

# Property report — HD7 6AB

Open-data due diligence for the HD7 6 area (the finest level UK open data publishes).

AVG SOLD PRICE

**£236,647**

sector HD7 6 · 85 sales

POPULATION

**6,257**

sector HD7 6

CRIMES RECORDED

**18**

sector HD7 6 · 2026-04

SCHOOLS

**2**

sector HD7 6

FLOOD RISK

**High**

sector HD7 6

GIGABIT BROADBAND

**88%**

sector HD7 6 of premises

## Sold prices on this postcode

Date	Price	Address	Type
2024-07-26	£360,000	3 WAREHOUSE HILL ROAD	Terraced

Date	Price	Address	Type
2024-07-16	£425,000	27 WAREHOUSE HILL ROAD	Detached
2022-08-05	£400,000	25 WAREHOUSE HILL	Detached
2021-09-29	£170,000	13 WAREHOUSE HILL	Terraced
2021-09-22	£190,100	7 WAREHOUSE HILL	Terraced
2020-10-09	£220,000	31 WAREHOUSE HILL	Semi-detached
2019-03-29	£135,000	15 WAREHOUSE HILL	Terraced
2016-12-02	£168,000	2, CAVENDISH COURT WAREHOUSE HILL	Terraced
2015-03-31	£160,000	31 WAREHOUSE HILL	Semi-detached
2015-02-24	£107,000	15 WAREHOUSE HILL	Terraced
2013-11-05	£150,000	29 WAREHOUSE HILL	Semi-detached
2011-05-06	£110,000	7 WAREHOUSE HILL	Terraced
2003-12-05	£96,000	7 WAREHOUSE HILL	Terraced
2002-08-19	£57,000	9 WAREHOUSE HILL	Terraced
1998-03-20	£39,950	17 WAREHOUSE HILL	Terraced
1996-12-06	£29,950	9 WAREHOUSE HILL	Terraced
1996-02-02	£41,000	11 WAREHOUSE HILL	Semi-detached
1995-07-21	£87,500	3 WAREHOUSE HILL	Terraced

18 recorded sales on HD7 6AB. Source: HM Land Registry Price Paid (© Crown copyright). Shown for this postcode only.

## Nearest schools

School	Distance	Phase	Ofsted
Marsden Infant and Nursery School	0.1 mi	Primary	Requires improvement (2024)
Marsden Junior School	0.2 mi	Primary	Good (2022)
Slaithwaite Church of England Voluntary Controlled Junior and Infant School	2.0 mi	Primary	—

School	Distance	Phase	Ofsted
Nields Academy	2.1 mi	Primary	Inadequate (2023)
Wilberlee Junior and Infant School	2.1 mi	Primary	—
Meltham Moor Primary School	2.7 mi	Primary	Good (2024)

Straight-line distance from the postcode. Ofsted = latest overall effectiveness (newer inspections may be ungraded). Sources: Get Information about Schools (DfE) · Ofsted.

## Flood risk

**Flood risk at this postcode: Low** — 2 properties here fall in an at-risk band (0 in the significant Medium/High bands). Your conveyancer will run an official flood search.

Source: Environment Agency (Risk of Flooding from Rivers and Sea). Indicative, not an official flood search.

## How granular is this?

Measure	DISTRICT HD7	SECTOR HD7 6	POSTCODE HD7 6AB
Average sold price	£240,603	£236,647	£163,694
Population	30,405	6,257	—
Deprivation decile	6/10	4/10	—
Crimes recorded	142	18	—
Schools	13	2	—
Flood risk	High	High	Low
Gigabit broadband	86%	88%	100%
Superfast broadband	95%	96%	100%

— = no separate figure is published at that level. Most open data is published down to the **sector** (HD7 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 HD7 6AB.

[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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