

Property report — HD8 9BT

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
2024-11-14	£350,000	12 ELMFIELD DRIVE	Detached
2023-05-03	£305,000	31 ELMFIELD DRIVE	Detached
2023-03-31	£560,000	3 ELMFIELD DRIVE	Detached
2023-02-24	£426,000	2 ELMFIELD DRIVE	Detached
2023-02-24	£410,000	7 ELMFIELD DRIVE	Detached
2022-10-14	£375,000	29A ELMFIELD DRIVE	Detached
2022-07-06	£450,000	8 ELMFIELD DRIVE	Detached
2021-07-30	£277,500	31 ELMFIELD DRIVE	Detached
2021-02-22	£495,000	15 ELMFIELD DRIVE	Other
2019-10-16	£255,000	29A ELMFIELD DRIVE	Detached
2018-10-10	£242,000	29A ELMFIELD DRIVE	Detached
2017-01-31	£310,000	1 ELMFIELD DRIVE	Detached
2015-07-17	£180,000	9 ELMFIELD DRIVE	Detached
2013-09-09	£285,000	21 ELMFIELD DRIVE	Detached
2013-05-16	£209,750	35 ELMFIELD DRIVE	Detached
2012-11-05	£250,000	25 ELMFIELD DRIVE	Detached
2011-12-16	£260,000	14 ELMFIELD DRIVE	Detached

Date	Price	Address	Type
2010-06-16	£290,000	18 ELMFIELD DRIVE	Detached
2009-10-23	£249,950	25 ELMFIELD DRIVE	Detached
2009-06-19	£270,000	17 ELMFIELD DRIVE	Detached
2005-09-01	£260,000	23 ELMFIELD DRIVE	Detached
2005-06-23	£265,000	3 ELMFIELD DRIVE	Detached
2004-08-06	£186,000	35 ELMFIELD DRIVE	Detached
2004-01-28	£186,000	33 ELMFIELD DRIVE	Semi-detached
2003-02-14	£195,000	18 ELMFIELD DRIVE	Detached
2002-05-03	£135,000	16 ELMFIELD DRIVE	Detached
2002-02-22	£230,000	19 ELMFIELD DRIVE	Detached
2000-10-09	£90,000	31 ELMFIELD DRIVE	Detached
1999-11-03	£125,000	4 ELMFIELD DRIVE	Detached
1998-03-27	£78,000	23 ELMFIELD DRIVE	Detached
1996-09-06	£122,000	11 ELMFIELD DRIVE	Detached

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

Nearest schools

School	Distance	Phase	Ofsted
St Aidan's Church of England Academy	0.1 mi	Primary	Report card →
Skelmanthorpe Academy	0.4 mi	Primary	Good (2020)
Shelley College, A Share Academy	0.6 mi	Secondary	Report card →
Denby Dale First and Nursery School	0.7 mi	Primary	Good (2023)
Scissett Middle School	1.0 mi	Middle deemed secondary	Good (2019)

School	Distance	Phase	Ofsted
Scissett Church of England Academy	1.2 mi	Primary	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 (0.2 mi) · DEARNE VALLEY HEALTH CENTRE (1.1 mi) · KIRKBURTON HEALTH CENTRE (2.4 mi)

Nearest listed buildings: CHURCH OF ST AIDAN (Grade II) (0.1 mi) · 5, COMMERCIAL ROAD (Grade II) (0.2 mi) · CENTRAL METHODIST CHURCH (Grade II) (0.2 mi)

Nearest pharmacies: WELL (0.2 mi) · DENBY PHARMACY (1.0 mi) · WELL (1.1 mi)

Nearest stations: Denby Dale (1.2 mi) · Shepley (2.1 mi) · Stocksmoor (2.9 mi)

Nearest supermarkets: Co-op Food (0.2 mi) · The Co-operative Food (2.3 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

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

No modelled flood risk is recorded for HD8 9BT 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 9	POSTCODE HD8 9BT
Average sold price	£298,195	£267,257	£268,458
Population	44,677	13,322	—
Deprivation decile	8/10	7/10	—
Crimes recorded	92	25	—
Schools	20	8	—
Flood risk	High	High	Low
Gigabit broadband	90%	88%	100%
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

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You've done the research — now the legal bit. Compare quotes from SRA/CLC-regulated conveyancers for HD8 9BT.

Compare conveyancing quotes →

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