



18a Harlow Oval, Harrogate, North Yorkshire, HG2 0DS

£240,000

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A spacious three-bedroom duplex apartment with private entrance and a large garden, situated in this popular position well served by amenities along Cold Bath Road and within walking distance of Harrogate town centre.

This impressive apartment is arranged over the upper two floors of this detached building and provides generous accommodation with a private entrance. On the first floor there is a reception hall which leads to the sitting / dining room, kitchen, bathroom, and two of the bedrooms. Stairs lead to the second floor, where there is a further bedroom, en-suite WC and study. The property has the rare benefit of a large and private garden to the rear of the building, where there is lawn and paved sitting areas that provide an excellent outdoor entertaining space.

Harlow Oval is a quiet residential street conveniently situated close to the excellent amenities located on Cold Bath Road, the Valley Gardens, and is within easy walking distance of Harrogate town centre via the Stray. Offered for sale with no onward chain.





FIRST FLOOR ENTRANCE HALL

SITTING / DINING ROOM

A spacious reception room with sitting and dining areas, bay window and feature fireplace with electric fire.

KITCHEN

With a range of fitted units with electric hob, integrated double oven, fridge / freezer and dishwasher.

BATHROOM

With WC, washbasin, shower and bath. Heated towel rail. Utility area with plumbing for washing machine.

BEDROOM 2

A double bedroom.

BEDROOM 3

A further bedroom.

SECOND FLOOR

BEDROOM 1

A double bedroom with en-suite WC. Access to eaves storage.

STUDY

Providing a useful workspace with skylight window and eaves storage space.

OUTSIDE

The property has the benefit of a large private garden with lawn, paved sitting areas and useful garden sheds. Parking is on-street.

AGENT'S NOTES

The property is long leasehold with an original term of 999 years.

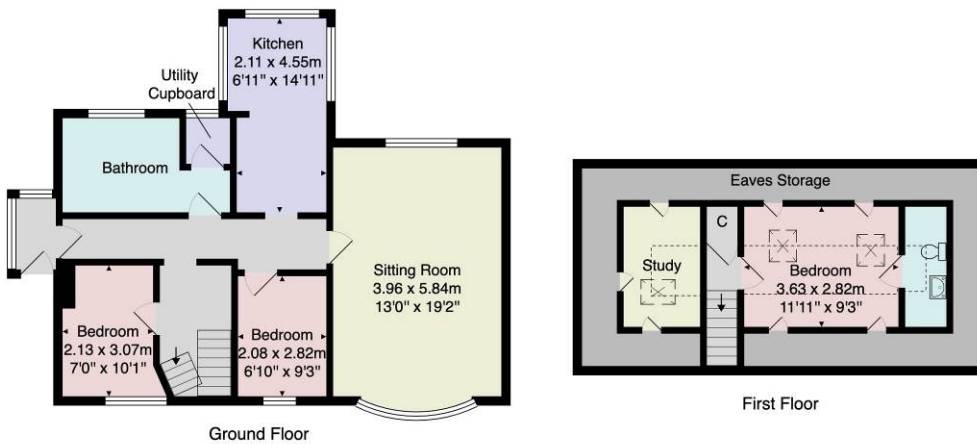
Costs for maintaining the building are split as-and-when 50/50 with the other flat in the building.

Pets are permitted.

Renting / subletting is permitted.

The freehold of the building is owned by the ground-floor apartment.

Council Tax Band - B



Total Area: 94.6 m² ... 1018 ft² (excluding eaves storage)
 All measurements are approximate and for display purposes only.
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