

VERITY
FREARSON

THE HARROGATE ESTATE AGENT

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237 Woodfield Road, Harrogate, North Yorkshire, HG1 4JE

£260,000

Offers Over

ESTATE AGENTS • LETTING AGENTS • CHARTERED SURVEYORS

THE HOME OF PROPERTY
• SINCE •
1921

237 Woodfield Road, Harrogate, North Yorkshire, HG1 4JE

A three-bedroomed semi-detached house with generous drive and a good-sized garden, situated in this convenient location, well served by amenities and close to open countryside.

This excellent home provides spacious accommodation and now offers buyers the opportunity to update and modernise the property to suit their own requirements. On the ground floor, there is a large open-plan sitting and dining room and a well-equipped kitchen. Upstairs there are three good-sized bedrooms and a shower room. The property occupies a generous plot having a large lawned garden with shed and a drive provides ample off-road parking.

Woodfield Road is a convenient location, well served by excellent local amenities and just a short distance from Harrogate town centre as well as being close to beautiful open countryside and the Nidd Gorge. Offered for sale with no onward chain.





GROUND FLOOR

SITTING / DINING ROOM

A large reception room with sitting and dining areas. Windows to the front and rear.

KITCHEN

With a range of wall and base units with gas hob, double oven and space and plumbing for appliances. Window to rear and a door leads to the side. Built in storage cupboard.

FIRST FLOOR

BEDROOM 1

A double bedroom with fitted wardrobes.

BEDROOM 2

A double bedroom with fitted wardrobes.

BEDROOM 3

Further bedroom window to the rear.

BATHROOM

With WC, washbasin and shower. Window to side.

LOFT

A pull-down ladder provides access to the loft which is fully boarded and has lights and provides a useful storage area.

OUTSIDE

A drive provides ample off-road parking. To the rear there is a large garden with lawn and shed.

Tenure - Freehold

Council Tax Band - C





Ground Floor

First Floor

Total Area: 83.9 m² ... 903 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.

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