

Property report — HD5 8AY

Open-data due diligence for the HD5 8 area (the finest level UK open data publishes).

AVG SOLD PRICE

£353,231

sector HD5 8 · 217 sales

POPULATION

24,195

sector HD5 8

CRIMES RECORDED

87

sector HD5 8 · 2026-04

SCHOOLS

6

sector HD5 8

FLOOD RISK

High

sector HD5 8

GIGABIT BROADBAND

99%

sector HD5 8 of premises

Sold-price trend (1995-2026)



Average sold price in HD5 8 by year, 1995-2026 (latest £200,481). Source: HM Land Registry Price Paid.

Sold prices on this postcode

| Date | Price | Address | Type |
|------------|----------|-------------------|---------------|
| 2025-06-18 | £130,000 | 1 OSBORNE STREET | Terraced |
| 2024-10-11 | £75,000 | 11 OSBORNE STREET | Terraced |
| 2023-08-31 | £100,000 | 12 OSBORNE STREET | Terraced |
| 2022-05-30 | £107,000 | 3 OSBORNE STREET | Terraced |
| 2020-11-20 | £68,000 | 16 OSBORNE STREET | Terraced |
| 2018-10-23 | £79,000 | 20 OSBORNE STREET | Terraced |
| 2017-05-03 | £85,000 | 8 OSBORNE STREET | Terraced |
| 2014-09-02 | £62,600 | 13 OSBORNE STREET | Terraced |
| 2012-08-10 | £64,000 | 20 OSBORNE STREET | Terraced |
| 2011-12-14 | £80,000 | 23 OSBORNE STREET | Detached |
| 2009-02-04 | £85,000 | 1 OSBORNE STREET | Terraced |
| 2007-03-16 | £106,500 | 3 OSBORNE STREET | Terraced |
| 2006-03-31 | £79,950 | 9 OSBORNE STREET | Terraced |
| 2005-12-22 | £74,950 | 8 OSBORNE STREET | Terraced |
| 2004-12-03 | £73,000 | 18 OSBORNE STREET | Semi-detached |
| 2003-11-21 | £39,000 | 16 OSBORNE STREET | Terraced |
| 2003-06-13 | £53,000 | 10 OSBORNE STREET | Terraced |
| 2003-05-09 | £46,500 | 12 OSBORNE STREET | Terraced |

| Date | Price | Address | Type |
|------------|---------|-------------------|---------------|
| 2003-02-28 | £44,000 | 5 OSBORNE STREET | Terraced |
| 2003-02-28 | £72,500 | 21 OSBORNE STREET | Semi-detached |
| 2002-10-29 | £41,000 | 13 OSBORNE STREET | Terraced |
| 2001-09-28 | £60,000 | 23 OSBORNE STREET | Detached |
| 2001-09-28 | £30,000 | 9 OSBORNE STREET | Terraced |
| 2001-05-18 | £13,000 | 7 OSBORNE STREET | Terraced |
| 2000-01-14 | £40,000 | 20 OSBORNE STREET | Flat |
| 2000-01-14 | £20,000 | 16 OSBORNE STREET | Terraced |
| 1999-10-15 | £37,950 | 3 OSBORNE STREET | Terraced |
| 1999-09-17 | £28,500 | 15 OSBORNE STREET | Terraced |
| 1999-05-21 | £29,000 | 12 OSBORNE STREET | Terraced |
| 1998-08-28 | £32,950 | 13 OSBORNE STREET | Terraced |
| 1996-02-05 | £35,000 | 8 OSBORNE STREET | Terraced |
| 1995-03-24 | £35,000 | 5 OSBORNE STREET | Terraced |

32 recorded sales on HD5 8AY. Source: HM Land Registry Price Paid (© Crown copyright). Shown for this postcode only.

Nearest schools

| School | Distance | Phase | Ofsted |
|---|----------|---------|----------------------------------|
| Moldgreen Community Primary School | 0.1 mi | Primary | Good (2022) |
| St Joseph's Catholic Primary Academy | 0.6 mi | Primary | Report card → |
| Netherhall Learning Campus Junior School | 0.6 mi | Primary | Good (2023) |
| Lowerhouses CofE Primary School | 0.6 mi | Primary | Report card → |
| Dalton School | 0.7 mi | Primary | Good (2021) |
| Netherhall St James CofE (VC) Infant and Nursery School | 0.7 mi | Primary | Good (2023) |

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: THE JUNCTION SURGERY (0.1 mi) · DALTON SURGERY (0.4 mi) · UNIVERSITY HEALTH CENTRE (0.6 mi)

Nearest hospitals: BMI HEALTHCARE - THE HUDDERSFIELD HOSPITAL (1.9 mi) · SPIRE HOSPITAL (4.2 mi) · HOLMEVALLEY MEMORIAL HOSPITAL (4.6 mi)

Nearest listed buildings: 48, VICTORIA STREET (Grade II) (0.1 mi) · DWARF WALL AND GATEPIERS IN FRONT OF BANKFIELD HOUSE (Grade II) (0.1 mi) · BANKFIELD HOUSE (Grade II) (0.1 mi)

Nearest pharmacies: DALTON PHARMACY (0.1 mi) · BOOTS (0.8 mi) · ROWLANDS PHARMACY (0.8 mi)

Nearest stations: Huddersfield (1.1 mi) · Lockwood (1.8 mi) · Deighton (1.8 mi)

Nearest supermarkets: Lidl (0.4 mi) · Asda (0.5 mi) · Sainsbury's (0.7 mi)

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

Who lives here

Median age

40

One-person households

33%

Households with children

28%

Households

10,174

Owned 64% · Social rent 15% · Private rent 21%

Census 2021 (ONS), for HD5 8.

Flood risk

No modelled flood risk is recorded for HD5 8AY 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 HD5 | SECTOR HD5 8 | POSTCODE HD5 8AY |
|---------------------|-----------------|-----------------|---------------------|
| Average sold price | £268,466 | £353,231 | £60,231 |
| Population | 44,021 | 24,195 | — |
| Deprivation decile | 4/10 | 4/10 | — |
| Crimes recorded | 201 | 87 | — |
| Schools | 13 | 6 | — |
| Flood risk | High | High | Low |
| Gigabit broadband | 96% | 99% | 100% |
| Superfast broadband | 99% | 100% | 100% |

— = no separate figure is published at that level. Most open data is published down to the **sector** (HD5 8); 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 HD5 8AY.

[Compare conveyancing quotes →](#)

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