

Property report — HD8 9DP

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)



Annual **average (mean)** sold price in HD8 9, 1995-2026 (latest £256,896). Hover a point to read its value.

Source: HM Land Registry Price Paid.















Sold prices on this postcode

Date	Price	Address	Type
2024-09-12	£237,500	25 MANOR RISE	Semi-detached
2024-04-25	£255,000	3 MANOR RISE	Semi-detached
2023-08-18	£225,000	2 MANOR RISE	Semi-detached
2020-08-27	£150,000	19 MANOR RISE	Semi-detached
2019-08-09	£143,000	9 MANOR RISE	Terraced
2019-03-04	£188,000	34 MANOR RISE	Semi-detached
2016-03-15	£120,000	32 MANOR RISE	Terraced
2016-02-19	£116,000	6 MANOR RISE	Semi-detached
2016-01-25	£116,000	1 MANOR RISE	Semi-detached
2015-09-02	£141,000	34 MANOR RISE	Semi-detached
2014-10-14	£137,500	12 MANOR RISE	Terraced
2014-09-05	£109,995	25 MANOR RISE	Semi-detached
2014-02-14	£89,950	12 MANOR RISE	Terraced
2012-02-10	£95,000	9 MANOR RISE	Terraced
2011-03-28	£103,000	38 MANOR RISE	Semi-detached
2011-01-21	£120,000	35 MANOR RISE	Semi-detached
2009-02-24	£73,500	1 MANOR RISE	Semi-detached

Date	Price	Address	Type
2009-01-26	£83,200	34 MANOR RISE	Semi-detached
2007-09-13	£133,000	20 MANOR RISE	Terraced
2006-12-07	£140,000	17 MANOR RISE	Semi-detached
2005-01-28	£120,000	24 MANOR RISE	Semi-detached
2000-03-06	£37,000	11 MANOR RISE	Semi-detached
1996-12-05	£28,000	5 MANOR RISE	Semi-detached
1996-11-08	£23,000	5 MANOR RISE	Semi-detached

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

Energy performance (EPC)

Address	EPC	Potential	Floor area	Type	Assessed
35 Manor Rise, HUDDERSFIELD			94 m ²	Semi-detached house	2026
4 Manor Rise, HUDDERSFIELD			89 m ²	Semi-detached house	2023
3 Manor Rise, HUDDERSFIELD			93 m ²	Semi-detached house	2023
38 Manor Rise, HUDDERSFIELD			77 m ²	Semi-detached house	2023
4 Manor Rise, HUDDERSFIELD			86 m ²	Semi-detached house	2022
13 Manor Rise, HUDDERSFIELD			88 m ²	Semi-detached house	2022
			93 m ²		2022

Address	EPC	Potential	Floor area	Type	Assessed
22 Manor Rise, HUDDERSFIELD				Mid-terrace house	
15 Manor Rise, HUDDERSFIELD	C	B	80 m ²	Semi-detached house	2021
2, Manor Rise, HUDDERSFIELD	C	B	80 m ²	Semi-detached house	2017
19, Manor Rise, HUDDERSFIELD	D	C	117 m ²	Semi-detached house	2016
34, Manor Rise, HUDDERSFIELD	D	B	87 m ²	end-terrace house	2016
32, Manor Rise, HUDDERSFIELD	D	B	85 m ²	Mid-terrace house	2015

12 certificates for HD8 9DP. "Potential" = the rating after recommended improvements. Source: Energy Performance of Buildings Register.

Nearest schools

School	Distance	Phase	Ofsted
St Aidan's Church of England Academy	0.1 mi	Primary	Report card →
Skelmanthorpe Academy	0.3 mi	Primary	Good (2020)
Denby Dale First and Nursery School	0.7 mi	Primary	Good (2023)
Shelley College, A Share Academy	0.8 mi	Secondary	Report card →
Scissett Middle School	0.8 mi	Middle deemed secondary	Good (2019)
Scissett Church of England Academy	0.9 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.

Recorded crimes per month in HD8 9 (May 24–Apr 26, average 26/month). Hover a point to read the count.
Source: Police.uk street-level data.

Flood risk

No modelled flood risk is recorded for HD8 9DP 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 9DP
Average sold price	£298,195	£267,257	£124,360
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%	74%
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.

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

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