



THE OLD POLICE STATION, HARROGATE £385,000

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A fantastic two bedroom, two bathroom ground floor apartment

The Old Police Station has been extensively refurbished to create a collection of individual apartments and houses. Occupying a fantastic position in the heart of Harrogate, within walking distance to a plethora of shops, bars and restaurants, as well as being close to well-regarded transport links and the famous Stray.

The flat itself in brief comprises: a modern open plan living space, the accommodation flows freely between the cozy living room and the stylish kitchen, complete with integrated appliances and breakfast bar. Incorporated also is a separate dining area – making this an excellent entertaining space.

There are two good size double bedrooms with fitted wardrobes, the master bedroom has an en-suite shower room whilst the second bedroom is serviced by the main bathroom, both finished to an exceptional standard.

The apartment has gas fired central heating, double glazing, security alarm and a video entry system. Externally, there are two allocated parking spaces and entry is upon an electric gate.



Tenure
Leasehold

Local Authority
Harrogate Borough Council

Council Tax Band
Band E

EPC Rating
Band C





Location Description

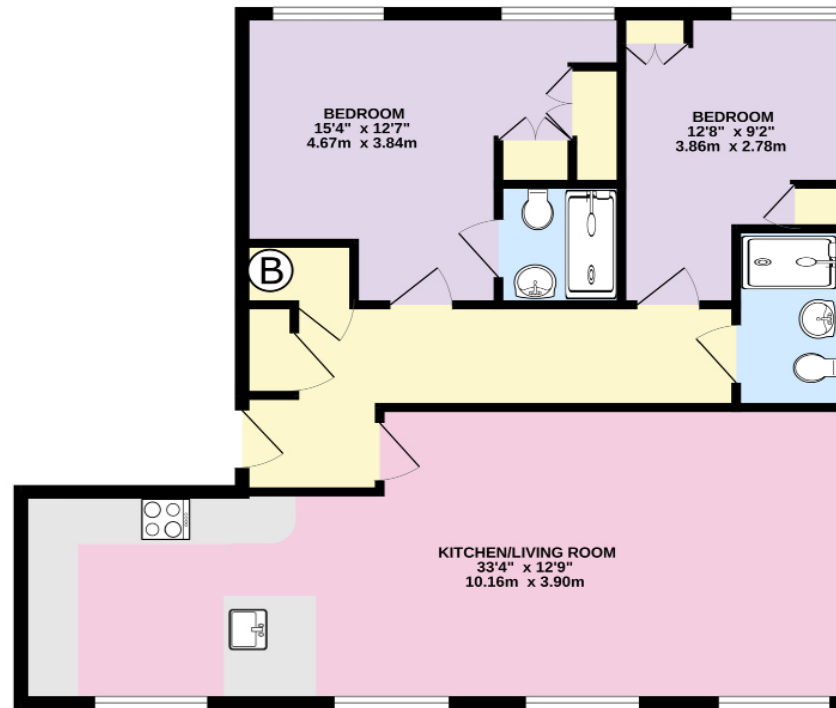
Apartment 13, The Old Police Station is situated in a prime location in Harrogate, it is in walking distance of excellent state and private schools, the Stray and the town centre of Harrogate; a beautiful Spa town which has been crowned the happiest place to live in England on several occasions; with its healing mineral waters, excellent shopping facilities, renowned schools, beautiful parks and the Bettys Café Tea Room. The property benefits from easy access the business centres of Leeds, Bradford and York. The railway station connects with mainline stations in Leeds and York and provides frequent services to London Kings Cross and Edinburgh.

Directions

When entering Harrogate via the Prince of Wales roundabout, take the third exit joining York Place. Continue onto Knaresborough Road and take the left turn onto Park Parade. Follow Park Parade and turn left onto North Park Road. The Old Police station is found on your right hand side.



GROUND FLOOR
807 sq.ft. (75.0 sq.m.) approx.



TOTAL FLOOR AREA : 807 sq.ft. (75.0 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the description contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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PLEASE CONTACT THE HARROGATE OFFICE - 01423 53 00 88 - 24 ALBERT STREET, HARROGATE HG1 1JT

Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

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Particulars dated September 2022. Photographs and videos dated September 2022.

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