

Property report — HD8 8QS

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)



Annual **average (mean)** sold price in HD8 8, 1995-2026 (latest £285,238). Hover a point to read its value.
Source: HM Land Registry Price Paid.

Sold prices on this postcode

Date	Price	Address	Type
2019-11-08	£590,000	271 CUMBERWORTH LANE	Detached
2017-03-31	£253,000	277 CUMBERWORTH LANE	Detached
2015-01-07	£160,000	271 CUMBERWORTH LANE	Detached
2014-04-11	£320,000	280 CUMBERWORTH LANE	Detached
2011-11-21	£232,500	277 CUMBERWORTH LANE	Detached
2003-07-21	£200,000	277A CUMBERWORTH LANE	Detached
1999-05-26	£85,000	270 CUMBERWORTH LANE	Detached
1995-08-04	£60,000	270 CUMBERWORTH LANE	Detached

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

Nearest schools

School	Distance	Phase	Ofsted
Denby Dale First and Nursery School	0.4 mi	Primary	Good (2023)
Denby Church of England Voluntary Aided First School	1.0 mi	Primary	Report card →
St Aidan's Church of England Academy	1.0 mi	Primary	Report card →
Cumberworth CofE First School	1.1 mi	Primary	

School	Distance	Phase	Ofsted
			Report card →
Shelley College, A Share Academy	1.3 mi	Secondary	Report card →
Skelmanthorpe Academy	1.3 mi	Primary	Good (2020)

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: SKELMANTHORPE FAMILY DOCTORS (1.2 mi) · DEARNE VALLEY HEALTH CENTRE (1.6 mi) · SHEPLEY PRIMARY CARE LIMITED (2.4 mi)

Nearest listed buildings: DENBY DALE WESLEYAN METHODIST CHURCH (Grade II) (0.0 mi) · DENBY DALE RAILWAY VIADUCT (Grade II) (0.2 mi) · MILESTONE AT BASE OF VIADUCT (Grade II) (0.3 mi)

Nearest pharmacies: DENBY PHARMACY (0.2 mi) · WELL (1.2 mi) · WELL (1.6 mi)

Nearest stations: Denby Dale (0.2 mi) · Shepley (2.2 mi) · Stocksmoor (3.0 mi)

Nearest supermarkets: Co-op Food (1.2 mi) · The Co-operative Food (2.0 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 HD8 8.

Recorded crime trend



Recorded crimes per month in HD8 8 (May 24–Apr 26, average 20/month). Hover a point to read the count. Source: Police.uk street-level data.

Flood risk

No modelled flood risk is recorded for HD8 8QS 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 8QS
Average sold price	£298,195	£327,621	£237,563
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%	90%
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.

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You've done the research — now the legal bit. Compare quotes from SRA/CLC-regulated conveyancers for HD8 8QS.

[Compare conveyancing quotes →](#)

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

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