

# Property report — HD8 0EG

Open-data due diligence for HD8 0EG and the area around it.

**HD8 0EG in brief:** 6 recorded sales (£55,000–£170,000) · no modelled flood risk · 6 schools nearby.

**What scope is each figure?** Sold sales, broadband and flood risk are for **HD8 0EG** itself. Where open data isn't published that finely (population, crime, schools), we show the **HD8 0** sector — each figure below is tagged with its scope.

AVG SOLD PRICE

**£315,550**

SECTOR HD8 0 · 171 sales

POPULATION

**19,574**

SECTOR HD8 0

CRIMES RECORDED

**30**

SECTOR HD8 0 · Apr 26

SCHOOLS

**5**

SECTOR HD8 0

FLOOD RISK

**None modelled**

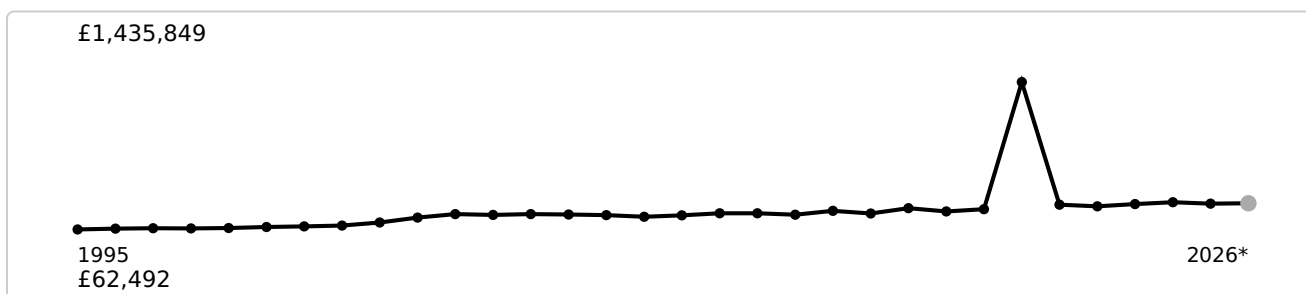
THIS POSTCODE

GIGABIT BROADBAND

**95%**

SECTOR HD8 0 of premises

## Sold-price trend (1995-2026)



Annual **average (mean)** sold price in HD8 0, 1995-2026. **2026 is a part year** (50 sales so far) — shown greyed. Hover a point to read its value. Source: HM Land Registry Price Paid.

## Sold prices on this postcode

Date	Price	Address	Type
2021-02-05	£170,000	6 HIGHGATE DRIVE	Semi-detached
2019-04-26	£142,000	6 HIGHGATE DRIVE	Semi-detached
2016-01-22	£130,000	1 HIGHGATE DRIVE	Semi-detached
2003-09-19	£124,950	3 HIGHGATE DRIVE	Semi-detached
2001-07-13	£66,000	8 HIGHGATE DRIVE	Semi-detached
1999-04-09	£55,000	4 HIGHGATE DRIVE	Semi-detached

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

## Energy performance (EPC)

Address	EPC	Potential	Floor area	Type	Assessed
7 HIGHGATE DRIVE, HUDDERSFIELD	E	C	116 m <sup>2</sup>	Semi-detached house	2021
6, Highgate Drive, HUDDERSFIELD	D	B	70 m <sup>2</sup>	Semi-detached house	2019
5, Highgate Drive, HUDDERSFIELD	D	C	60 m <sup>2</sup>	Semi-detached house	2015

Address	EPC	Potential	Floor area	Type	Assessed
1, Highgate Drive, HUDDERSFIELD	<b>E</b>	<b>B</b>	66 m <sup>2</sup>	Semi-detached house	2013

4 certificates for HD8 0EG. "Potential" = the rating after recommended improvements. Source: Energy Performance of Buildings Register.

## Nearest schools

School	Distance	Phase	Ofsted
<a href="#">Rowley Lane Junior Infant and Nursery School</a>	0.5 mi	Primary	<a href="#">Report card →</a>
<a href="#">Lepton CofE Primary Academy</a>	0.7 mi	Primary	<a href="#">Report card →</a>
<a href="#">Highburton CofE First Academy</a>	1.0 mi	Primary	<a href="#">Report card →</a>
<a href="#">Kirkburton Middle School</a>	1.3 mi	Middle deemed secondary	<a href="#">Good (2021)</a>
Grange Moor Primary School	1.5 mi	Primary	Not yet inspected
<a href="#">Kirkburton CofE (VA) First School</a>	1.6 mi	Primary	<a href="#">Report card →</a>

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:** LEPTON AND KIRKHEATON SURGERIES (0.4 mi) · KIRKBURTON HEALTH CENTRE (1.7 mi) · THE WATERLOO PRACTICE (1.7 mi)

**Nearest hospitals:** BMI HEALTHCARE - THE HUDDERSFIELD HOSPITAL (4.4 mi) · HOLMEVALLEY MEMORIAL HOSPITAL (5.1 mi) · DEWSBURY & DISTRICT HOSPITAL-COMBINED ELECTIVE SURGICAL HUB (5.2 mi)

**Nearest listed buildings:** 8, 14 AND 16, GREEN BALK LANE (Grade II) (0.1 mi) · CHURCH OF ST JOHN THE EVANGELIST (Grade II) (0.1 mi) · 18, GREEN BALK LANE (Grade II) (0.1 mi)

**Nearest pharmacies:** ROWLANDS PHARMACY (0.4 mi) · ROWLANDS PHARMACY (1.7 mi) · WATERLOO PHARMACY (1.7 mi)

**Nearest stations:** Mirfield (2.7 mi) · Stocksmoor (2.8 mi) · Shepley (3.1 mi)

**Nearest supermarkets:** Morrisons (1.3 mi) · Aldi (1.6 mi) · Co-op Food (2.0 mi)

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

## Who lives here

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Median age

47

One-person households

28%

Households with children

27%

Households

8,074

Owned 79% · Social rent 7% · Private rent 14%

Census 2021 (ONS), for HD8 0.

## Recorded crime trend

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Recorded crimes per month in HD8 0 (May 24–Apr 26, average 32/month). Hover a point to read the count. Source: Police.uk street-level data.

## Flood risk

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No modelled flood risk is recorded for HD8 0EG in the Environment Agency dataset. This is reassuring but not a guarantee — [Check the exact address on the official Environment Agency map →](#)

Source: Environment Agency Risk of Flooding from Rivers and Sea (the official dataset name). Indicative catchment data, not an official property flood search.

## How granular is this?

Measure	DISTRICT HD8	SECTOR HD8 0	POSTCODE HD8 0EG
Average sold price	£298,195	£315,550	£114,658
Population	44,677	19,574	—
Deprivation decile (1 = most deprived)	8/10	8/10	—
Crimes recorded	92	30	—
Schools	20	5	—
Flood risk	High	High	Low
Gigabit broadband	90%	95%	100%
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.

## 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 HD8 0EG.

[Compare conveyancing quotes →](#)

## Compare removals quotes

Moving home? Get no-obligation quotes from removals firms for your move.

[Compare removals quotes →](#)

We may earn a referral fee if you use our conveyancing or removals links. It never changes your price, and you are always free to choose your own provider.

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**Report generated 28 June 2026.** Open data is refreshed periodically; HM Land Registry Price Paid typically lags by around two months, so the most recent sales may not appear yet.

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