

# Property report — HD5 9ER

Open-data due diligence for the HD5 9 area (the finest level UK open data publishes).

AVG SOLD PRICE

**£169,418**

sector HD5 9 · 150 sales

POPULATION

**19,578**

sector HD5 9

CRIMES RECORDED

**97**

sector HD5 9 · 2026-04

SCHOOLS

**5**

sector HD5 9

FLOOD RISK

**Medium**

sector HD5 9

GIGABIT BROADBAND

**98%**

sector HD5 9 of premises

## Sold prices on this postcode

Date	Price	Address	Type
2025-08-14	£175,000	35 PATTERDALE DRIVE	Semi-detached

<b>Date</b>	<b>Price</b>	<b>Address</b>	<b>Type</b>
2025-07-08	£163,000	49 PATERDALE DRIVE	Semi-detached
2023-07-31	£163,000	27 PATERDALE DRIVE	Semi-detached
2023-07-21	£160,000	45 PATERDALE DRIVE	Semi-detached
2023-05-19	£157,000	5 PATERDALE DRIVE	Semi-detached
2021-09-24	£127,500	18 PATERDALE DRIVE	Semi-detached
2020-09-30	£129,995	35 PATERDALE DRIVE	Semi-detached
2017-11-10	£123,000	45 PATERDALE DRIVE	Semi-detached
2017-04-03	£90,000	45 PATERDALE DRIVE	Semi-detached
2017-03-30	£124,000	1 PATERDALE DRIVE	Semi-detached
2016-04-25	£118,500	23 PATERDALE DRIVE	Semi-detached
2015-07-14	£97,500	7 PATERDALE DRIVE	Semi-detached
2014-02-21	£98,500	16 PATERDALE DRIVE	Semi-detached
2013-01-25	£110,000	21 PATERDALE DRIVE	Semi-detached
2010-02-26	£115,000	15 PATERDALE DRIVE	Semi-detached
2007-01-05	£115,000	7 PATERDALE DRIVE	Terraced
2006-12-08	£119,950	1 PATERDALE DRIVE	Semi-detached
2005-10-06	£140,000	59 PATERDALE DRIVE	Detached
2004-11-30	£106,000	35 PATERDALE DRIVE	Semi-detached
2004-11-01	£108,000	37 PATERDALE DRIVE	Semi-detached
2004-06-25	£106,000	21 PATERDALE DRIVE	Semi-detached
2004-05-21	£155,000	41 PATERDALE DRIVE	Semi-detached
2003-10-30	£75,000	11 PATERDALE DRIVE	Semi-detached
2003-07-31	£74,000	1 PATERDALE DRIVE	Semi-detached
2002-06-10	£58,000	55 PATERDALE DRIVE	Semi-detached
2002-03-22	£59,950	37 PATERDALE DRIVE	Semi-detached
2001-12-19	£47,500	9 PATERDALE DRIVE	Semi-detached

Date	Price	Address	Type
2001-07-12	£43,000	11 PATERDALE DRIVE	Semi-detached
2001-02-16	£39,000	3 PATERDALE DRIVE	Semi-detached
2000-04-19	£70,000	26 PATERDALE DRIVE	Detached
1999-07-07	£40,800	23 PATERDALE DRIVE	Semi-detached
1999-05-28	£40,000	23 PATERDALE DRIVE	Semi-detached
1998-12-16	£45,000	5 PATERDALE DRIVE	Semi-detached
1998-10-09	£47,000	63 PATERDALE DRIVE	Detached
1997-08-08	£45,000	61 PATERDALE DRIVE	Semi-detached
1997-07-11	£44,000	7 PATERDALE DRIVE	Terraced
1997-03-07	£43,000	29 PATERDALE DRIVE	Semi-detached
1995-09-08	£38,000	49 PATERDALE DRIVE	Semi-detached
1995-08-18	£50,000	65 PATERDALE DRIVE	Detached
1995-07-07	£60,000	59 PATERDALE DRIVE	Detached
1995-03-17	£42,000	19 PATERDALE DRIVE	Semi-detached

41 recorded sales on HD5 9ER. Source: HM Land Registry Price Paid (© Crown copyright). Shown for this postcode only.

## Nearest schools

School	Distance	Phase	Ofsted
Moldgreen Community Primary School	0.3 mi	Primary	Good (2022)
Netherhall Learning Campus Junior School	0.3 mi	Primary	Good (2023)
Netherhall St James CofE (VC) Infant and Nursery School	0.5 mi	Primary	Good (2023)
Netherhall Learning Campus High School	0.6 mi	Secondary	Requires improvement (2024)
St Joseph's Catholic Primary Academy	0.7 mi	Primary	—

School	Distance	Phase	Ofsted
Dalton School	0.8 mi	Primary	Good (2021)

Straight-line distance from the postcode. Ofsted = latest overall effectiveness (newer inspections may be ungraded). Sources: Get Information about Schools (DfE) · Ofsted.

## Flood risk

No modelled flood risk is recorded for HD5 9ER in the EA Risk of Flooding from Rivers and Sea dataset.

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

## How granular is this?

Measure	DISTRICT HD5	SECTOR HD5 9	POSTCODE HD5 9ER
Average sold price	£268,466	£169,418	£91,785
Population	44,021	19,578	—
Deprivation decile	4/10	3/10	—
Crimes recorded	201	97	—
Schools	13	5	—
Flood risk	High	Medium	Low
Gigabit broadband	96%	98%	100%
Superfast broadband	99%	100%	100%

— = no separate figure is published at that level. Most open data is published down to the **sector** (HD5 9); 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

### 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 HD5 9ER.

[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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