

VERITY
FREARSON

THE HARROGATE ESTATE AGENT

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10 Roseville Road, Harrogate, North Yorkshire, HG1 4TD

£400,000

Offers Over

ESTATE AGENTS • LETTING AGENTS • CHARTERED SURVEYORS

THE HOME OF PROPERTY
• SINCE •
1921

10 Roseville Road, Harrogate, North Yorkshire, HG1 4TD

A substantial four-bedroom semi-detached property with garden, situated in this delightful position, well served by local amenities, close to the famous Harrogate Stray and just a short distance from Harrogate town centre.

This impressive property provides generous accommodation over three levels. On the ground floor there are two good sized reception rooms together with a modern fitted kitchen. There is also a useful downstairs cloakroom and a cellar provides storage space. Upstairs there are four bedrooms, a modern bathroom and en-suite shower room. Patio doors lead from the house to an attractive rear garden with lawn, patio and well-stocked onto borders.

The property is situated in a quiet and convenient location, well served by the local amenities of Knaresborough Road and is on the edge of the famous Harrogate Stray, close to Harrogate District Hospital and within walking distance of the town centre.





GROUND FLOOR

ENTRANCE HALL

LIVING ROOM

A large reception room with feature fireplace and bay window to front.

DINING ROOM

A further reception room with glazed patio doors leading to the garden.

KITCHEN

With a range of modern fitted units with granite worktops and space for appliances. Separate utility area and stable door leading to the garden.

CLOAKROOM

With WC and basin.

FIRST FLOOR

BEDROOMS

There are three bedrooms on the first floor, two of which are good-sized double bedrooms, and the third bedroom is currently used as an office.

BATHROOM

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

SECOND FLOOR

BEDROOM

There is a large double bedroom on the first floor with ensuite.

ENSUITE

With WC, washbasin and shower.

STORAGE

There is access to useful eaves storage space on the second floor.

CELLAR

There is a useful cellar providing storage space.

OUTSIDE

To the rear of the property, there is an attractive enclosed garden with lawn, patio and well-stocked planted borders.

Tenure - Freehold

Council Tax Band - D





Total Area: 174.8 m² ... 1881 ft²
 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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