



Melrose House, 20 Mount Parade, Harrogate, HG1 1BX

£500,000

Offers Over

Melrose House, 20 Mount Parade, Harrogate, HG1 1BX

A beautifully presented and newly refurbished four-bedroomed period townhouse with patio garden and parking space, situated in the heart of Harrogate town centre.

This impressive property provides high-quality and spacious accommodation. On the ground floor there is a sitting room with living-flame gas fire together with a stylish modern kitchen with dining area and separate utility. Upstairs, there are four good sized bedrooms and two bathrooms. There is also a cellar providing useful storage space, parking at the front of the property and an attractive enclosed patio garden.

The property is situated in this most convenient location, being within just a few minutes walk of the centre of Harrogate and the railway station. Offered for sale with no onward chain.





GROUND FLOOR

SITTING ROOM

A spacious reception room with living-flame gas fire and bay window.

DINING KITCHEN

A modern fitted kitchen with dining area. The kitchen comprises a range of stylish fitted units with quartz worktops. Integrated appliances.

UTILITY

With fitted units, worktop and sink and space and plumbing for washing machine and tumble dryer.

FIRST FLOOR

There are two good-sized bedrooms on the first floor, including the main bedroom which has a bay window and extensive range of fitted wardrobes.

SHOWER ROOM

A modern white suite, comprising WC, basin and shower.

SECOND FLOOR

There are two further bedrooms on the second floor.

BATHROOM

A modern white suite comprising WC, basin, walk-in shower, and contemporary free-standing bath.



CELLAR

A cellar provides useful storage space.

Tenure - Freehold

Council Tax Band - C

AGENT'S NOTE

Planning permission has been granted to erect a single story extension to create additional accommodation if required.





Total Area: 157.9 m² ... 1700 ft²

All measurements are approximate and for display purposes only.

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