

Property report — HD9 4EX

Open-data due diligence for the HD9 4 area (the finest level UK open data publishes).

AVG SOLD PRICE

£283,751

sector HD9 4 · 56 sales

POPULATION

9,420

sector HD9 4

CRIMES RECORDED

17

sector HD9 4 · 2026-04

SCHOOLS

1

sector HD9 4

FLOOD RISK

High

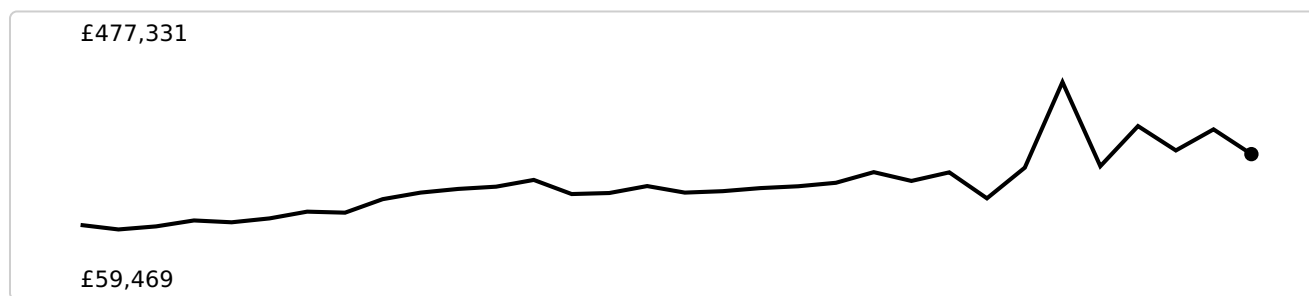
sector HD9 4

GIGABIT BROADBAND

82%

sector HD9 4 of premises

Sold-price trend (1995-2026)



Average sold price in HD9 4 by year, 1995-2026 (latest £273,008). Source: HM Land Registry Price Paid.

Sold prices on this postcode

| Date | Price | Address | Type |
|------------|----------|----------------|---------------|
| 2026-02-13 | £280,000 | 6 TINKER LANE | Detached |
| 2023-11-24 | £430,000 | 33 TINKER LANE | Detached |
| 2023-11-24 | £280,000 | 31 TINKER LANE | Semi-detached |
| 2023-04-18 | £360,000 | 7 TINKER LANE | Semi-detached |
| 2022-10-28 | £250,000 | 12 TINKER LANE | Semi-detached |
| 2022-05-23 | £285,000 | 29 TINKER LANE | Semi-detached |
| 2021-07-30 | £210,000 | 43 TINKER LANE | Detached |
| 2021-02-04 | £200,000 | 41 TINKER LANE | Detached |
| 2020-12-18 | £220,000 | 5 TINKER LANE | Semi-detached |
| 2020-10-07 | £192,000 | 4 TINKER LANE | Semi-detached |
| 2019-10-11 | £214,000 | 6 TINKER LANE | Detached |
| 2018-11-07 | £190,000 | 10 TINKER LANE | Semi-detached |
| 2018-09-05 | £215,000 | 57 TINKER LANE | Semi-detached |
| 2018-07-27 | £187,000 | 25 TINKER LANE | Semi-detached |
| 2016-10-28 | £175,000 | 5 TINKER LANE | Semi-detached |
| 2016-05-18 | £181,500 | 10 TINKER LANE | Semi-detached |
| 2015-12-07 | £323,000 | 40 TINKER LANE | Detached |
| 2015-07-17 | £236,000 | 21 TINKER LANE | Semi-detached |

| Date | Price | Address | Type |
|-------------|--------------|----------------|---------------|
| 2015-04-07 | £172,500 | 10 TINKER LANE | Semi-detached |
| 2014-10-24 | £205,000 | 14 TINKER LANE | Semi-detached |
| 2014-06-27 | £147,500 | 57 TINKER LANE | Semi-detached |
| 2014-03-31 | £125,000 | 23 TINKER LANE | Semi-detached |
| 2013-12-16 | £196,000 | 22 TINKER LANE | Semi-detached |
| 2013-10-08 | £170,000 | 47 TINKER LANE | Detached |
| 2011-01-27 | £175,000 | 19 TINKER LANE | Semi-detached |
| 2010-10-29 | £158,000 | 7 TINKER LANE | Semi-detached |
| 2008-08-15 | £188,000 | 45 TINKER LANE | Detached |
| 2007-10-05 | £300,000 | 15 TINKER LANE | Detached |
| 2006-06-09 | £185,000 | 14 TINKER LANE | Semi-detached |
| 2004-08-20 | £148,000 | 22 TINKER LANE | Semi-detached |
| 2004-06-25 | £170,000 | 41 TINKER LANE | Detached |
| 2004-03-31 | £144,000 | 2 TINKER LANE | Semi-detached |
| 2003-09-30 | £148,000 | 45 TINKER LANE | Detached |
| 2002-12-20 | £99,950 | 21 TINKER LANE | Semi-detached |
| 2002-07-15 | £98,500 | 47 TINKER LANE | Detached |
| 2002-01-28 | £110,000 | 51 TINKER LANE | Detached |
| 2001-11-21 | £76,000 | 3 TINKER LANE | Semi-detached |
| 2001-08-10 | £71,000 | 19 TINKER LANE | Semi-detached |
| 2001-02-02 | £68,950 | 57 TINKER LANE | Semi-detached |
| 1999-10-08 | £60,000 | 2 TINKER LANE | Semi-detached |
| 1998-08-28 | £63,000 | 43 TINKER LANE | Detached |
| 1998-04-08 | £58,000 | 27 TINKER LANE | Semi-detached |
| 1998-03-27 | £51,500 | 10 TINKER LANE | Semi-detached |
| 1997-07-18 | £77,000 | 6 TINKER LANE | Detached |

| Date | Price | Address | Type |
|------------|---------|----------------|---------------|
| 1996-07-26 | £62,500 | 17 TINKER LANE | Semi-detached |

45 recorded sales on HD9 4EX. Source: HM Land Registry Price Paid (© Crown copyright). Shown for this postcode only.

Nearest schools

| School | Distance | Phase | Ofsted |
|--|----------|-----------|-----------------------------------|
| Meltham CofE (VC) Primary School | 0.2 mi | Primary | Report card → |
| Meltham Moor Primary School | 0.7 mi | Primary | Good (2024) |
| Helme Church of England Academy | 1.0 mi | Primary | Good (2022) |
| Linthwaite Clough Primary School | 2.3 mi | Primary | Inadequate (2023) |
| South Crosland Church of England Voluntary Aided Junior School | 2.3 mi | Primary | Report card → |
| Colne Valley High School | 2.4 mi | Secondary | Good (2019) |

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

What's nearby

Nearest GP surgeries: MELTHAM GROUP PRACTICE (0.3 mi) · COLNE VALLEY GROUP PRACTICE (2.6 mi) · HONLEY SURGERY (2.6 mi)

Nearest hospitals: HOLMEVALLEY MEMORIAL HOSPITAL (2.8 mi) · BMI HEALTHCARE - THE HUDDERSFIELD HOSPITAL (5.2 mi)

Nearest listed buildings: KISSING GATE AND GATE PIERS AT MID POINT OF FOOTPATH NUMBER 44 (Grade II) (0.1 mi) · 18 AND 20, HOLMFIRTH ROAD (Grade II) (0.1 mi) · KISSING GATE AND GATE PIERS AT JUNCTION WITH FOOTPATH NUMBER 44 (Grade II) (0.1 mi)

Nearest pharmacies: MELTHAM PHARMACY (0.2 mi) · MEDICINES2HOME.COM (0.2 mi) · ROWLANDS PHARMACY (0.3 mi)

Nearest stations: Slaithwaite (2.7 mi) · Honley (3.1 mi) · Berry Brow (3.2 mi)

Nearest supermarkets: Co-op Food (0.2 mi) · Morrisons (0.3 mi) · Netherton Co-op (2.2 mi)

Straight-line distance from the postcode. Source: NaPTAN (DfT).

Who lives here

Median age

48

One-person households

28%

Households with children

26%

Households

3,973

Owned 79% · Social rent 6% · Private rent 13%

Census 2021 (ONS), for HD9 4.

Flood risk

No modelled flood risk is recorded for HD9 4EX 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 HD9 | SECTOR HD9 4 | POSTCODE HD9 4EX |
|--------------------|-----------------|-----------------|---------------------|
| Average sold price | £319,005 | £283,751 | £176,820 |
| Population | 40,521 | 9,420 | — |
| Deprivation decile | 8/10 | 8/10 | — |
| Crimes recorded | 170 | 17 | — |
| Schools | 17 | 1 | — |
| Flood risk | High | High | Low |
| Gigabit broadband | 68% | 82% | 100% |

| Measure | DISTRICT HD9 | SECTOR HD9 4 | POSTCODE HD9 4EX |
|---------------------|-----------------|-----------------|---------------------|
| Superfast broadband | 90% | 91% | 100% |

— = no separate figure is published at that level. Most open data is published down to the **sector** (HD9 4); 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 HD9 4EX.

[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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