



5 Back Dragon Parade, Harrogate, North Yorkshire, HG1 5FH

**£425,000**

Guide Price

## 5 Back Dragon Parade, Harrogate, North Yorkshire, HG1 5FH

A stunning and individual four bedroom modern townhouse situated in the heart of Harrogate town centre. This superb home offers very generous and stylish accommodation arranged over 4 levels levels with this distinct benefit of good sized tandem garage and feature roof terrace.

Back Dragon Parade is conveniently located in the town centre with its many shops and restaurants; as well as being well placed for daily commuting to Yorkshire's principles business districts and regular transport links from the bus and train station.

The property is finished to the very highest of standards and is very much 'like new', since it has been kept in an immaculate condition. The property flows well and briefly comprises; entrance hallway leading to fitted utility room and access to tandem double garage benefitting from electric doors. The main living space of this stunning home is located on the first floor set out as one open plan room. To the rear of the first floor is a modern fitted kitchen with island and plenty of space for a dining table. The rest of the space is occupied by a sizeable living space, making it the perfect room for entertaining and a very sociable environment.

To the second floor; master bedroom with en-suite shower room, second double bedroom, single bedroom and a modern house bathroom. The third floor benefits from a great fourth bedroom/garden room/study that leads nicely to an outside decking area benefitting from sun all day. A viewing is recommended to truly appreciate the high spec and size of the property.





#### **ENTRANCE HALL**

Staircase leading to first floor landing with under stairs cupboard, double glazed window to front and central heating radiator.

#### **CLOAKROOM**

WC, extractor fan, hand wash basin and central heating radiator.

#### **UTILITY**

Fitted wall and base units with work surfaces over, sink unit, space for washing machine, vent for tumble dryer, combination boiler, double glazed window to rear and door to garage.

#### **FIRST FLOOR**

##### **SITTING ROOM**

Double glazed window to front, telephone point, television point and central heating radiator.

##### **DINING KITCHEN**

Fitted wall and base units with work surfaces over, breakfast island with double drainer sink, built in electric oven and induction hob with extractor hood over, integrated fridge freezer, integrated dishwasher, double glazed window to rear and central heating radiator.

#### **SECOND FLOOR**

##### **MASTER BEDROOM**

Double glazed window to front, telephone point and central heating radiator. Sharps fitted wardrobe.

##### **ENSUITE SHOWER ROOM**

White three piece suite comprising step in shower cubicle, low level WC, hand wash basin with vanity unit and heated towel rail.

##### **BEDROOM TWO**

Double glazed window to rear and central heating radiator.

##### **BEDROOM THREE**

Double glazed window to rear and central heating radiator.

#### **BATHROOM**

White three piece suite comprising panelled bath with shower over, low level WC, hand wash basin, heated towel rail, tiled walls and extractor fan.

#### **THIRD FLOOR**

##### **BEDROOM FOUR/GARDEN ROOM**

Double glazed French doors leading to roof terrace and central heating radiator.

#### **ADDITIONAL STORAGE SPACE**

#### **OUTSIDE**

##### **ROOF TERRACE**

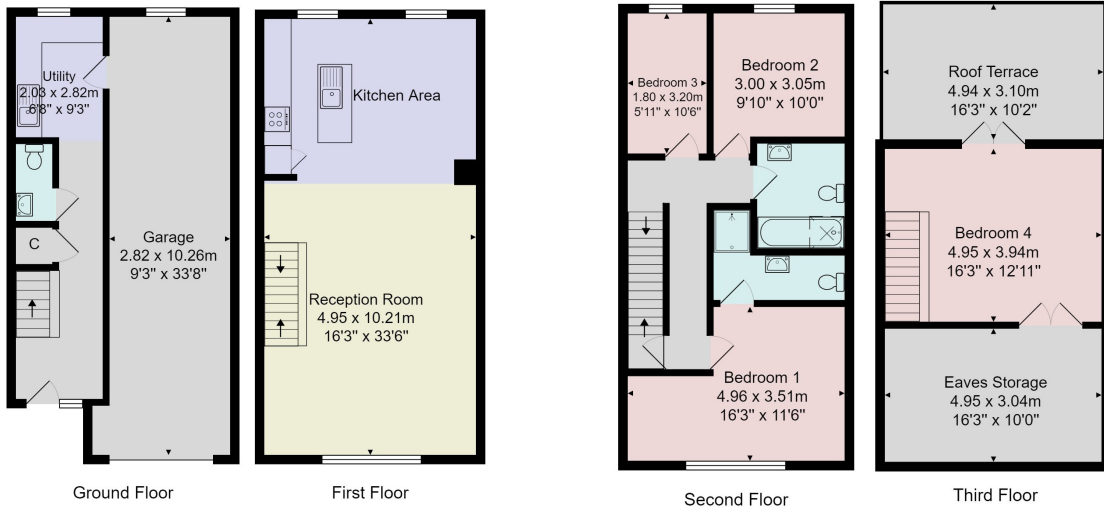
South facing decked roof terrace.

#### **TANDEM GARAGE**

With electric doors, internal access, lighting and power points.

**Tenure** - Freehold

**Council Tax Band** - E



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