



VERITY
FREARSON

5 SOUTHWAY, HARROGATE, HG2 0EA

£850,000

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Harrogate, HG2 0EA

A rare opportunity to purchase one of the most original and best preserved Art Deco houses in the town, which occupies a large double plot and is within a few minutes' walk of the Harrogate Grammar School.

This beautifully presented property provides generous and characterful accommodation with many attractive original features. The accommodation comprises a spacious reception hall with original part-tiled flooring and wood panelled walls, together with a sitting room, which enjoys a delightful aspect over the garden and a dining room which has feature curved windows. There is also a well equipped kitchen with larder and a downstairs bathroom. Upstairs, there are three large double bedrooms, together with a further room which could be used as a single bedroom or study. There are two shower rooms on the first floor, one of which is an en-suite. The current owners have devoted great care to restoring the building's beautiful interiors, which include fine floors, curved metalframe windows, sparingly decorated plasterwork, cunningly designed vistas, and that most typical feature of Art Deco houses - a sunroom. A particular feature of the property is the large and attractive plot, having a good sized garden surrounding the property together with a driveway which provides ample parking and leads to the carport and garage.



Sitting Room · Dining Room · Kitchen · Bathroom

3 Double Bedrooms · En-Suite · Bathroom · Study / Bedroom 4

Generous Plot · Ample Off-Road Parking · Carport and Garage · Large Garden · Summerhouse







ACCOMMODATION

GROUND FLOOR

RECEPTION HALL

A spacious reception hall with wood panelled walls. Original part-tiled flooring.

SITTING ROOM

A good-sized reception room with windows overlooking the garden. Attractive original fireplace.

DINING ROOM

A further large reception room with feature curved windows overlooking the garden. Attractive original fireplace.

KITCHEN

With a range of wall and base units with worktop, island and breakfast bar. Electric hob and double oven, integrated dishwasher, fridge and freezer. Larder cupboard and a boiler cupboard provides useful storage space.

BATHROOM

A useful downstairs bathroom with WC, washbasin and bath with shower above. Original tiled flooring and heated towel rail.

FIRST FLOOR

BEDROOM 1

A double bedroom with windows overlooking the garden. Fitted wardrobes and attractive original fireplace.

BEDROOM 2

A double bedroom with windows overlooking the garden and attractive original fireplace.

EN-SUITE SHOWER ROOM

With WC, washbasin and shower. Heated towel rail.

BEDROOM 3

A further double bedroom with fitted wardrobes.

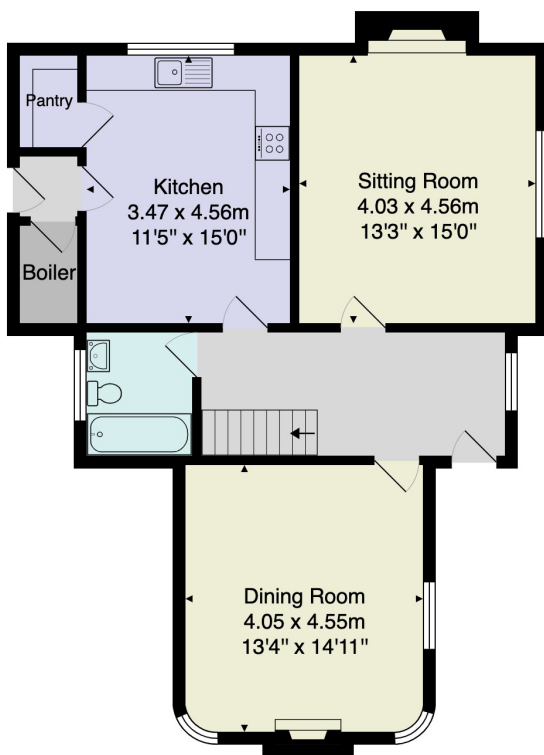
BATHROOM

A white suite with WC, washbasin, bidet and shower. Heated towel rail and fitted cupboard.

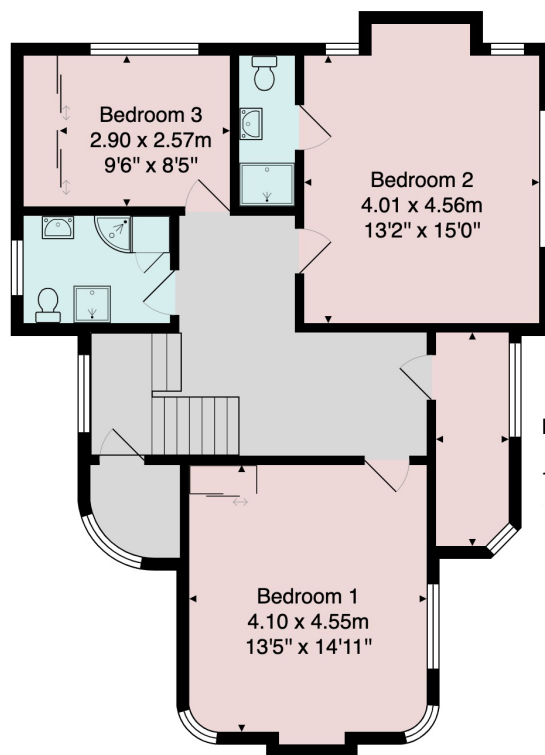
STUDY / BEDROOM 4

A study provides a useful workspace with windows overlooking the garden. Potential to use as a single bedroom.

FLOOR PLAN



Ground Floor



First Floor

Total Area: 152.5 m² ... 1642 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.

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Outside

The property occupies a very generous double plot and is surrounded by a very good sized and attractive lawned garden with mature, well-stocked borders and outdoor sitting area. A drive provides ample parking and leads to a carport and garage with attached garden store. There is a summer house located at the bottom of the garden.

Location

The property forms part of this desirable residential street, which is situated just off Arthurs Avenue, within a moments' walk of the Harrogate Grammar school, and is also within catchment of popular primary schools, well served by amenities along Cold Bath Road and just a short distance from the Stray and Harrogate town centre.

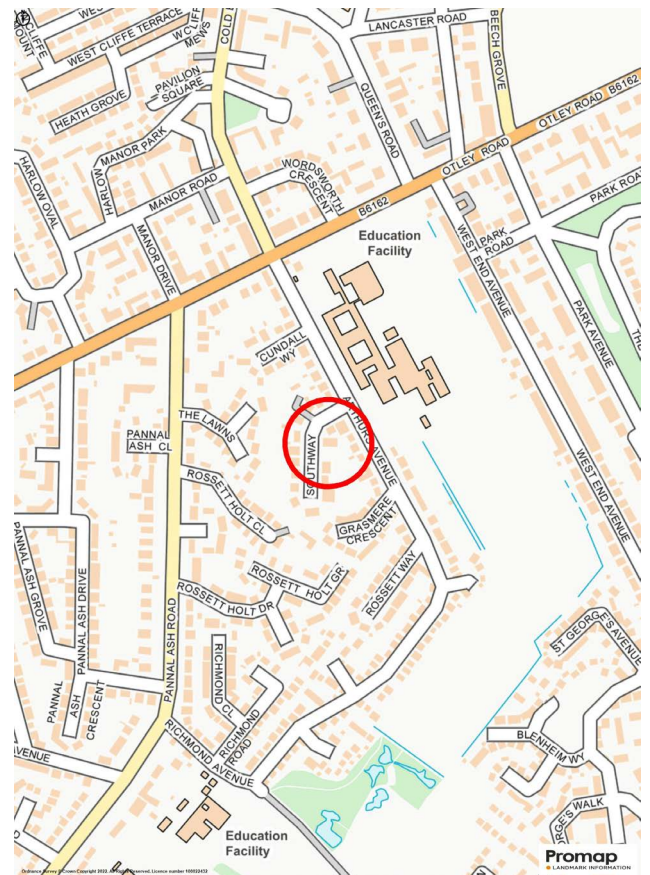
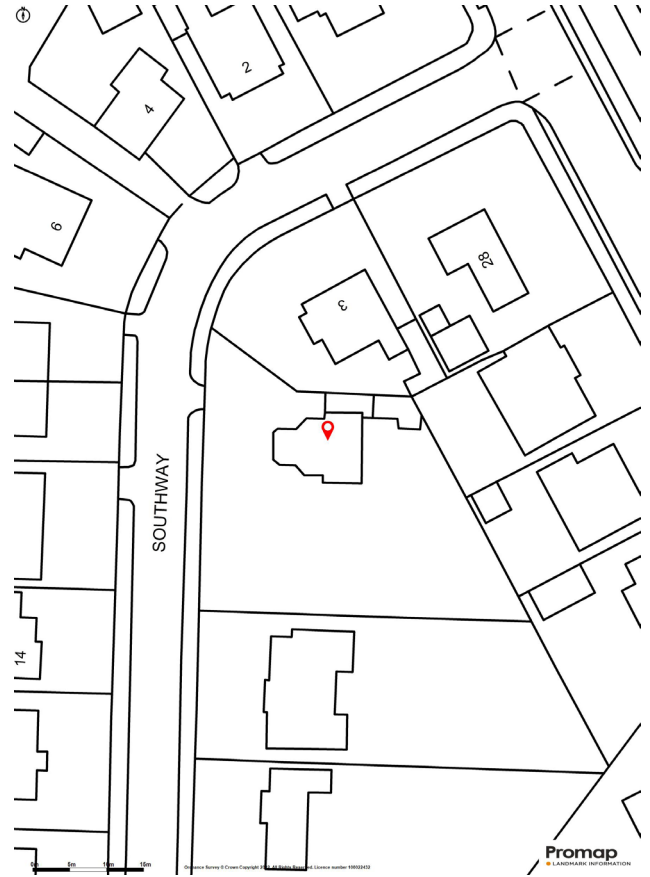
Services

All mains services connected.

Tenure

Freehold

Council Tax Band - F



Harrogate

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