

Property report — HD8 0AF

Open-data due diligence for the HD8 0 area (the finest level UK open data publishes).

AVG SOLD PRICE

£315,550

sector HD8 0 · 171 sales

POPULATION

19,574

sector HD8 0

CRIMES RECORDED

30

sector HD8 0 · 2026-04

SCHOOLS

5

sector HD8 0

FLOOD RISK

High

sector HD8 0

GIGABIT BROADBAND

95%

sector HD8 0 of premises

Sold prices on this postcode

Date	Price	Address	Type
2020-10-13	£930,000	83 COMMON END LANE	Detached

Date	Price	Address	Type
2019-04-18	£220,000	83A COMMON END LANE	Other
2017-07-06	£510,000	81 COMMON END LANE	Other
2016-09-23	£485,000	STONELEIGH COMMON END LANE	Detached
2016-06-27	£530,000	WOODLEIGH COMMON END LANE	Detached
2015-10-16	£471,750	85A COMMON END LANE	Detached
2007-02-23	£499,950	WOODLEIGH COMMON END LANE	Detached
2001-11-09	£185,000	79 COMMON END LANE	Detached
2001-09-26	£24,500	87 COMMON END LANE	Terraced
2000-11-23	£235,000	STONELEIGH COMMON END LANE	Detached
1996-11-14	£155,000	BEECHWOOD COMMON END LANE	Detached

11 recorded sales on HD8 0AF. Source: HM Land Registry Price Paid (© Crown copyright). Shown for this postcode only.

Nearest schools

School	Distance	Phase	Ofsted
Lepton CofE Primary Academy	0.1 mi	Primary	—
Rowley Lane Junior Infant and Nursery School	0.3 mi	Primary	—
King James's School	1.0 mi	Secondary	Good (2019)
Highburton CofE First Academy	1.1 mi	Primary	—
Hill View Academy	1.2 mi	Primary	Good (2023)
All Hallows' CofE (VA) Primary School	1.4 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 HD8 0AF 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 HD8	SECTOR HD8 0	POSTCODE HD8 0AF
Average sold price	£298,195	£315,550	£386,018
Population	44,677	19,574	—
Deprivation decile	8/10	8/10	—
Crimes recorded	92	30	—
Schools	20	5	—
Flood risk	High	High	Low
Gigabit broadband	90%	95%	92%
Superfast broadband	98%	98%	100%

— = no separate figure is published at that level. Most open data is published down to the **sector** (HD8 0); 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.

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