

Property report — HD8 8RX

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
2023-12-01	£274,000	334 WAKEFIELD ROAD	Terraced
2023-06-30	£215,000	299 WAKEFIELD ROAD	Semi-detached
2022-06-23	£72,000	370A WAKEFIELD ROAD	Semi-detached
2020-03-11	£390,000	DENBY DALE HOUSE, 344 WAKEFIELD ROAD	Other
2019-08-19	£390,000	DENBY DALE HOUSE, 344 WAKEFIELD ROAD	Other
2018-11-30	£375,000	329 WAKEFIELD ROAD	Other
2018-02-16	£455,000	BROOK VIEW, 10 SCHOOL LANE	Detached
2017-07-25	£77,000	305 WAKEFIELD ROAD	Terraced
2017-06-30	£205,000	4 SCHOOL LANE	Semi-detached
2017-03-03	£210,000	334 WAKEFIELD ROAD	Terraced
2016-12-09	£105,000	370B WAKEFIELD ROAD	Terraced
2016-09-22	£245,000	THE LAST POST, 291A WAKEFIELD ROAD	Detached
2016-02-29	£115,000	327 WAKEFIELD ROAD	Terraced
2014-04-17	£190,000	2 SCHOOL LANE	Terraced

Date	Price	Address	Type
2014-01-17	£132,000	338 WAKEFIELD ROAD	Terraced
2013-04-08	£147,500	342 WAKEFIELD ROAD	Terraced
2010-12-17	£47,000	370A WAKEFIELD ROAD	Semi-detached
2010-01-22	£142,000	315 WAKEFIELD ROAD	Terraced
2009-11-23	£294,000	328 WAKEFIELD ROAD	Semi-detached
2008-06-18	£136,000	299 WAKEFIELD ROAD	Semi-detached
2008-01-11	£65,000	311 WAKEFIELD ROAD	Semi-detached
2007-08-24	£160,000	334 WAKEFIELD ROAD	Terraced
2006-05-05	£120,000	299 WAKEFIELD ROAD	Semi-detached
2005-07-28	£340,000	THE SPRINGS SCHOOL LANE	Detached
2004-06-10	£60,000	317 WAKEFIELD ROAD	Terraced
2004-02-20	£32,500	370B WAKEFIELD ROAD	Terraced
2003-09-26	£35,000	293 WAKEFIELD ROAD	Terraced
2003-09-02	£165,000	2 SCHOOL LANE	Terraced
2003-08-14	£180,000	328 WAKEFIELD ROAD	Semi-detached
2002-11-22	£52,000	305 WAKEFIELD ROAD	Terraced
2002-05-13	£85,000	342 WAKEFIELD ROAD	Terraced
2002-03-01	£110,000	6 SCHOOL LANE	Semi-detached
2001-11-30	£67,500	332 WAKEFIELD ROAD	Terraced
2001-03-21	£49,000	307 WAKEFIELD ROAD	Terraced
2001-02-09	£24,000	321 WAKEFIELD ROAD	Terraced

Date	Price	Address	Type
1999-10-19	£90,000	4 SCHOOL LANE	Semi-detached
1999-08-27	£38,500	342 WAKEFIELD ROAD	Terraced
1999-05-28	£53,000	317 WAKEFIELD ROAD	Terraced
1998-12-21	£54,000	301 - 303 WAKEFIELD ROAD	Terraced
1998-02-06	£44,000	317 WAKEFIELD ROAD	Terraced
1996-09-10	£55,750	321 WAKEFIELD ROAD	Terraced
1995-03-24	£28,000	305 WAKEFIELD ROAD	Terraced

42 recorded sales on HD8 8RX. 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	1.3 mi	Primary	Report card →
Skelmanthorpe Academy	1.3 mi	Primary	Good (2020)
Shelley College, A Share Academy	1.4 mi	Secondary	Report card →

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 (1.5 mi) · SHEPLEY PRIMARY CARE LIMITED (2.6 mi)

Nearest listed buildings: DENBY DALE WESLEYAN METHODIST CHURCH (Grade II) (0.2 mi) · MILESTONE AT BASE OF VIADUCT (Grade II) (0.4 mi) · DENBY DALE RAILWAY VIADUCT (Grade II) (0.4 mi)

Nearest pharmacies: DENBY PHARMACY (0.0 mi) · WELL (1.2 mi) · WELL (1.5 mi)

Nearest stations: Denby Dale (0.4 mi) · Shepley (2.4 mi) · Stocksmoor (3.2 mi)

Nearest supermarkets: Co-op Food (1.2 mi) · The Co-operative Food (2.2 mi) · The Co-operative Food (2.4 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 8RX 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 8RX
Average sold price	£298,195	£327,621	£145,827
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%	71%
Superfast broadband	98%	97%	97%

— = 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.

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

Compare conveyancing quotes →

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