

# Property report — HD6 3UU

Open-data due diligence for the HD6 3 area (the finest level UK open data publishes).

AVG SOLD PRICE

**£220,086**

sector HD6 3 · 176 sales

POPULATION

**19,735**

sector HD6 3

CRIMES RECORDED

**83**

sector HD6 3 · 2026-04

SCHOOLS

**7**

sector HD6 3

FLOOD RISK

**High**

sector HD6 3

GIGABIT BROADBAND

**98%**

sector HD6 3 of premises

## Sold prices on this postcode

Date	Price	Address	Type
2024-03-27	£315,000	18 WOOD CROFT	Detached

Date	Price	Address	Type
2023-03-17	£260,000	3 WOOD CROFT	Detached
2015-10-16	£167,500	7 WOOD CROFT	Detached
2012-11-23	£165,000	12 WOOD CROFT	Semi-detached
2012-08-02	£150,000	9 WOOD CROFT	Detached
2009-06-26	£210,000	20 WOOD CROFT	Detached
2006-09-08	£225,000	15 WOOD CROFT	Semi-detached
1998-11-27	£59,995	10 WOOD CROFT	Semi-detached
1998-03-25	£54,000	4 WOOD CROFT	Semi-detached
1997-11-26	£22,400	10 WOOD CROFT	Semi-detached
1997-11-26	£33,600	10 WOOD CROFT	Semi-detached

11 recorded sales on HD6 3UU. Source: HM Land Registry Price Paid (© Crown copyright). Shown for this postcode only.

## Nearest schools

School	Distance	Phase	Ofsted
Rastrick High School	0.2 mi	Secondary	—
Longroyde Primary School	0.3 mi	Primary	—
Field Lane Primary School	0.4 mi	Primary	Good (2023)
Carr Green Primary School	0.5 mi	Primary	Good (2024)
Woodhouse Primary School	0.8 mi	Primary	Good (2021)
St Andrew's CofE (VA) Junior School	0.9 mi	Primary	Outstanding (2022)

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 HD6 3UU 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 HD6	SECTOR HD6 3	POSTCODE HD6 3UU
Average sold price	£210,788	£220,086	£151,136
Population	36,157	19,735	—
Deprivation decile	5/10	5/10	—
Crimes recorded	255	83	—
Schools	14	7	—
Flood risk	High	High	Low
Gigabit broadband	92%	98%	100%
Superfast broadband	97%	99%	100%

— = no separate figure is published at that level. Most open data is published down to the **sector** (HD6 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.

## 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 HD6 3UU.

[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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