

# Property report — HD2 1LP

Open-data due diligence for the HD2 1 area (the finest level UK open data publishes).

AVG SOLD PRICE

**£185,383**

sector HD2 1 · 209 sales

POPULATION

**20,890**

sector HD2 1

CRIMES RECORDED

**99**

sector HD2 1 · 2026-04

SCHOOLS

**6**

sector HD2 1

FLOOD RISK

**High**

sector HD2 1

GIGABIT BROADBAND

**98%**

sector HD2 1 of premises

## How granular is this?

| Measure             | DISTRICT<br>HD2 | SECTOR<br>HD2 1 | POSTCODE<br>HD2 1LP |
|---------------------|-----------------|-----------------|---------------------|
| Average sold price  | £235,007        | £185,383        | £140,000            |
| Population          | 43,147          | 20,890          | —                   |
| Deprivation decile  | 4/10            | 3/10            | —                   |
| Crimes recorded     | 156             | 99              | —                   |
| Schools             | 11              | 6               | —                   |
| Flood risk          | High            | High            | —                   |
| Gigabit broadband   | 96%             | 98%             | 100%                |
| Superfast broadband | 99%             | 99%             | 100%                |

— = no separate figure is published at that level. Most open data is published down to the **sector** (HD2 1); 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.

## Sold prices on this postcode

| Date       | Price    | Address       | Type          |
|------------|----------|---------------|---------------|
| 2024-12-23 | £135,000 | 42 WARRENSIDE | Semi-detached |
| 2024-12-11 | £109,000 | 62 WARRENSIDE | Detached      |
| 2024-10-16 | £175,000 | 6 WARRENSIDE  | Semi-detached |
| 2024-07-15 | £150,000 | 56 WARRENSIDE | Other         |
| 2024-07-15 | £150,000 | 56 WARRENSIDE | Semi-detached |
| 2024-05-07 | £121,000 | 26 WARRENSIDE | Detached      |

6 recorded sales on HD2 1LP. Source: HM Land Registry Price Paid (© Crown copyright). Shown for this postcode only.

## Risk indicators

**High risk from rivers & sea** (sector HD2 1). Your conveyancer will run an official flood search on the specific property as part of the search pack.

## 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 HD2 1LP.

[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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