

Property report — HD1 3RD

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

Date	Price	Address	Type
2025-01-15	£62,500	10 GARDEN STREET	Other

Date	Price	Address	Type
2023-10-17	£25,000	12 GARDEN STREET	Other
2022-01-06	£70,000	FLAT 5, PALM COURT, 2A GARDEN STREET	Flat
2021-02-16	£72,000	FLAT 6, PALM COURT, 2A GARDEN STREET	Flat
2019-07-08	£62,000	10 GARDEN STREET	Other
2019-02-22	£40,000	10 GARDEN STREET	Other
2018-04-25	£73,000	FLAT 4, PALM COURT, 2A GARDEN STREET	Flat
2016-09-14	£93,000	FLAT 6, PALM COURT, 2A GARDEN STREET	Flat
2015-07-10	£69,950	FLAT 4, PALM COURT, 2A GARDEN STREET	Flat
2014-06-30	£80,000	6 GARDEN STREET	Terraced
2007-04-27	£99,950	FLAT 2, PALM COURT, 2A GARDEN STREET	Flat
2007-04-13	£99,950	FLAT 4, PALM COURT, 2A GARDEN STREET	Flat
2006-12-20	£95,000	FLAT 6, PALM COURT, 2A GARDEN STREET	Flat
2006-11-24	£99,950	FLAT 1, PALM COURT, 2A GARDEN STREET	Flat
2006-07-28	£100,000	FLAT 5, PALM COURT, 2A GARDEN STREET	Flat
2004-09-07	£40,000	2 GARDEN STREET	Terraced
2004-08-05	£54,000	4 GARDEN STREET	Terraced
2003-08-22	£40,000	6 GARDEN STREET	Terraced

18 recorded sales on HD1 3RD. Source: HM Land Registry Price Paid (© Crown copyright). Shown for this postcode only.

Nearest schools

School	Distance	Phase	Ofsted
Mount Pleasant Primary School	0.2 mi	Primary	Good (2022)
Spring Grove Junior Infant and Nursery School	0.4 mi	Primary	—
Hillside Primary School	0.5 mi	Primary	—

School	Distance	Phase	Ofsted
Paddock Junior Infant and Nursery School	0.9 mi	Primary	—
Newsome Academy	0.9 mi	Secondary	Good (2024)
Newsome Junior Academy	0.9 mi	Primary	Good (2023)

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 HD1 3RD 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 HD1	SECTOR HD1 3	POSTCODE HD1 3RD
Average sold price	£181,515	£130,587	£70,906
Population	40,890	20,695	—
Deprivation decile	2/10	2/10	—
Crimes recorded	596	117	—
Schools	11	3	—
Flood risk	High	High	Low
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.

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