

Property report — HD8 9PL

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
2025-08-15	£140,000	18 THE ROYDS	Semi-detached
2025-06-02	£164,000	12 THE ROYDS	Semi-detached
2024-08-01	£126,000	11 THE ROYDS	Semi-detached
2024-06-28	£95,000	18 THE ROYDS	Semi-detached
2024-03-15	£200,000	6 THE ROYDS	Semi-detached
2022-07-19	£260,000	23 THE ROYDS	Detached
2016-07-08	£90,000	18 THE ROYDS	Semi-detached
2015-10-02	£90,000	38 THE ROYDS	Semi-detached
2015-06-29	£165,000	19 THE ROYDS	Detached
2014-10-31	£180,000	31 THE ROYDS	Detached
2013-07-17	£137,000	23 THE ROYDS	Detached
2012-06-15	£85,000	23 THE ROYDS	Detached
2012-03-16	£125,000	31 THE ROYDS	Detached
2010-09-03	£125,000	15 THE ROYDS	Semi-detached
2010-02-26	£115,000	6 THE ROYDS	Semi-detached
2009-06-17	£120,000	46 THE ROYDS	Semi-detached
2006-06-29	£159,500	29 THE ROYDS	Detached

Date	Price	Address	Type
2005-06-06	£56,000	30 THE ROYDS	Semi-detached
2004-07-16	£50,000	20 THE ROYDS	Terraced
2001-09-28	£71,000	33 THE ROYDS	Detached
2001-06-01	£75,000	29 THE ROYDS	Detached
2000-07-17	£41,610	15 THE ROYDS	Semi-detached
1997-03-27	£64,000	29 THE ROYDS	Detached

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

Nearest schools

School	Distance	Phase	Ofsted
Kaye's Academy	0.3 mi	Primary	Report card →
Scissett Church of England Academy	0.8 mi	Primary	Report card →
Scissett Middle School	0.9 mi	Middle deemed secondary	Good (2019)
Emley First School	1.5 mi	Primary	Outstanding (2024)
Skelmanthorpe Academy	1.6 mi	Primary	Good (2020)
St Aidan's Church of England Academy	1.9 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](#).

What's nearby

Nearest GP surgeries: DEARNE VALLEY HEALTH CENTRE (1.0 mi) · SKELMANTHORPE FAMILY DOCTORS (1.8 mi) · DARTON HEALTH CENTRE PRACTICE (3.3 mi)

Nearest hospitals: BARNSELY DISTRICT HOSPITAL (5.2 mi) · BARNSELY HOSPITAL (5.2 mi) · BARNSELY DISTRICT GENERAL HOSPITAL (5.2 mi)

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

Nearest pharmacies: WELL (1.0 mi) · WELL (1.8 mi) · DENBY PHARMACY (2.5 mi)

Nearest stations: Denby Dale (2.8 mi) · Darton (3.2 mi) · Shepley (4.0 mi)

Nearest supermarkets: Co-op Food (1.8 mi) · Co-op Food (3.3 mi) · Aldi (4.2 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 9PL 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 9PL
Average sold price	£298,195	£267,257	£118,874
Population	44,677	13,322	—

Measure	DISTRICT HD8	SECTOR HD8 9	POSTCODE HD8 9PL
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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The HM Land Registry title register shows the legal owner, price paid and any charges or covenants. Official copy, £7.

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Compare conveyancing quotes

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

[Compare conveyancing quotes →](#)

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