16–64**: 4,747 people (56%), **65+**: 2,567 people (30%).

**Deprivation** Carlford & Fynn Valley is in the least deprived areas of England, with an IMD 2025 rank of 22,691 (higher = less deprived).

**Unemployment** Very low unemployment levels across all age groups, with 1.58% working-age unemployment benefit claimants (75 people, Jan 2026). Youth (18–24): 2.06% (10 people). 50+: 0.52% (25 people).

**Crime & Safety** Carlford & Fynn Valley is a low-crime rural area. 230 total crimes in the 12 months (Dec 2024–Nov 2025). Crime rate: 27.1 per 1,000 people, well below England’s 91 per 1,000.

**Health & Wellbeing** Overall good health, though the older population increases demand for support. 564 people (6.75%) have day-to-day activities “limited a lot”. 1.05% report “very bad health”. 339 people (7%) receive PIP - lower than district & national levels.

**Housing** A higher-value rural housing market. Average house price: £471,556 (Dec 2024–Nov 2025).

**Community** Community need is shaped by isolation and access to services. CNI rank: 17,268 (lower = more need). Grant funding (Dec 2024–Nov 2025): £29,478 per 10,000 residents.

**Environment** Strong rural environment with clean air. Air quality: NO<sub>2</sub> 0.74, PM 1.36 (very low pollutant levels).

**Connectivity** Connectivity score: 31.77 low, indicating limited access to key services without a car.

### Local Needs & Opportunities

- Support for isolated older residents (befriending, mobility help, transport)
- Social groups to reduce rural isolation
- Community transport or lift-sharing schemes (connectivity score is low)
- Opportunities for targeted funding to strengthen village groups and rural hubs

## What This Means for the Community Partnership

### Kesgrave Local Needs & Opportunities

- Support for older residents with mobility or health conditions
- Social groups to prevent isolation
- Youth wellbeing programmes (confidence, sleep, bullying)
- Community development (very little grant funding currently)

### Martlesham & Purdis Farm Local Needs & Opportunities

- Support for the large older population (mobility, falls prevention, carers)
- Social groups to reduce isolation
- Community development opportunities (volunteering, neighbourhood clubs)
- Crime reduction through retail partnerships (not residential focus)
- More consistent community funding could strengthen local groups

### Rushmere St Andrew Local Needs & Opportunities

- Support for older residents with mobility or long-term conditions (targeted social/health sessions)
- Social groups to prevent isolation in pockets near greenspace/estate edges
- Youth wellbeing programmes (confidence, sleep, bullying) via schools and clubs
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### Carlford & Fynn Valley Local Needs & Opportunities

- Support for isolated older residents (befriending, mobility help, transport)
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