



10 Hill Top Road, Harrogate, HG1 3AN

£295,000

Offers Over

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A spacious and well presented three bedroom semidetached house with driveway, garage and large garden, situated in this quiet, residential location close to Harrogate town centre.

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This super family home provides three good sized bedrooms, together with a modern bathroom, sitting room and stunning open plan living kitchen with glazed doors leading to the garden. A particular feature of the property is the good sized garden which has lawn as well as paved and decked sitting areas.

The property is located in a quiet position, well served by local amenities and he's just a short distance from Harrogate town centre.





## **GROUND FLOOR**

### **SITTING ROOM**

A reception room with fitted shelving and window to front.

### **LIVING KITCHEN**

A stunning open plan living kitchen with sitting and dining areas. Windows and glazed doors overlook the garden. The kitchen comprises a range of stylish modern fitted units with electric hob, integrated oven, integrated fridge/freezer, dishwasher and space and plumbing for washing machine and tumble dryer.

## **FIRST FLOOR**

### **BEDROOMS**

There are three good sized bedrooms on the first floor.

### **BATHROOM**

A white suite comprising WC, basin and bath with shower above.

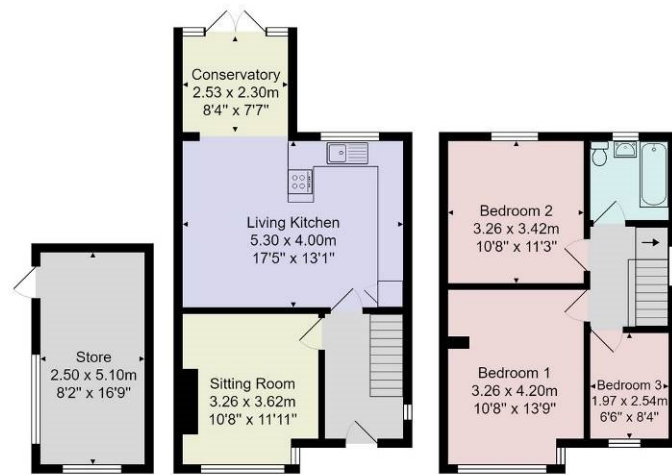
### **OUTSIDE**

A drive provides parking and leads to a single garage. To the rear there is a good sized and attractive garden with lawn and paved and decked sitting areas.

**Tenure** - Freehold

**Council Tax Band** - C





Total Area: 85.5 m<sup>2</sup> ... 920 ft<sup>2</sup> (excluding store)

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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