

# Property report — HD1 3RE

Open-data due diligence for the HD1 3 area (the finest level UK open data publishes).

AVG SOLD PRICE

**£130,587**

sector HD1 3 · 66 sales

POPULATION

**20,695**

sector HD1 3

CRIMES RECORDED

**117**

sector HD1 3 · 2026-04

SCHOOLS

**3**

sector HD1 3

FLOOD RISK

**High**

sector HD1 3

GIGABIT BROADBAND

**85%**

sector HD1 3 of premises

## Sold prices on this postcode

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No sales recorded on HD1 3RE in the data period. Sold-price history covers HM Land Registry Price Paid; a postcode this size may go several years between sales.

## Nearest schools

School	Distance	Phase
Mount Pleasant Primary School	0.1 mi	Primary
Hillside Primary School	0.4 mi	Primary
Spring Grove Junior Infant and Nursery School	0.6 mi	Primary
Newsome Academy	0.6 mi	Secondary
Newsome Junior Academy	0.6 mi	Primary
Beaumont Primary Academy	0.8 mi	Primary

Straight-line distance from the postcode. Source: Get Information about Schools (DfE).

## Flood risk

**Flood risk at this postcode: High** — 10 properties here fall in an at-risk band (10 in the significant Medium/High bands). Your conveyancer will run an official flood search.

Source: Environment Agency (Risk of Flooding from Rivers and Sea). Indicative, not an official flood search.

## How granular is this?

Measure	DISTRICT HD1	SECTOR HD1 3	POSTCODE HD1 3RE
Average sold price	£181,515	£130,587	—
Population	40,890	20,695	—
Deprivation decile	2/10	2/10	—
Crimes recorded	596	117	—
Schools	11	3	—
Flood risk	High	High	High
Gigabit broadband	90%	85%	100%
Superfast broadband	99%	98%	100%

— = no separate figure is published at that level. Most open data is published down to the **sector** (HD1 3); the postcode column is built from the layers that go finer (sold transactions, Ofcom broadband). Sources: HM Land Registry · Police.uk · Ofsted/GIAS · ONS & IoD2025 · Environment Agency · Ofcom.

## Your next steps

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### Get the official title document

The HM Land Registry title register shows the legal owner, price paid and any charges or covenants. Official copy, £7.

[View the title document at HM Land Registry →](#)

### Compare conveyancing quotes

You've done the research — now the legal bit. Compare quotes from SRA/CLC-regulated conveyancers for HD1 3RE.

[Compare conveyancing quotes →](#)

We may earn a referral fee if you instruct a conveyancer through this link. It never changes your price, and you are always free to choose your own.

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