



77 Kingsley Road, Harrogate, North Yorkshire, HG1 4RD

**£500,000**

Guide Price

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A stunning 5 bedroom house which has been skilfully remodelled and extended to now reveal particularly generous and stylish accommodation arranged over 3 levels.

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The property enjoys a popular and establish position well placed close to local amenities, train station and shops. The superb accommodation is complemented by attractive south facing gardens.

An internal view is essential to appreciate the overall scale and quality of this exceptional home.





The well appointed accommodation comprises:

Entrance hall with stairs to upper floors, under stairs cupboard and cloakroom, lounge with bay window to front. A particular feature to the house is the stunning living kitchen, the well equipped kitchen incorporating a range of wall and base units, fitted appliances and central island feature. Dining with bi fold doors, opening to good sized family/sitting room with log burner. Separate utility room with rear entrance door to rear gardens.

**FIRST FLOOR**

3 good sized bedrooms and stylish house bathroom with 3 piece white suite.

**SECOND FLOOR**

2 further bedrooms and a superb shower room.

**OUTSIDE**

Long drive providing ample off street parking, single garage. Attractive south facing gardens with generous patio.

**Tenure - Freehold**

**Council Tax Band - C**





Total Area: 163.1 m<sup>2</sup> ... 1755 ft<sup>2</sup>  
 All measurements are approximate and for display purposes only.  
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