

Property report — HD8 8XN

Open-data due diligence for the HD8 8 area (the finest level UK open data publishes).

AVG SOLD PRICE

£327,621

sector HD8 8 · 203 sales

POPULATION

18,055

sector HD8 8

CRIMES RECORDED

11

sector HD8 8 · 2026-04

SCHOOLS

7

sector HD8 8

FLOOD RISK

High

sector HD8 8

GIGABIT BROADBAND

88%

sector HD8 8 of premises

Sold prices on this postcode

Date	Price	Address	Type
2025-02-17	£555,000	3 CARR MOUNT	Detached

Date	Price	Address	Type
2024-11-27	£520,000	75 CARR HILL ROAD	Detached
2024-06-28	£480,000	60 CARR HILL ROAD	Detached
2023-07-03	£460,000	88 CARR HILL ROAD	Detached
2022-12-15	£580,000	84 CARR HILL ROAD	Detached
2022-04-05	£492,500	56 CARR HILL ROAD	Detached
2022-02-25	£537,000	75 CARR HILL ROAD	Detached
2021-10-25	£550,000	4 CARR MOUNT	Detached
2021-06-02	£430,000	103A CARR HILL ROAD	Detached
2021-05-14	£462,500	52 CARR HILL ROAD	Detached
2020-11-13	£455,000	109 CARR HILL ROAD	Detached
2020-08-28	£336,551	3 CARR MOUNT	Detached
2019-06-07	£500,000	48 CARR HILL ROAD	Detached
2019-03-08	£225,000	78 CARR HILL ROAD	Detached
2019-02-06	£525,000	107 CARR HILL ROAD	Detached
2018-10-31	£415,000	70 CARR HILL ROAD	Detached
2017-04-07	£310,000	103 CARR HILL ROAD	Detached
2016-08-23	£440,000	86 CARR HILL ROAD	Detached
2016-08-22	£230,000	101 CARR HILL ROAD	Detached
2016-06-08	£327,000	56 CARR HILL ROAD	Detached
2015-06-11	£260,000	48 CARR HILL ROAD	Detached
2015-01-06	£330,000	60A CARR HILL ROAD	Detached
2014-08-20	£265,000	103A CARR HILL ROAD	Detached
2014-07-31	£375,000	66 CARR HILL ROAD	Detached
2014-04-08	£610,000	81 CARR HILL ROAD	Detached
2013-07-19	£385,000	86 CARR HILL ROAD	Detached
2012-11-05	£365,000	109 CARR HILL ROAD	Detached

Date	Price	Address	Type
2011-09-30	£395,000	68C CARR HILL ROAD	Detached
2011-06-10	£235,000	76 CARR HILL ROAD	Detached
2009-09-04	£385,000	68B CARR HILL ROAD	Detached
2008-08-20	£343,000	54 CARR HILL ROAD	Detached
2007-11-28	£215,000	72 CARR HILL ROAD	Semi-detached
2007-09-03	£365,000	4 CARR MOUNT	Detached
2007-05-04	£295,000	80 CARR HILL ROAD	Detached
2006-11-24	£312,000	64 CARR HILL ROAD	Detached
2006-01-03	£265,000	99 CARR HILL ROAD	Detached
2005-10-19	£450,000	82 CARR HILL ROAD	Detached
2004-11-01	£375,000	86 CARR HILL ROAD	Detached
2004-09-14	£432,000	59A CARR HILL ROAD	Detached
2003-11-27	£185,000	CARR HILL BARN CARR HILL ROAD	Terraced
2003-11-27	£140,000	CARR HILL COTTAGE CARR HILL ROAD	Terraced
2003-11-21	£280,000	109 CARR HILL ROAD	Detached
2002-10-16	£175,000	105 CARR HILL ROAD	Detached
2002-09-20	£335,000	49A CARR HILL ROAD	Detached
2001-10-18	£132,000	70 CARR HILL ROAD	Detached
2001-05-17	£220,000	59A CARR HILL ROAD	Detached
2000-07-14	£150,000	59 CARR HILL ROAD	Detached
1999-11-05	£74,000	74 CARR HILL ROAD	Semi-detached
1999-09-30	£74,000	72 CARR HILL ROAD	Semi-detached
1999-04-30	£114,000	63 CARR HILL ROAD	Detached
1999-01-21	£193,000	71 CARR HILL ROAD	Detached
1999-01-21	£72,500	2 CARR MOUNT	Detached
1998-12-23	£240,000	81 CARR HILL ROAD	Detached

Date	Price	Address	Type
1998-11-16	£85,000	101 CARR HILL ROAD	Detached
1997-01-21	£106,000	64 CARR HILL ROAD	Detached
1996-09-23	£236,500	49A CARR HILL ROAD	Detached
1996-09-13	£80,000	99 CARR HILL ROAD	Detached
1996-02-26	£70,000	99 CARR HILL ROAD	Detached
1995-12-12	£120,000	68C CARR HILL ROAD	Detached
1995-04-21	£120,000	61 CARR HILL ROAD	Detached

60 recorded sales on HD8 8XN. Source: HM Land Registry Price Paid (© Crown copyright). Shown for this postcode only.

Nearest schools

School	Distance	Phase
Cumberworth CofE First School	0.5 mi	Primary
Birdsedge First School	0.6 mi	Primary
Shepley First School	0.8 mi	Primary
Shelley First School	1.5 mi	Primary
Shelley College, A Share Academy	1.7 mi	Secondary
Denby Church of England Voluntary Aided First School	1.7 mi	Primary

Straight-line distance from the postcode. Source: Get Information about Schools (DfE).

Flood risk

No modelled flood risk is recorded for HD8 8XN 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 8	POSTCODE HD8 8XN
Average sold price	£298,195	£327,621	£311,493
Population	44,677	18,055	—
Deprivation decile	8/10	8/10	—
Crimes recorded	92	11	—
Schools	20	7	—
Flood risk	High	High	Low
Gigabit broadband	90%	88%	100%
Superfast broadband	98%	97%	100%

— = no separate figure is published at that level. Most open data is published down to the **sector** (HD8 8); 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 8XN.

[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.

Contains OS data © Crown copyright and database right 2026

Contains Royal Mail data © Royal Mail copyright and database right 2026

Contains National Statistics data © Crown copyright and database right 2026

Indicative due diligence compiled from public open data. Not a substitute for a regulated conveyancing or property search, a survey, or professional advice.