

Property report — HD2 1RD

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

Sold prices on this postcode

| Date | Price | Address | Type |
|------------|----------|--------------------|----------|
| 2025-03-20 | £290,000 | 12 TITHE HOUSE WAY | Detached |

| Date | Price | Address | Type |
|------------|----------|--------------------|---------------|
| 2022-03-24 | £307,500 | 26 TITHE HOUSE WAY | Detached |
| 2016-12-22 | £235,000 | 18 TITHE HOUSE WAY | Detached |
| 2015-02-09 | £186,000 | 32 TITHE HOUSE WAY | Detached |
| 2014-05-16 | £230,000 | 18 TITHE HOUSE WAY | Detached |
| 2013-08-16 | £153,000 | 22 TITHE HOUSE WAY | Detached |
| 2012-09-27 | £215,000 | 24 TITHE HOUSE WAY | Detached |
| 2010-06-11 | £210,000 | 26 TITHE HOUSE WAY | Detached |
| 2008-07-11 | £182,000 | 12 TITHE HOUSE WAY | Detached |
| 2006-09-29 | £245,000 | 24 TITHE HOUSE WAY | Detached |
| 2004-05-20 | £192,000 | 36 TITHE HOUSE WAY | Detached |
| 2002-08-07 | £126,500 | 34 TITHE HOUSE WAY | Detached |
| 2002-06-27 | £117,500 | 12 TITHE HOUSE WAY | Detached |
| 2001-02-09 | £102,000 | 26 TITHE HOUSE WAY | Detached |
| 2000-08-25 | £69,000 | 10 TITHE HOUSE WAY | Detached |
| 1999-05-28 | £83,000 | 36 TITHE HOUSE WAY | Detached |
| 1999-02-12 | £87,000 | 36 TITHE HOUSE WAY | Detached |
| 1999-01-18 | £97,000 | 24 TITHE HOUSE WAY | Detached |
| 1998-05-13 | £108,500 | 30 TITHE HOUSE WAY | Semi-detached |
| 1998-04-09 | £64,500 | 22 TITHE HOUSE WAY | Detached |
| 1996-07-25 | £93,000 | 30 TITHE HOUSE WAY | Semi-detached |

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

Nearest schools

| School | Distance | Phase | Ofsted |
|---|----------|---------|---|
| St Thomas CE Primary School | 0.4 mi | Primary | Requires improvement (2023) |

| School | Distance | Phase | Ofsted |
|--|----------|-----------|-------------------------------|
| All Saints Catholic College | 0.9 mi | Secondary | Good (2022) |
| Christ Church CE Academy | 1.0 mi | Primary | Report card → |
| Our Lady of Lourdes Catholic Primary Academy | 1.0 mi | Primary | Report card → |
| Woodhouse Primary School | 1.2 mi | Primary | Good (2021) |
| St John's (CofE) Primary Academy, Clifton | 1.2 mi | Primary | Report card → |

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 HD2 1RD 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 HD2 | SECTOR HD2 1 | POSTCODE HD2 1RD |
|----------------------------|-----------------|-----------------|---------------------|
| Average sold price | £235,007 | £185,383 | £161,595 |
| Population | 43,147 | 20,890 | — |
| Deprivation decile | 4/10 | 3/10 | — |
| Crimes recorded | 156 | 99 | — |
| Schools | 11 | 6 | — |
| Flood risk | High | High | Low |
| 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.

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 HD2 1RD.

[Compare conveyancing quotes →](#)

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