

VERITY
FREARSON

THE HARROGATE ESTATE AGENT

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29 The Avenue, Harrogate, North Yorkshire , HG1 4QB

£200,000

Offers Over

ESTATE AGENTS • LETTING AGENTS • CHARTERED SURVEYORS

THE HOME OF PROPERTY
• SINCE •
1921

29 The Avenue, Harrogate, North Yorkshire , HG1 4QB

An attractive stone-fronted middle-of-terrace property providing spacious three-bedroom accommodation, in this convenient location well served by local amenities.

This super home provides generous accommodation comprising two reception rooms, together with a well-equipped kitchen, utility room, downstairs bathroom and with three good-sized first-floor bedrooms. There is a forecourt garden to the front and to the rear there is an enclosed paved courtyard garden and single garage.

The property is situated in this convenient location between Harrogate and Knaresborough and is well served by the local amenities in Starbeck, which include shops, primary school and railway station.





GROUND FLOOR

SITTING ROOM

A reception room with bay window and fireplace with living-flame gas fire.

DINING ROOM

A further good-sized reception room with under-stairs cupboard.

KITCHEN

With fitted wall and base units with electric hob, oven and space for appliances.

UTILITY

With a door to side and space and plumbing for washing machine.

BATHROOM

A white suite comprising WC, washbasin, and bath with shower above. Tiled walls and floor.

FIRST FLOOR

BEDROOMS

There are three good-sized first-floor bedrooms, including the main bedroom which has an extensive range of fitted wardrobes.

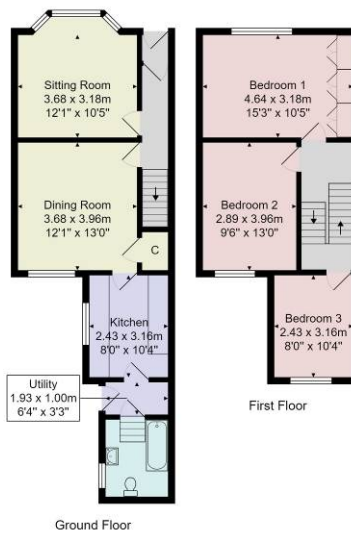
OUTSIDE

To the rear of the property there is an enclosed paved courtyard garden and a single garage.

Tenure - Freehold

Council Tax Band - B





Total Area: 92.2 m² ... 992 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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Verity Frearson

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		82
(69-80)	C		
(55-68)	D	62	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales			EU Directive 2002/91/EC
www.epc4u.com			