

Property report — HD8 9JG

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 |
|------------|----------|-----------------|----------|
| 2025-12-03 | £235,000 | 15 WATER STREET | Terraced |

| Date | Price | Address | Type |
|-------------|--------------|------------------|-------------|
| 2023-10-05 | £190,000 | 1 WATER STREET | Terraced |
| 2023-06-09 | £220,000 | 15 WATER STREET | Terraced |
| 2023-03-10 | £91,222 | 2 WATER STREET | Terraced |
| 2022-12-16 | £183,000 | 11A WATER STREET | Terraced |
| 2021-10-15 | £114,500 | 4 WATER STREET | Terraced |
| 2020-09-11 | £115,000 | 8 WATER STREET | Terraced |
| 2019-05-10 | £87,500 | 4 WATER STREET | Terraced |
| 2018-08-17 | £153,000 | 11A WATER STREET | Terraced |
| 2015-12-18 | £80,000 | 2 WATER STREET | Terraced |
| 2014-08-22 | £120,000 | 11 WATER STREET | Terraced |
| 2013-02-20 | £120,000 | 11A WATER STREET | Terraced |
| 2007-10-19 | £144,995 | 11A WATER STREET | Terraced |
| 2007-07-12 | £124,995 | 11 WATER STREET | Terraced |
| 2006-12-15 | £119,000 | 9 WATER STREET | Terraced |
| 2006-06-01 | £89,000 | 11A WATER STREET | Terraced |
| 2003-12-16 | £77,500 | 9 WATER STREET | Terraced |
| 2003-08-04 | £71,000 | 1 WATER STREET | Terraced |
| 2002-05-31 | £46,000 | 5 WATER STREET | Terraced |
| 2001-09-05 | £59,950 | 11 WATER STREET | Terraced |
| 2001-06-15 | £35,000 | 11A WATER STREET | Terraced |
| 2001-05-25 | £56,000 | 15 WATER STREET | Terraced |
| 2001-04-06 | £56,000 | 9 WATER STREET | Terraced |
| 1999-06-25 | £33,500 | 9 WATER STREET | Terraced |
| 1998-10-30 | £37,500 | 10 WATER STREET | Terraced |
| 1998-07-16 | £32,500 | 9 WATER STREET | Terraced |
| 1996-11-15 | £27,300 | 1 WATER STREET | Terraced |

| Date | Price | Address | Type |
|------------|---------|-----------------|----------|
| 1996-09-13 | £26,000 | 15 WATER STREET | Terraced |
| 1995-04-28 | £33,500 | 11 WATER STREET | Terraced |

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

Nearest schools

| School | Distance | Phase | Ofsted |
|--------------------------------------|----------|-------------------------|-------------|
| Scissett Church of England Academy | 0.1 mi | Primary | — |
| Scissett Middle School | 0.2 mi | Middle deemed secondary | Good (2019) |
| Kaye's Academy | 0.6 mi | Primary | — |
| Skelmanthorpe Academy | 0.9 mi | Primary | Good (2020) |
| St Aidan's Church of England Academy | 1.1 mi | Primary | — |
| Denby Dale First and Nursery School | 1.3 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

Flood risk at this postcode: High — 6 properties here fall in an at-risk band (3 in the significant Medium/High bands). Your conveyancer will run an official flood search.

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 9JG |
|--------------------|-----------------|-----------------|---------------------|
| Average sold price | £298,195 | £267,257 | £95,826 |

| Measure | DISTRICT HD8 | SECTOR HD8 9 | POSTCODE HD8 9JG |
|---------------------|-----------------|-----------------|---------------------|
| Population | 44,677 | 13,322 | — |
| Deprivation decile | 8/10 | 7/10 | — |
| Crimes recorded | 92 | 25 | — |
| Schools | 20 | 8 | — |
| Flood risk | High | High | High |
| 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 9JG.

[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.

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