

# Property report — HD8 9BG

Open-data due diligence for the HD8 9 area (the finest level UK open data publishes).

AVG SOLD PRICE

**£267,257**

sector HD8 9 · 289 sales

POPULATION

**13,322**

sector HD8 9

CRIMES RECORDED

**25**

sector HD8 9 · 2026-04

SCHOOLS

**8**

sector HD8 9

FLOOD RISK

**High**

sector HD8 9

GIGABIT BROADBAND

**88%**

sector HD8 9 of premises

## Sold-price trend (1995-2026)



Average sold price in sector HD8 9 by year, 1995-2026 (latest £256,896). Source: HM Land Registry Price Paid.

## Sold prices on this postcode

Date	Price	Address	Type
2025-07-23	£135,000	39 GIB LANE	Other
2025-07-01	£147,000	59 GIB LANE	Terraced
2024-12-18	£123,000	61 GIB LANE	Terraced
2024-06-05	£190,000	10 GIB LANE	Terraced
2024-05-31	£175,000	10 GIB LANE	Terraced
2024-02-12	£188,300	9 GIB LANE	Semi-detached
2023-08-24	£195,000	29 GIB LANE	Terraced
2023-07-21	£577,000	22 GIB LANE	Detached
2023-07-21	£420,000	53 GIB LANE	Detached
2023-02-07	£151,000	55 GIB LANE	Terraced
2022-10-26	£402,000	7 GIB LANE	Detached
2022-08-19	£190,000	ELM MILLS, 2B GIB LANE	Terraced
2022-06-10	£160,000	16 GIB LANE	Terraced
2022-02-24	£187,000	10 GIB LANE	Terraced
2021-07-22	£125,000	14 GIB LANE	Terraced
2021-06-25	£185,000	29 GIB LANE	Terraced
2021-04-30	£196,000	2D GIB LANE	Terraced

<b>Date</b>	<b>Price</b>	<b>Address</b>	<b>Type</b>
2021-02-19	£170,000	ELM MILLS, 2B GIB LANE	Terraced
2020-10-16	£151,500	59 GIB LANE	Terraced
2020-08-28	£200,000	49 GIB LANE	Semi-detached
2020-08-07	£250,000	SKELMANTHORPE WESLEYAN REFORM CHURCH GIB LANE	Detached
2018-10-03	£95,000	59 GIB LANE	Terraced
2018-07-13	£92,000	15 GIB LANE	Terraced
2016-12-02	£202,000	2A GIB LANE	Terraced
2016-11-11	£93,000	55 GIB LANE	Terraced
2016-05-17	£75,000	55 GIB LANE	Terraced
2015-12-22	£125,000	29 GIB LANE	Terraced
2015-11-20	£143,500	9 GIB LANE	Semi-detached
2014-04-01	£90,000	59 GIB LANE	Terraced
2012-12-07	£95,000	9 GIB LANE	Semi-detached
2012-10-19	£130,000	3 GIB LANE	Terraced
2012-05-04	£130,000	51 GIB LANE	Semi-detached
2010-10-22	£154,000	10 GIB LANE	Terraced
2009-12-02	£109,000	27 GIB LANE	Terraced
2009-05-29	£77,500	6 GIB LANE	Terraced
2009-04-09	£140,500	11 GIB LANE	Semi-detached
2008-09-29	£134,000	3 GIB LANE	Terraced
2008-09-12	£93,000	61 GIB LANE	Terraced
2007-05-31	£135,000	1 GIB LANE	Terraced

<b>Date</b>	<b>Price</b>	<b>Address</b>	<b>Type</b>
2006-12-08	£98,500	61 GIB LANE	Terraced
2006-10-23	£96,000	57 GIB LANE	Terraced
2006-09-20	£165,000	2D GIB LANE	Flat
2006-09-13	£195,000	7 GIB LANE	Detached
2005-11-15	£103,000	10 GIB LANE	Terraced
2005-09-29	£177,000	2D GIB LANE	Terraced
2004-05-24	£207,000	2A GIB LANE	Terraced
2003-11-28	£163,000	2C GIB LANE	Flat
2003-08-20	£105,000	11 GIB LANE	Semi-detached
2003-06-18	£82,000	3 GIB LANE	Terraced
2003-01-08	£44,500	37 GIB LANE	Terraced
2002-10-21	£129,500	2D GIB LANE	Terraced
2002-10-21	£129,500	2C GIB LANE	Flat
2002-10-11	£129,500	2B GIB LANE	Terraced
2002-08-16	£129,500	2A GIB LANE	Terraced
2001-12-10	£64,950	1 GIB LANE	Terraced
2001-11-19	£42,000	57 GIB LANE	Terraced
2001-06-29	£66,000	9 GIB LANE	Semi-detached
2000-12-04	£36,000	17 GIB LANE	Terraced
2000-01-28	£35,000	17 GIB LANE	Terraced
1998-10-23	£59,950	11 GIB LANE	Semi-detached
1998-03-06	£37,000	37 GIB LANE	Terraced
1997-12-01	£59,999	49 GIB LANE	Semi-detached

Date	Price	Address	Type
1996-11-29	£38,000	27 GIB LANE	Terraced
1996-10-31	£42,750	9 GIB LANE	Semi-detached
1996-10-31	£35,000	3 GIB LANE	Terraced
1996-03-01	£34,000	8 GIB LANE	Terraced
1995-04-21	£52,000	5 GIB LANE	Semi-detached
1995-01-06	£139,000	4 GIB LANE	Detached

68 recorded sales on HD8 9BG. Source: HM Land Registry Price Paid (© Crown copyright). Shown for this postcode only.

## Nearest schools

School	Distance	Phase	Ofsted
<a href="#">Skelmanthorpe Academy</a>	0.3 mi	Primary	<a href="#">Good (2020)</a>
<a href="#">St Aidan's Church of England Academy</a>	0.3 mi	Primary	<a href="#">Report card</a> →
<a href="#">Shelley College, A Share Academy</a>	0.5 mi	Secondary	<a href="#">Report card</a> →
<a href="#">Scissett Middle School</a>	1.0 mi	Middle deemed secondary	<a href="#">Good (2019)</a>
<a href="#">Denby Dale First and Nursery School</a>	1.0 mi	Primary	<a href="#">Good (2023)</a>
<a href="#">Scissett Church of England Academy</a>	1.1 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 (0.2 mi) · DEARNE VALLEY HEALTH CENTRE (1.1 mi) · KIRKBURTON HEALTH CENTRE (2.2 mi)

**Nearest listed buildings:** 39 41 AND 43, STATION ROAD (Grade II) (0.1 mi) · 5, COMMERCIAL ROAD (Grade II) (0.1 mi) · FORECOURT WALL AND GATES TO CENTRAL METHODIST CHURCH (Grade II) (0.2 mi)

**Nearest pharmacies:** WELL (0.2 mi) · WELL (1.1 mi) · DENBY PHARMACY (1.4 mi)

**Nearest stations:** Denby Dale (1.5 mi) · Shepley (2.2 mi) · Stocksmoor (2.9 mi)

**Nearest supermarkets:** Co-op Food (0.2 mi) · The Co-operative Food (2.4 mi) · The Co-operative Food (2.5 mi)

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

## Who lives here

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Median age

48

One-person households

27%

Households with children

27%

Households

5,694

Owned 78% · Social rent 8% · Private rent 14%

Census 2021 (ONS), for the HD8 9 area.

## Flood risk

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No modelled flood risk is recorded for HD8 9BG 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?

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Measure	DISTRICT HD8	SECTOR HD8 9	POSTCODE HD8 9BG
Average sold price	£298,195	£267,257	£137,161
Population	44,677	13,322	—

Measure	DISTRICT HD8	SECTOR HD8 9	POSTCODE HD8 9BG
Deprivation decile	8/10	7/10	—
Crimes recorded	92	25	—
Schools	20	8	—
Flood risk	High	High	Low
Gigabit broadband	90%	88%	96%
Superfast broadband	98%	98%	100%

— = no separate figure is published at that level. Most open data is published down to the **sector** (HD8 9); 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 9BG.

[Compare conveyancing quotes →](#)

We may earn a referral fee if you instruct a conveyancer through this link. It never changes your price, and you are always free to choose your own.

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