

Property report — HD2 2XE

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

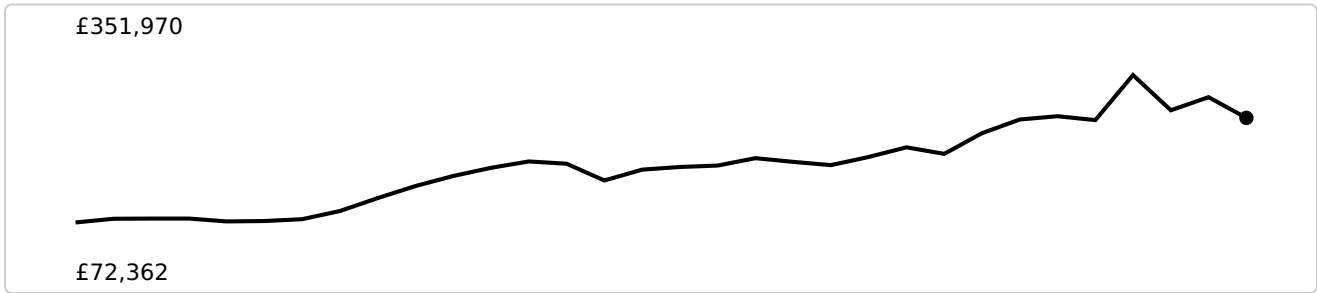
sector HD2 2

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
2026-02-27	£382,000	101 BIRKBY HALL ROAD	Semi-detached
2024-09-27	£390,000	99 BIRKBY HALL ROAD	Semi-detached
2023-12-08	£430,000	103 BIRKBY HALL ROAD	Semi-detached
2021-03-03	£318,000	99 BIRKBY HALL ROAD	Semi-detached
2016-03-21	£330,000	107 BIRKBY HALL ROAD	Semi-detached
2016-03-15	£229,370	105 BIRKBY HALL ROAD	Semi-detached
2015-12-17	£307,500	103 BIRKBY HALL ROAD	Semi-detached
2014-11-05	£150,000	103 BIRKBY HALL ROAD	Semi-detached
2012-03-19	£268,940	97 BIRKBY HALL ROAD	Semi-detached
2003-08-26	£325,000	109 BIRKBY HALL ROAD	Semi-detached

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

Nearest schools

School	Distance	Phase	Ofsted
St Patrick's Catholic Primary Academy	0.2 mi	Primary	Report card →
Birkby Infant and Nursery School	0.3 mi	Primary	Report card →
Brambles Primary Academy	0.5 mi	Primary	Good (2023)

School	Distance	Phase	Ofsted
Birkby Junior School	0.6 mi	Primary	Good (2023)
Lindley Junior School	0.9 mi	Primary	Good (2023)
Lindley Church of England Infant School	1.0 mi	Primary	Good (2022)

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

Nearest GP surgeries: BIRKBY HEALTH CENTRE (0.3 mi) · CROFT MEDICAL CENTRE (0.5 mi) · MARSH SURGERY (0.6 mi)

Nearest hospitals: BMI HEALTHCARE - THE HUDDERSFIELD HOSPITAL (0.1 mi) · SPIRE HOSPITAL (2.4 mi) · CALDERDALE ROYAL HOSPITAL ELECTIVE SURGICAL HUB (4.0 mi)

Nearest listed buildings: AZO HOUSE CRENDEN (Grade II) (0.0 mi) · 83, BIRKBY LODGE ROAD (Grade II) (0.1 mi) · 79, BIRKBY LODGE ROAD (Grade II) (0.1 mi)

Nearest pharmacies: K PHARMACY (0.2 mi) · CROFT PHARMACY (0.5 mi) · C W PEACH CHEMIST (0.6 mi)

Nearest stations: Huddersfield (0.9 mi) · Lockwood (1.7 mi) · Deighton (2.0 mi)

Nearest supermarkets: Khadim Supersave (0.4 mi) · Co-op Food (0.7 mi) · Aldi (0.7 mi)

Straight-line distance from the postcode. Source: [NaPTAN \(DfT\)](#).

Who lives here

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 2XE 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 2XE
Average sold price	£235,007	£285,354	£313,081
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%	100%
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

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You've done the research — now the legal bit. Compare quotes from SRA/CLC-regulated conveyancers for HD2 2XE.

[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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