

VERITY
FREARSON

THE HARROGATE ESTATE AGENT

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24 Yarrow Drive, Harrogate, North Yorkshire, HG3 2XD

£245,000

Offers Over

ESTATE AGENTS • LETTING AGENTS • CHARTERED SURVEYORS

THE HOME OF PROPERTY
• SINCE •
1921

24 Yarrow Drive, Harrogate, North Yorkshire, HG3 2XD

An extended two-bedroom semi-detached bungalow, with driveway, garden, and single garage, situated in his delightful position at the head of a quiet cul-de-sac, close to excellent local amenities.

This super property provides flexible accommodation with two reception rooms, conservatory extension, modern kitchen, two bedrooms, shower room, and en-suite WC. A generous drive provides ample off-road parking and leads to a single garage, and there is an attractive paved garden.

The property is situated in this delightful position at the head of a quiet cul-de-sac, well served by excellent nearby amenities including shops and schools, and just a short distance from Harrogate town centre. Offered for sale with no onward chain.





GROUND FLOOR

SITTING ROOM

A spacious reception room with window to front and fireplace with living-flame gas fire.

KITCHEN

With a range of modern wall and base units with gas hob and integrated electric double oven.

DINING ROOM

A further reception room with doors leading to the conservatory. Stairs leading to the first floor.

CONSERVATORY

Providing a further sitting area with windows and glazed doors overlooking the garden.



SHOWER ROOM

With WC, washbasin and shower. Tiled walls and floor and heated towel rail.

BEDROOM 2

A bedroom with window to rear overlooking the garden.

FIRST FLOOR

BEDROOM 1

A double bedroom with window to side and range of fitted wardrobes.



EN-SUITE WC

With WC and washbasin. Access to eaves storage space.

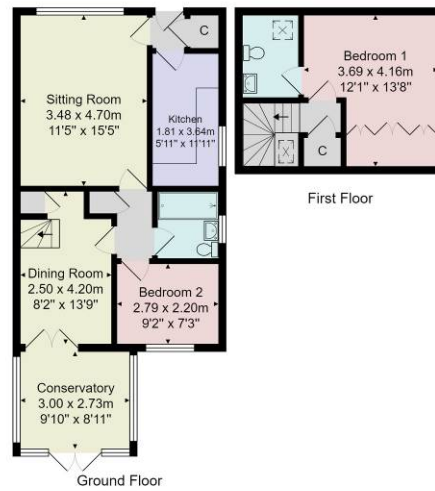
OUTSIDE

A generous drive provides parking and leads to a single garage with light and power. To the rear of the property, there is a paved garden with planted borders, patio sitting areas and shed.

Tenure - Freehold

Council Tax Band - C





Total Area: 80.4 m² ... 866 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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