

Property report — HD8 8AS

Open-data due diligence for the HD8 8 area (the finest level UK open data publishes).

AVG SOLD PRICE

£327,621

sector HD8 8 · 203 sales

POPULATION

18,055

sector HD8 8

CRIMES RECORDED

11

sector HD8 8 · 2026-04

SCHOOLS

7

sector HD8 8

FLOOD RISK

High

sector HD8 8

GIGABIT BROADBAND

88%

sector HD8 8 of premises

Sold-price trend (1995-2026)



Average sold price in sector HD8 8 by year, 1995-2026 (latest £285,238). Source: HM Land Registry Price Paid.

Sold prices on this postcode

| Date | Price | Address | Type |
|------------|----------|-----------------|---------------|
| 2025-03-17 | £515,000 | 80 MARSH LANE | Detached |
| 2023-11-06 | £650,000 | 116 MARSH LANE | Terraced |
| 2023-11-01 | £520,000 | 129 MARSH LANE | Detached |
| 2023-07-04 | £425,000 | 104 MARSH LANE | Detached |
| 2023-03-10 | £250,000 | 110 MARSH LANE | Detached |
| 2022-12-02 | £285,000 | 123 MARSH LANE | Semi-detached |
| 2022-11-22 | £300,000 | 107A MARSH LANE | Other |
| 2022-09-27 | £400,000 | 106 MARSH LANE | Semi-detached |
| 2022-08-19 | £290,000 | 100 MARSH LANE | Terraced |
| 2022-04-13 | £311,000 | 145 MARSH LANE | Semi-detached |
| 2021-06-28 | £465,000 | 111 MARSH LANE | Semi-detached |
| 2021-02-25 | £450,100 | 82 MARSH LANE | Detached |
| 2021-02-12 | £335,000 | 107 MARSH LANE | Detached |
| 2020-12-07 | £352,500 | 119 MARSH LANE | Detached |
| 2019-06-27 | £362,500 | 119 MARSH LANE | Detached |
| 2017-08-11 | £417,000 | 116 MARSH LANE | Terraced |
| 2016-10-18 | £239,000 | 110 MARSH LANE | Detached |

| Date | Price | Address | Type |
|-------------|--------------|----------------|---------------|
| 2016-07-29 | £287,500 | 108 MARSH LANE | Semi-detached |
| 2016-06-16 | £290,000 | 137 MARSH LANE | Semi-detached |
| 2015-07-24 | £205,000 | 116 MARSH LANE | Terraced |
| 2014-08-11 | £125,000 | 96 MARSH LANE | Terraced |
| 2014-01-13 | £166,000 | 112 MARSH LANE | Semi-detached |
| 2013-12-11 | £307,500 | 104 MARSH LANE | Detached |
| 2013-08-09 | £207,500 | 133 MARSH LANE | Semi-detached |
| 2011-08-12 | £250,000 | 92 MARSH LANE | Detached |
| 2011-07-15 | £216,000 | 115 MARSH LANE | Semi-detached |
| 2010-11-12 | £320,000 | 80 MARSH LANE | Detached |
| 2010-10-21 | £250,000 | 102 MARSH LANE | Detached |
| 2010-10-08 | £125,000 | 96 MARSH LANE | Terraced |
| 2010-05-12 | £240,000 | 141 MARSH LANE | Semi-detached |
| 2007-10-16 | £85,000 | 135 MARSH LANE | Semi-detached |
| 2006-11-17 | £315,000 | 104 MARSH LANE | Semi-detached |
| 2006-08-04 | £210,000 | 133 MARSH LANE | Semi-detached |
| 2005-09-02 | £240,000 | 137 MARSH LANE | Semi-detached |
| 2005-07-22 | £165,000 | 115 MARSH LANE | Semi-detached |
| 2005-05-09 | £181,500 | 106 MARSH LANE | Semi-detached |
| 2003-04-30 | £133,000 | 100 MARSH LANE | Terraced |
| 2002-11-29 | £148,500 | 108 MARSH LANE | Detached |
| 2002-06-12 | £145,500 | 131 MARSH LANE | Semi-detached |
| 1999-07-19 | £94,950 | 131 MARSH LANE | Semi-detached |
| 1999-07-12 | £55,000 | 121 MARSH LANE | Semi-detached |
| 1998-11-09 | £25,500 | 135 MARSH LANE | Semi-detached |
| 1998-04-30 | £72,450 | 125 MARSH LANE | Semi-detached |

| Date | Price | Address | Type |
|------------|----------|----------------|---------------|
| 1996-11-29 | £52,950 | 112 MARSH LANE | Semi-detached |
| 1996-10-28 | £122,000 | 104 MARSH LANE | Semi-detached |

45 recorded sales on HD8 8AS. Source: HM Land Registry Price Paid (© Crown copyright). Shown for this postcode only.

Energy performance (EPC)

| Address | EPC | Potential | Floor area | Type | Assessed |
|-------------------------------|---|---|--------------------|---------------------|----------|
| 123 Marsh Lane, HUDDERSFIELD |  |  | 195 m ² | Semi-detached house | 2026 |
| 125a Marsh Lane, HUDDERSFIELD |  |  | 156 m ² | Detached house | 2025 |
| 80 Marsh Lane, HUDDERSFIELD |  |  | 151 m ² | Detached house | 2024 |
| 107a Marsh Lane, HUDDERSFIELD |  |  | 118 m ² | Detached bungalow | 2024 |
| 119 Marsh Lane, HUDDERSFIELD |  |  | 203 m ² | Detached house | 2022 |
| 106 Marsh Lane, HUDDERSFIELD |  |  | 187 m ² | Semi-detached house | 2022 |
| 96 Marsh Lane, HUDDERSFIELD |  |  | 61 m ² | [object Object] | 2022 |
| 100 Marsh Lane, HUDDERSFIELD |  |  | 76 m ² | [object Object] | 2022 |
| 129 Marsh Lane, HUDDERSFIELD |  |  | 178 m ² | [object Object] | 2022 |
| 145 Marsh Lane, HUDDERSFIELD |  |  | 93 m ² | [object Object] | 2022 |
| 111 MARSH LANE, HUDDERSFIELD |  |  | 156 m ² | Detached house | 2020 |

| Address | EPC | Potential | Floor area | Type | Assessed |
|-------------------------------|----------|-----------|-------------------|----------------|----------|
| 107, Marsh Lane, HUDDERSFIELD | E | C | 93 m ² | Detached house | 2020 |

12 certificates for HD8 8AS. "Potential" = the rating after recommended improvements. Source: Energy Performance of Buildings Register.

Nearest schools

| School | Distance | Phase | Ofsted |
|--|----------|---------|------------------------------------|
| Shepley First School | 0.5 mi | Primary | Good (2024) |
| Shelley First School | 1.3 mi | Primary | Good (2023) |
| Birdsedge First School | 1.4 mi | Primary | Good (2022) |
| Cumberworth CofE First School | 1.5 mi | Primary | Report card → |
| Thurstonland Endowed Voluntary Controlled First School | 1.5 mi | Primary | Report card → |
| New Mill Junior School | 1.8 mi | Primary | Outstanding (2024) |

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: SHEPLEY PRIMARY CARE LIMITED (0.4 mi) · KIRKBURTON HEALTH CENTRE (2.0 mi) · ELMWOOD FAMILY DOCTORS (2.7 mi)

Nearest hospitals: HOLMEVALLEY MEMORIAL HOSPITAL (2.7 mi)

Nearest listed buildings: 37, CLIFFE ROAD (Grade II) (0.2 mi) · CLIFFE HOUSE (Grade II) (0.3 mi) · CHURCH OF ST PAUL (Grade II) (0.3 mi)

Nearest pharmacies: SHEPLEY PHARMACY (0.4 mi) · NEW MILL PHARMACY (1.5 mi) · THE VALLEY PHARMACY (1.6 mi)

Nearest stations: Shepley (0.8 mi) · Stocksmoor (0.9 mi) · Denby Dale (2.4 mi)

Nearest supermarkets: The Co-operative Food (0.4 mi) · The Co-operative Food (0.7 mi) · The Co-operative Food (2.2 mi)

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

Who lives here

Median age

48

One-person households

25%

Households with children

28%

Households

7,652

Owned 82% · Social rent 4% · Private rent 13%

Census 2021 (ONS), for the HD8 8 area.

Flood risk

No modelled flood risk is recorded for HD8 8AS 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 8 | POSTCODE HD8 8AS |
|---------------------|-----------------|-----------------|---------------------|
| Average sold price | £298,195 | £327,621 | £257,843 |
| Population | 44,677 | 18,055 | — |
| Deprivation decile | 8/10 | 8/10 | — |
| Crimes recorded | 92 | 11 | — |
| Schools | 20 | 7 | — |
| Flood risk | High | High | Low |
| Gigabit broadband | 90% | 88% | 100% |
| Superfast broadband | 98% | 97% | 100% |

— = no separate figure is published at that level. Most open data is published down to the **sector** (HD8 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 HD8 8AS.

[Compare conveyancing quotes →](#)

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