

# Property report — HD2 2EE

Open-data due diligence for the HD2 2 area (the finest level UK open data publishes).

AVG SOLD PRICE

**£285,354**

sector HD2 2 · 206 sales

POPULATION

**33,939**

sector HD2 2

CRIMES RECORDED

**57**

sector HD2 2 · 2026-04

SCHOOLS

**5**

sector HD2 2

FLOOD RISK

**Medium**

sector HD2 2

GIGABIT BROADBAND

**94%**

sector HD2 2 of premises

## Sold-price trend (1995-2026)



Average sold price in sector HD2 2 by year, 1995-2026 (latest £270,926). Source: HM Land Registry Price Paid.

## Sold prices on this postcode

Date	Price	Address	Type
2025-10-13	£395,000	9 MARLING ROAD	Detached
2024-06-04	£305,000	6 MARLING ROAD	Detached
2017-06-07	£230,000	7 MARLING ROAD	Detached
2017-04-28	£290,000	9 MARLING ROAD	Detached
2016-12-05	£320,000	11 MARLING ROAD	Detached
2006-12-08	£279,950	5 MARLING ROAD	Detached
2005-07-15	£325,000	11 MARLING ROAD	Detached
2001-07-25	£148,000	THE CHALET MARLING ROAD	Detached
1999-10-01	£144,000	11 MARLING ROAD	Detached
1999-06-22	£117,500	5 MARLING ROAD	Detached
1998-11-02	£168,000	15 MARLING ROAD	Detached
1996-07-27	£110,000	2 MARLING ROAD	Detached

12 recorded sales on HD2 2EE. Source: HM Land Registry Price Paid (© Crown copyright). Shown for this postcode only.

## Nearest schools

School	Distance	Phase	Ofsted
<a href="#">Lindley Church of England Infant School</a>	0.7 mi	Primary	<a href="#">Good</a> (2022)

School	Distance	Phase	Ofsted
<a href="#">Lindley Junior School</a>	0.7 mi	Primary	<a href="#">Good (2023)</a>
<a href="#">Cross Lane Primary and Nursery School</a>	0.9 mi	Primary	<a href="#">Good (2023)</a>
<a href="#">Elland Church of England (Voluntary Aided) Junior, Infant and Nursery School</a>	1.1 mi	Primary	<a href="#">Report card</a> →
<a href="#">The Brooksbank School</a>	1.1 mi	Secondary	<a href="#">Report card</a> →
<a href="#">Old Earth Primary School</a>	1.2 mi	Primary	<a href="#">Report card</a> →

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

## What's nearby

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**Nearest GP surgeries:** THE LINDLEY VILLAGE SURG. (0.7 mi) · BANKFIELD SURGERY (1.1 mi) · NOOK SURGERY (1.2 mi)

**Nearest hospitals:** SPIRE HOSPITAL (1.2 mi) · BMI HEALTHCARE - THE HUDDERSFIELD HOSPITAL (1.5 mi) · CALDERDALE ROYAL HOSPITAL ELECTIVE SURGICAL HUB (2.6 mi)

**Nearest listed buildings:** Nos 10, 11 and 12 and barn adjoining on north side (Grade II) (0.3 mi) · Yew Tree (Grade II) (0.3 mi) · 25 Yew Tree Road (Grade II) (0.3 mi)

**Nearest pharmacies:** ST SHAW PHARMACY (0.7 mi) · RYBURN PHARMACY (0.9 mi) · THE PHARMACY (1.0 mi)

**Nearest stations:** Huddersfield (2.3 mi) · Brighouse (2.7 mi) · Lockwood (2.7 mi)

**Nearest supermarkets:** Tesco Express (0.3 mi) · Aldi (0.8 mi) · Spar (0.8 mi)

Straight-line distance from the postcode. Source: NaPTAN (DfT).

## Who lives here

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Median age

37

One-person households

31%  
Households with children  
33%  
Households  
12,771

Owned 62% · Social rent 12% · Private rent 26%

Census 2021 (ONS), for the HD2 2 area.

## Flood risk

No modelled flood risk is recorded for HD2 2EE 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 2	POSTCODE HD2 2EE
Average sold price	£235,007	£285,354	£236,038
Population	43,147	33,939	—
Deprivation decile	4/10	5/10	—
Crimes recorded	156	57	—
Schools	11	5	—
Flood risk	High	Medium	Low
Gigabit broadband	96%	94%	0%
Superfast broadband	99%	99%	100%

— = no separate figure is published at that level. Most open data is published down to the **sector** (HD2 2); 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 2EE.

[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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