

# Property report — HD4 6NZ

Open-data due diligence for the HD4 6 area (the finest level UK open data publishes).

AVG SOLD PRICE

**£242,937**

sector HD4 6 · 120 sales

POPULATION

**27,575**

sector HD4 6

CRIMES RECORDED

**73**

sector HD4 6 · 2026-04

SCHOOLS

**7**

sector HD4 6

FLOOD RISK

**Medium**

sector HD4 6

GIGABIT BROADBAND

**91%**

sector HD4 6 of premises

## Sold prices on this postcode

Date	Price	Address	Type
2023-03-09	£180,000	7 NAOMI ROAD	Semi-detached

<b>Date</b>	<b>Price</b>	<b>Address</b>	<b>Type</b>
2021-02-01	£218,000	THE OLD COACH HOUSE NAOMI ROAD	Detached
2021-02-01	£218,000	THE OLD COACH HOUSE NAOMI ROAD	Detached
2020-08-28	£146,000	5 NAOMI ROAD	Terraced
2018-10-22	£134,500	5 NAOMI ROAD	Terraced
2018-08-03	£165,000	1 NAOMI ROAD	Terraced
2011-10-28	£160,000	THE OLD COACH HOUSE NAOMI ROAD	Detached
2011-10-28	£160,000	THE OLD COACH HOUSE NAOMI ROAD	Detached
2010-09-10	£114,000	5 NAOMI ROAD	Terraced
2010-09-10	£114,000	5 NAOMI ROAD	Terraced
2007-07-06	£125,500	11 NAOMI ROAD	Terraced
2007-07-06	£125,500	11 NAOMI ROAD	Terraced
2004-03-01	£145,000	THE OLD COACH HOUSE NAOMI ROAD	Detached
2002-12-17	£59,995	17 NAOMI ROAD	Terraced
2002-09-06	£54,250	11 NAOMI ROAD	Terraced
2001-11-02	£50,000	7 NAOMI ROAD	Semi-detached
2001-09-14	£54,000	17 NAOMI ROAD	Terraced
2001-04-26	£48,500	5 NAOMI ROAD	Terraced
2001-04-26	£48,500	5 NAOMI ROAD	Terraced
1998-10-23	£47,500	15 NAOMI ROAD	Terraced
1997-06-06	£49,950	9 NAOMI ROAD	Semi-detached
1996-07-15	£45,500	7 NAOMI ROAD	Semi-detached
1995-07-28	£42,000	5 NAOMI ROAD	Terraced
1995-07-28	£42,000	5 NAOMI ROAD	Terraced

24 recorded sales on HD4 6NZ. Source: HM Land Registry Price Paid (© Crown copyright). Shown for this postcode only.

## Nearest schools

School	Distance	Phase	Ofsted
Hillside Primary School	0.2 mi	Primary	—
Newsome Academy	0.4 mi	Secondary	Good (2024)
Newsome Junior Academy	0.4 mi	Primary	Good (2023)
Mount Pleasant Primary School	0.6 mi	Primary	Good (2022)
Berry Brow Infant and Nursery Academy	0.6 mi	Primary	Requires improvement (2023)
Lowerhouses CofE Primary School	0.9 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 6NZ 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 6	POSTCODE HD4 6NZ
Average sold price	£208,450	£242,937	£106,154
Population	58,248	27,575	—
Deprivation decile	4/10	5/10	—
Crimes recorded	201	73	—
Schools	14	7	—
Flood risk	High	Medium	Low
Gigabit broadband	96%	91%	100%
Superfast broadband	98%	97%	100%

— = no separate figure is published at that level. Most open data is published down to the **sector** (HD4 6); 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 6NZ.

[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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