



11 Haywra Street, Harrogate, North Yorkshire, HG1 5BJ

£375,000

11 Haywra Street, Harrogate, North Yorkshire, HG1 5BJ

A substantial stone-built period town house offering very well-presented four-bedroomed accommodation, with two bathrooms and large basements, arranged over four floors.

The excellent accommodation also features two reception rooms plus kitchen, four double bedrooms and two bathrooms, all with the benefit of gas-fired central heating. There is a large basement which has a good head height and huge potential for further development subject to obtaining the necessary consents. This excellent town house is situated in the centre of Harrogate, with all of the town's amenities on the doorstep.

Haywra Street is conveniently situated close to Harrogate's railway and bus stations, providing excellent transport links to Leeds, York and other areas of the region. An early inspection of this very well-presented property is strongly recommended.





GROUND FLOOR

SITTING ROOM

A spacious reception room with bay window to front and attractive fireplace. Double doors lead to the dining room.

DINING ROOM

A further good-sized reception room with double-glazed window to rear.

KITCHEN

With a range of fitted wall and base units with gas hob and electric oven. Integrated fridge. Double-glazed sash window to rear and a door leads to the garden.



LOWER GROUND FLOOR

There is a large basement with good head height which currently provides storage space and a utility area but has huge potential for further development, subject to obtaining the necessary planning consents.

FIRST FLOOR

BEDROOM 1

A large double bedroom with windows to front and attractive ornamental fireplace.

BEDROOM 2

A double bedroom with double-glazed sash window to rear and attractive ornamental fireplace.



BATHROOM

A modern suite with WC, double washbasins, and bath with shower above. Heated towel rail. Double glazed sash window to side.

SECOND FLOOR

BEDROOM 3

A double bedroom window to front.

BEDROOM 4

A double bedroom with double-glazed sash window to rear. Fitted wardrobe.

SHOWER ROOM

With WC, washbasin and large walk-in shower. Window to front.

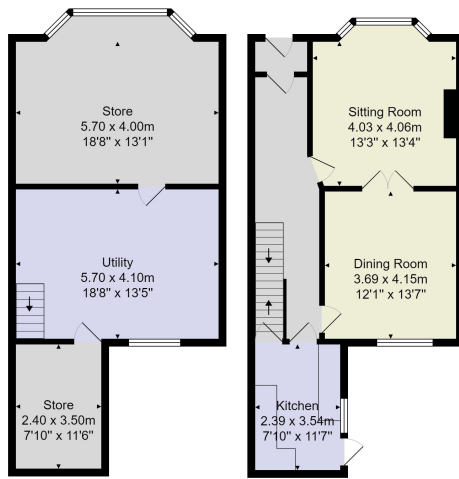
OUTSIDE

To the rear of the property there is an attractive enclosed courtyard garden. Additional forecourt garden to front with path leading to the front door.



Tenure - Freehold

Council Tax Band - C



Lower Ground Floor

Ground Floor



First Floor

Second Floor

Total Area: 219.7 m² ... 2365 ft²

All measurements are approximate and for display purposes only.

No liability is accepted by either the agency or Box Property Solutions Ltd as to the exact measurements of the rooms. Box Property Solutions Ltd retains the copyright on this plan and allows agents to use it with agreed permission.

Verity Frearson

26 Albert Street, Harrogate,
North Yorkshire, HG1 1JT

For all enquiries contact us on:

01423 562531

sales@verityfrearson.co.uk