



61 Hutton Gate, Harrogate, North Yorkshire, HG2 9QG

£385,000

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A very spacious and well-presented four-bedroom end-of-terrace property with good-sized paved garden, garage and parking space, situated in this popular south Harrogate location.

The well-presented accommodation comprises generous living space over three levels. On the ground floor there is a well- equipped kitchen, cloakroom and reception room. On the first floor there is a sitting room and the main bedroom with en-suite bathroom. On the top floor there are three further bedrooms and a bathroom. The property occupies a generous plot having a garden to the rear, off-road parking and a large garage.

The property is ideally placed on the south side of Harrogate, particularly convenient for local schools and within easy reach of the town centre and the famous Harrogate Stray. Offered for sale with no onward chain.





GROUND FLOOR

ENTRANCE PORCH

ENTRANCE HALL

With stairs to first floor and central heating radiator.

CLOAKROOM

With low-flush WC and pedestal washbasin.

KITCHEN

A modern kitchen with beech Shaker-style wall and base units with freestanding washer dryer, dishwasher, integrated fridge / freezer, integrated double oven and gas hob. Central heating radiator.

DINING ROOM / GARDEN ROOM

Central heating radiator and patio doors to fully paved south-facing patio.

FIRST FLOOR

LANDING

Central heating radiator.

LIVING ROOM

Feature fireplace with living-flame gas fire and two central heating radiators.

BEDROOM 1

Double bedroom with built-in wardrobes and dressing table and central heating radiator. Door leading to -

EN-SUITE BATHROOM

A modern en-suite bathroom in white comprising lowflush WC, pedestal washbasin and bath. Central heating radiator.

SECOND FLOOR

LANDING

Central heating radiator.

BEDROOM 2

Double bedroom with built-in wardrobes and dressing table and two central heating radiators.

BEDROOM 3

Further bedroom with central heating radiator.

BEDROOM 4

A fourth bedroom with central heating radiator.

HOUSE BATHROOM

A modern bathroom with white suite comprising low-flush WC, pedestal washbasin and bath with overhead power shower. Central heating radiator.

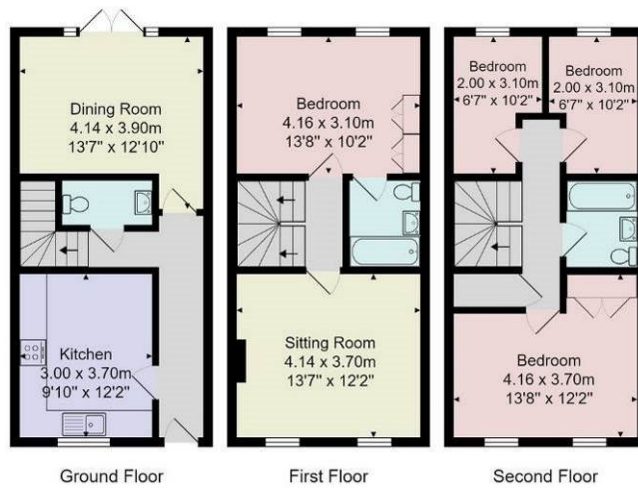
OUTSIDE

With garden to the front and fully paved south-facing patio to the rear. Good-sized garage and private parking space at the front of the property.

Tenure - Freehold

Council Tax Band - E





Total Area: 113.3 m² ... 1220 ft²

All measurements are approximate and for display purposes only.

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