

# Property report — HD4 5DR

Open-data due diligence for the HD4 5 area (the finest level UK open data publishes).

AVG SOLD PRICE

**£177,233**

sector HD4 5 · 223 sales

POPULATION

**25,768**

sector HD4 5

CRIMES RECORDED

**89**

sector HD4 5 · 2026-04

SCHOOLS

**4**

sector HD4 5

FLOOD RISK

**Low**

sector HD4 5

GIGABIT BROADBAND

**99%**

sector HD4 5 of premises

## Sold prices on this postcode

Date	Price	Address	Type
2023-07-25	£120,500	23 DE TRAFFORD STREET	Terraced

Date	Price	Address	Type
2022-01-21	£145,000	2 DE TRAFFORD STREET	Detached
2019-06-07	£120,000	21 DE TRAFFORD STREET	Terraced
2019-06-07	£120,000	21 DE TRAFFORD STREET	Terraced
2017-12-19	£80,000	7 DE TRAFFORD STREET	Terraced
2014-04-08	£75,000	21 DE TRAFFORD STREET	Terraced
2013-08-21	£67,000	15 DE TRAFFORD STREET	Terraced
2009-10-30	£88,000	27 DE TRAFFORD STREET	Semi-detached
2008-02-01	£89,000	15 DE TRAFFORD STREET	Terraced
2007-02-06	£110,000	5 DE TRAFFORD STREET	Terraced
2006-03-22	£78,000	7 DE TRAFFORD STREET	Terraced
2005-11-18	£72,500	9 DE TRAFFORD STREET	Terraced
2005-10-21	£50,000	25 DE TRAFFORD STREET	Terraced
2003-07-10	£53,000	17 DE TRAFFORD STREET	Terraced
2003-02-07	£40,000	13 DE TRAFFORD STREET	Semi-detached
2002-11-15	£73,000	2 DE TRAFFORD STREET	Detached
2002-10-18	£41,500	5 DE TRAFFORD STREET	Terraced
1999-09-30	£38,500	23 DE TRAFFORD STREET	Terraced
1997-05-09	£34,000	13 DE TRAFFORD STREET	Semi-detached
1996-02-23	£36,950	25 DE TRAFFORD STREET	Terraced
1995-12-22	£36,000	19 DE TRAFFORD STREET	Terraced

21 recorded sales on HD4 5DR. Source: HM Land Registry Price Paid (© Crown copyright). Shown for this postcode only.

## Nearest schools

School	Distance	Phase	Ofsted
Oak CofE Primary School	0.3 mi	Primary	—
Moor End Academy	0.5 mi	Secondary	

School	Distance	Phase	Ofsted
			Outstanding (2024)
Beaumont Primary Academy	0.5 mi	Primary	—
Mount Pleasant Primary School	0.5 mi	Primary	Good (2022)
Paddock Junior Infant and Nursery School	0.6 mi	Primary	—
Luck Lane, A Share Primary Academy	0.7 mi	Primary	—

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 HD4 5DR 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 HD4	SECTOR HD4 5	POSTCODE HD4 5DR
<b>Average sold price</b>	£208,450	£177,233	£74,664
<b>Population</b>	58,248	25,768	—
<b>Deprivation decile</b>	4/10	3/10	—
<b>Crimes recorded</b>	201	89	—
<b>Schools</b>	14	4	—
<b>Flood risk</b>	High	Low	Low
<b>Gigabit broadband</b>	96%	99%	100%
<b>Superfast broadband</b>	98%	100%	100%

— = no separate figure is published at that level. Most open data is published down to the **sector** (HD4 5); 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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### 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 HD4 5DR.

[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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