

# Property report — HD8 8SS

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
2025-02-14	£290,000	255A WAKEFIELD ROAD	Detached
2022-05-18	£235,000	255 WAKEFIELD ROAD	Semi-detached
2022-05-09	£375,000	270 WAKEFIELD ROAD	Semi-detached
2021-10-25	£255,000	255A WAKEFIELD ROAD	Detached
2020-07-03	£390,000	276 WAKEFIELD ROAD	Detached
2019-12-09	£165,000	270 WAKEFIELD ROAD	Semi-detached
2017-10-05	£245,000	268 WAKEFIELD ROAD	Detached
2017-08-08	£183,383	278 WAKEFIELD ROAD	Semi-detached
2014-07-09	£215,000	255A WAKEFIELD ROAD	Detached
2013-10-04	£325,000	276 WAKEFIELD ROAD	Detached
2011-09-12	£185,000	268A WAKEFIELD ROAD	Detached
2006-03-17	£151,000	280 WAKEFIELD ROAD	Semi-detached
2004-04-08	£167,000	268 WAKEFIELD ROAD	Detached
2004-01-30	£176,000	255A WAKEFIELD ROAD	Detached
2003-06-03	£122,500	255 WAKEFIELD ROAD	Detached
2002-10-21	£159,950	282 WAKEFIELD ROAD	Semi-detached
2002-07-12	£85,000	288 WAKEFIELD ROAD	Detached

Date	Price	Address	Type
2001-10-19	£120,000	282 WAKEFIELD ROAD	Semi-detached
2001-04-09	£75,500	268 WAKEFIELD ROAD	Detached
1998-09-08	£68,750	268 WAKEFIELD ROAD	Detached
1998-07-31	£90,000	286 WAKEFIELD ROAD	Detached
1997-08-22	£53,000	288 WAKEFIELD ROAD	Detached
1997-08-04	£41,000	278 WAKEFIELD ROAD	Semi-detached

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

## Nearest schools

School	Distance	Phase	Ofsted
<a href="#">Denby Dale First and Nursery School</a>	0.3 mi	Primary	<a href="#">Good (2023)</a>
<a href="#">St Aidan's Church of England Academy</a>	0.9 mi	Primary	<a href="#">Report card</a> →
<a href="#">Skelmanthorpe Academy</a>	1.1 mi	Primary	<a href="#">Good (2020)</a>
<a href="#">Scissett Middle School</a>	1.2 mi	Middle deemed secondary	<a href="#">Good (2019)</a>
<a href="#">Denby Church of England Voluntary Aided First School</a>	1.3 mi	Primary	<a href="#">Report card</a> →
<a href="#">Scissett Church of England Academy</a>	1.3 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:** SKELMANTHORPE FAMILY DOCTORS (1.1 mi) · DEARNE VALLEY HEALTH CENTRE (1.1 mi) · SHEPLEY PRIMARY CARE LIMITED (2.8 mi)

**Nearest listed buildings:** MILEPOST OPPOSITE NO 268A (Grade II) (0.1 mi) · FORMER WEAVING SHOP 10 YARDS (APPROXIMATELY) TO SOUTH WEST OF

GILTHWAITES FARMHOUSE (Grade II) (0.3 mi) · GILTHWAITES FARMHOUSE (Grade II) (0.3 mi)

**Nearest pharmacies:** DENBY PHARMACY (0.4 mi) · WELL (1.1 mi) · WELL (1.1 mi)

**Nearest stations:** Denby Dale (0.8 mi) · Shepley (2.6 mi) · Stocksmoor (3.4 mi)

**Nearest supermarkets:** Co-op Food (1.0 mi) · The Co-operative Food (2.4 mi) · The Co-operative Food (2.6 mi)

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

## Who lives here

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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

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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

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No modelled flood risk is recorded for HD8 8SS 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 8SS
Average sold price	£298,195	£327,621	£181,438
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%	87%
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 8SS.

[Compare conveyancing quotes →](#)

## Compare removals quotes

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

[Compare removals quotes →](#)

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