

VERITY
FREARSON

THE HARROGATE ESTATE AGENT

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306 Skipton Road, Harrogate, North Yorkshire, HG1 3HE

£250,000

Guide Price

ESTATE AGENTS • LETTING AGENTS • CHARTERED SURVEYORS

THE HOME OF PROPERTY
• SINCE •
1921

306 Skipton Road, Harrogate, North Yorkshire, HG1 3HE

An attractive three-bedroom semi-detached house offering generous accommodation extending to over 1,300 square feet, situated in this convenient location well served by excellent amenities.

The property provides generous accommodation with a large sitting room, together with a dining kitchen, utility room and downstairs WC. On the first floor there are three generous bedrooms, and a bathroom with bath and shower. There is also a useful cellar that provides additional storage space. There is a garden with lawn and patio, providing an excellent outdoor entertaining space together with a useful garden shed.

The property is located in this convenient position, well served by nearby amenities and close to countryside and Harrogate town centre.





GROUND FLOOR ENTRANCE HALL

SITTING ROOM

A large reception room with a glazed door that leads to a garden. Feature fireplace with living- flame gas fire.#

DINING KITCHEN

With dining area. The kitchen comprises a range of fitted units with range cooker, integrated dishwasher, fridge, freezer and microwave.

UTILITY ROOM

Providing useful storage space with plumbing for washing machine and tumble dryer.

CLOAKROOM

With WC and washbasin.

LOWER GROUND FLOOR

CELLAR

A cellar provides useful storage space.

FIRST FLOOR

BEDROOMS

There are three bedrooms on the first floor.

BATHROOM

A white suite comprising WC, washbasin set within a vanity unit, shower and bath.

OUTSIDE

There is a garden with a lawn and patio providing an outdoor sitting area. There is also a timber garden shed providing useful outside storage space.

Tenure - Freehold

Council Tax Band - C





Total Area: 129.1 m² ... 1389 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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