



12 Rydal Road, Harrogate, North Yorkshire, HG1 4SQ

£370,000

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A spacious and well-presented three-bedroom semi-detached property with good-sized garden, garage and covered outdoor sitting area, situated in a popular and convenient location.

This stylish and impressive family home provides generous accommodation comprising a spacious reception hall, a living room, dining room, and conservatory extension, as well as a well-equipped kitchen, three large bedrooms, and modern bathroom. A drive provides parking and leads to the garage and to the rear of the property there is a large and attractive garden with lawn and various seating areas including an excellent covered seating area and entertaining space.

This impressive home is situated in a quiet and convenient location, close to the amenities along Knaresborough Road and convenient for Harrogate town centre.





GROUND FLOOR

RECEPTION HALL

A large reception hall with under-stairs cupboard.

LIVING ROOM

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

DINING ROOM/CONSERVATORY

A further reception room providing a dining area with an open-plan conservatory which provides a further living area with windows and glazed door overlooking the garden.

KITCHEN

With a range of fitted units with gas hob, oven and integrated fridge.



FIRST FLOOR

BEDROOMS

There are three good-sized bedrooms on the first floor, the main bedroom has fitted wardrobes.

BATHROOM

A white modern suite comprising WC, washbasin, bath and shower. Tiled walls and floor. Heated towel rail.

OUTSIDE

A driveway provides parking and leads to a garage which has light and power. To the rear there is an attractive and good-sized garden with lawn, planted borders and decked seating area. There is a large covered seating area at the bottom of the garden, providing an excellent outdoor entertaining space with light, power, barbecue area and outdoor TV.



Tenure - Freehold

Council Tax Band - C





Total Area: 103.9 m² ... 1119 ft²

All measurements are approximate and for display purposes only.
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