

Property report — HD8 9NL

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
2025-11-14	£180,000	16 ALBERT ROAD	Semi-detached
2025-03-07	£160,000	3 ALBERT ROAD	Terraced
2024-08-09	£360,000	34 ALBERT ROAD	Detached
2022-06-10	£200,000	21 ALBERT ROAD	Semi-detached
2022-04-06	£126,000	1 ALBERT ROAD	Semi-detached
2021-11-09	£175,000	22 ALBERT ROAD	Semi-detached
2021-02-04	£325,000	36 ALBERT ROAD	Detached
2019-01-11	£147,500	27 ALBERT ROAD	Detached
2017-03-22	£135,000	30 ALBERT ROAD	Terraced
2016-10-20	£107,500	16 ALBERT ROAD	Semi-detached
2016-06-21	£122,000	18 ALBERT ROAD	Semi-detached
2016-04-25	£135,000	26 ALBERT ROAD	Terraced
2014-11-28	£94,000	30 ALBERT ROAD	Terraced
2014-05-02	£242,500	36 ALBERT ROAD	Detached
2014-02-21	£139,000	22 ALBERT ROAD	Semi-detached
2012-10-19	£176,500	5 ALBERT ROAD	Semi-detached
2011-07-21	£124,950	28 ALBERT ROAD	Terraced

Date	Price	Address	Type
2009-11-09	£115,000	16 ALBERT ROAD	Semi-detached
2007-04-25	£165,150	6 ALBERT ROAD	Semi-detached
2006-10-13	£165,000	7 ALBERT ROAD	Semi-detached
2006-09-27	£155,000	11 ALBERT ROAD	Semi-detached
2006-09-01	£145,000	23 ALBERT ROAD	Semi-detached
2006-05-31	£148,000	22 ALBERT ROAD	Semi-detached
2006-05-26	£144,000	25 ALBERT ROAD	Semi-detached
2006-05-26	£158,000	7 ALBERT ROAD	Semi-detached
2006-01-06	£209,000	34 ALBERT ROAD	Detached
2005-11-03	£140,000	1 ALBERT ROAD	Semi-detached
2005-11-03	£140,000	1 ALBERT ROAD	Semi-detached
2005-10-18	£135,000	24 ALBERT ROAD	Terraced
2005-07-11	£177,000	18 ALBERT ROAD	Semi-detached
2005-07-01	£100,000	11 ALBERT ROAD	Semi-detached
2004-12-13	£107,000	26 ALBERT ROAD	Terraced
2004-07-09	£95,000	20 ALBERT ROAD	Terraced
2004-04-06	£130,000	24 ALBERT ROAD	Terraced
2002-08-23	£59,950	28 ALBERT ROAD	Terraced
2002-06-19	£89,950	5 ALBERT ROAD	Semi-detached
2002-06-19	£139,950	32 ALBERT ROAD	Detached
2002-03-08	£107,000	34 ALBERT ROAD	Detached
2001-05-11	£52,000	16 ALBERT ROAD	Semi-detached
2001-01-31	£63,500	11 ALBERT ROAD	Semi-detached
1999-11-12	£78,000	34 ALBERT ROAD	Detached
1999-10-08	£57,000	9 ALBERT ROAD	Semi-detached
1999-07-30	£91,000	36 ALBERT ROAD	Detached

Date	Price	Address	Type
1999-06-30	£9,000	36 ALBERT ROAD	Detached
1997-12-12	£54,000	11 ALBERT ROAD	Semi-detached
1997-09-19	£26,000	4 ALBERT ROAD	Semi-detached
1997-02-21	£35,950	24 ALBERT ROAD	Terraced
1996-12-17	£58,000	7 ALBERT ROAD	Semi-detached
1996-02-16	£49,000	25 ALBERT ROAD	Semi-detached
1995-05-31	£48,000	23 ALBERT ROAD	Semi-detached

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

Nearest schools

School	Distance	Phase	Ofsted
Kaye's Academy	0.2 mi	Primary	Report card →
Scissett Church of England Academy	0.4 mi	Primary	Report card →
Scissett Middle School	0.6 mi	Middle deemed secondary	Good (2019)
Skelmanthorpe Academy	1.2 mi	Primary	Good (2020)
St Aidan's Church of England Academy	1.5 mi	Primary	Report card →
Emley First School	1.5 mi	Primary	Outstanding (2024)

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: DEARNE VALLEY HEALTH CENTRE (0.6 mi) · SKELMANTHORPE FAMILY DOCTORS (1.4 mi) · DARTON HEALTH CENTRE PRACTICE (3.6 mi)

Nearest hospitals: BARNSELY DISTRICT HOSPITAL (5.4 mi) · BARNSELY HOSPITAL (5.4 mi) · BARNSELY DISTRICT GENERAL HOSPITAL (5.4 mi)

Nearest listed buildings: CHURCH OF ALL SAINTS (Grade II) (0.2 mi) · CLAYTON WEST BAPTIST CHAPEL AND SUNDAY SCHOOL (Grade II) (0.3 mi) · MILEPOST AT JUNTION WITH PARK ROAD (Grade II) (0.3 mi)

Nearest pharmacies: WELL (0.6 mi) · WELL (1.4 mi) · DENBY PHARMACY (2.1 mi)

Nearest stations: Denby Dale (2.5 mi) · Darton (3.5 mi) · Shepley (3.7 mi)

Nearest supermarkets: Co-op Food (1.4 mi) · Co-op Food (3.6 mi) · The Co-operative Food (3.9 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 HD8 9.

Recorded crime trend



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 9NL 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 9NL
Average sold price	£298,195	£267,257	£127,928
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

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 9NL.

[Compare conveyancing quotes →](#)

Compare removals quotes

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

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