



51 Harlow Park Road, Harrogate, North Yorkshire, HG2 0AN

£415,000

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A spacious and very well-presented three-bedroom semi-detached property with extended living space, driveway, garage and attractive garden.

This super property provides accommodation appointed to a high standard with a ground-floor rear extension providing a stunning open-plan living kitchen in addition to the sitting room and spacious reception hall with downstairs WC. Upstairs, there are three good-sized bedrooms and a modern, newly fitted house bathroom. Outside, a drive provides off-road parking and leads to a large garage and there is an attractive lawned rear garden.

The property is situated in this most desirable south Harrogate location, within walking distance of a range of local amenities, sought-after schooling, Harrogate town centre and the Stray.





GROUND FLOOR

RECEPTION HALL

A spacious reception hall with window to side and under-stairs cupboard.

CLOAKROOM

Recently re-fitted with a WC, washbasin and window to side.

SITTING ROOM

A large reception room with bay window to front and picture rail.

LIVING KITCHEN

A spacious open-plan living space with dining and sitting areas with windows and glazed doors overlooking the garden. There is a modern fitted kitchen with range of wall and base units, island, worktops and breakfast bar. Point for a range cooker, integrated fridge / freezer, dishwasher and there is a utility cupboard with plumbing for a washing machine.



FIRST FLOOR

BEDROOM 1

A double bedroom with bay window to front and fitted wardrobes.

BEDROOM 2

A further double bedroom with window to rear and fitted wardrobes.



BEDROOM 3

A further bedroom with window to front.

BATHROOM

Window to rear. Newly fitted suite comprising bath, washbasin, WC and shower.

ATTIC

Good sized loft space.

OUTSIDE

A drive provides off-road parking and leads to a large garage with light and power (29' x 9'). There is an attractive lawned garden to the rear with patio and planted borders.



AGENTS NOTE

Front and rear gardens have been landscaped with new lawn and fencing.

Our clients have also replaced the carpets and majority of the uPVC double glazing, in addition to a Envirovent ventilation system.

Tenure - Freehold

Council Tax Band - C



Total Area: 106.6 m² ... 1147 ft²
 All measurements are approximate and for display purposes only.
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