

# Property report — HD8 9HF

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 prices on this postcode

Date	Price	Address	Type
2023-10-16	£525,000	32 DUKEWOOD ROAD	Detached

<b>Date</b>	<b>Price</b>	<b>Address</b>	<b>Type</b>
2021-08-26	£800,000	56 DUKEWOOD ROAD	Detached
2021-01-29	£376,000	41 DUKEWOOD ROAD	Detached
2018-08-28	£370,000	31 DUKEWOOD ROAD	Detached
2017-07-10	£22,200	22 DUKEWOOD ROAD	Other
2016-11-03	£133,000	6 DUKEWOOD ROAD	Semi-detached
2016-08-19	£302,500	50 DUKEWOOD ROAD	Detached
2016-06-17	£300,000	17 DUKEWOOD ROAD	Detached
2015-12-11	£315,000	46 DUKEWOOD ROAD	Detached
2014-03-21	£85,000	6 DUKEWOOD ROAD	Semi-detached
2014-01-17	£305,000	53 DUKEWOOD ROAD	Detached
2013-12-06	£250,000	34 DUKEWOOD ROAD	Detached
2010-05-04	£285,000	55 DUKEWOOD ROAD	Detached
2009-08-14	£125,000	3 DUKEWOOD ROAD	Semi-detached
2008-04-04	£365,000	55 DUKEWOOD ROAD	Detached
2007-04-02	£113,000	3 DUKEWOOD ROAD	Semi-detached
2006-07-31	£345,000	60 DUKEWOOD ROAD	Detached
2005-10-05	£276,500	54 DUKEWOOD ROAD	Detached
2003-07-25	£250,000	31 DUKEWOOD ROAD	Detached
2001-12-17	£160,000	35 DUKEWOOD ROAD	Detached
2001-11-19	£148,000	43 DUKEWOOD ROAD	Detached
2001-02-14	£134,000	35 DUKEWOOD ROAD	Detached
2000-11-13	£41,000	2 DUKEWOOD ROAD	Semi-detached
2000-03-31	£135,000	54 DUKEWOOD ROAD	Detached
1999-11-22	£43,650	2 DUKEWOOD ROAD	Semi-detached
1999-10-27	£114,995	19 DUKEWOOD ROAD	Detached
1999-07-23	£126,000	52 DUKEWOOD ROAD	Detached

Date	Price	Address	Type
1999-07-12	£32,500	55 DUKEWOOD ROAD	Detached
1998-11-18	£45,000	58 DUKEWOOD ROAD	Semi-detached
1998-10-30	£30,000	53 DUKEWOOD ROAD	Detached
1998-06-19	£140,000	51 DUKEWOOD ROAD	Detached
1998-05-29	£122,000	33 DUKEWOOD ROAD	Detached
1997-12-19	£125,000	44 DUKEWOOD ROAD	Detached
1997-12-12	£123,000	48 DUKEWOOD ROAD	Detached
1997-10-29	£124,950	46 DUKEWOOD ROAD	Detached
1997-07-18	£148,000	42 DUKEWOOD ROAD	Detached
1997-05-02	£135,000	35 DUKEWOOD ROAD	Detached
1996-12-18	£102,000	15 DUKEWOOD ROAD	Detached
1996-12-06	£139,500	49 DUKEWOOD ROAD	Detached
1996-02-23	£125,000	17 DUKEWOOD ROAD	Detached
1995-12-22	£40,000	60 DUKEWOOD ROAD	Detached
1995-05-01	£105,000	43 DUKEWOOD ROAD	Detached

42 recorded sales on HD8 9HF. 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	—
Scissett Church of England Academy	0.4 mi	Primary	—
Scissett Middle School	0.5 mi	Middle deemed secondary	Good (2019)
Skelmanthorpe Academy	1.3 mi	Primary	Good (2020)
	1.5 mi	Primary	—

School	Distance	Phase	Ofsted
St Aidan's Church of England Academy			
Denby Dale First and Nursery School	1.7 mi	Primary	Good (2023)

Straight-line distance from the postcode. Ofsted = latest overall effectiveness (newer inspections may be ungraded). Sources: Get Information about Schools (DfE) · Ofsted.

## Flood risk

No modelled flood risk is recorded for HD8 9HF 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 9HF
Average sold price	£298,195	£267,257	£190,067
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%	72%
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 9HF.

[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.