

# Property report — HD3 3WF

Open-data due diligence for the HD3 3 area (the finest level UK open data publishes).

AVG SOLD PRICE

**£239,598**

sector HD3 3 · 297 sales

POPULATION

**30,698**

sector HD3 3

CRIMES RECORDED

**49**

sector HD3 3 · 2026-04

SCHOOLS

**3**

sector HD3 3

FLOOD RISK

**High**

sector HD3 3

GIGABIT BROADBAND

**88%**

sector HD3 3 of premises

## How granular is this?

| Measure             | DISTRICT<br>HD3 | SECTOR<br>HD3 3 | POSTCODE<br>HD3 3WF |
|---------------------|-----------------|-----------------|---------------------|
| Average sold price  | £212,356        | £239,598        | £240,000            |
| Population          | 51,172          | 30,698          | —                   |
| Deprivation decile  | 6/10            | 7/10            | —                   |
| Crimes recorded     | 194             | 49              | —                   |
| Schools             | 10              | 3               | —                   |
| Flood risk          | High            | High            | —                   |
| Gigabit broadband   | 89%             | 88%             | 100%                |
| Superfast broadband | 98%             | 99%             | 100%                |

— = no separate figure is published at that level. Most open data is published down to the **sector** (HD3 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.

## Sold prices on this postcode

| Date       | Price    | Address          | Type          |
|------------|----------|------------------|---------------|
| 2024-12-16 | £240,000 | 9 SANDMOOR DRIVE | Semi-detached |

1 recorded sale on HD3 3WF. Source: HM Land Registry Price Paid (© Crown copyright). Shown for this postcode only.

## Risk indicators

**High risk from rivers & sea** (sector HD3 3). Your conveyancer will run an official flood search on the specific property as part of the search pack.

## 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 HD3 3WF.

[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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