



45 Sandhill Drive, Harrogate, North Yorkshire, HG1 4JL

£240,000

Offers Over

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A well presented two bedroomed semi-detached bungalow with driveway, garage and attractive garden, situated in this quiet and convenient location well served by local amenities and close to town and countryside.

This excellent property offers well presented accommodation comprising a sitting room, kitchen, two good sized bedrooms and a modern shower room. There is a driveway which provides parking and leads to a garage and there is an attractive garden to the rear with lawn and patio.

The property is situated in this quiet and most convenient location, well served by local amenities, just a short distance from Harrogate town centre and close to beautiful open countryside. Offered for sale with no onward chain.





SITTING ROOM

A good sized reception room with space for sitting and dining areas. Attractive fireplace with living flame, gas fire.

KITCHEN

With a range of modern fitted units with electric hob, oven and microwave. Space and plumbing for appliances.

BEDROOM 1

A double bedroom with fitted cupboard.

BEDROOM 2

A further double bedroom.

BATHROOM

A white modern suite comprising WC, basin set within a vanity unit and shower. Tiled walls and floor. Heated towel rail.

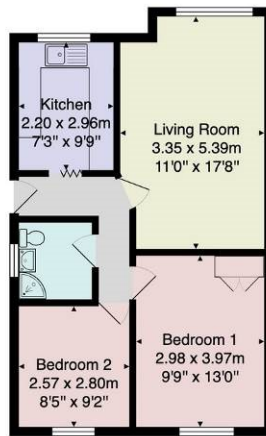
OUTSIDE

A drive provides parking and leads to a single garage. To the rear of the property there is an attractive garden with lawn, paved sitting areas, planted borders and garden shed.

Tenure - Freehold

Council Tax Band - C





Total Area: 52.4 m² ... 564 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. Box Property Solutions Ltd retains the copyright on this plan and allows agents to use it with agreed permission.

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