



VERITY
FREARSON

6 BLENHEIM WAY, HARROGATE, HG2 9DS

OFFERS OVER £700,000

6 BLENHEIM WAY,

Harrogate, HG2 9DS

A superb 4 bedroom detached family house enjoying a very attractive position within this highly sought after residential development, well placed to the south side of Harrogate, within walking distance of Harrogate Grammar School, Ashville College and Rossett Primary/ Secondary school.

This delightful home offers extended and well appointed accommodation and is sure to appeal to a range of different buyers.

Located on the edge of this exclusive development, the property enjoys a very peaceful position with a delightful open aspect over the adjoining school playing fields.

An early internal viewing is essential. No onward chain.

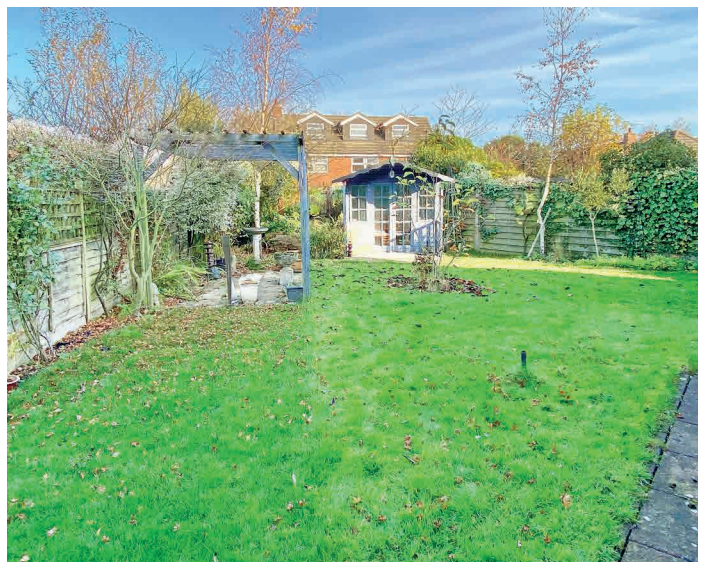


Entrance Hall · Lounge · Garden Room · Dining Room/Playroom · Dining Kitchen · Cloakroom

4 Bedrooms · En-Suite Shower Room · House Bathroom

Off-Road Parking · Double Garage · Garden · Shed and Summer House







ACCOMMODATION

The accommodation benefits from gas central heating and uPVC double glazing, comprises:

Entrance hall, cloakroom with fitted storage and stairs tot first floor.

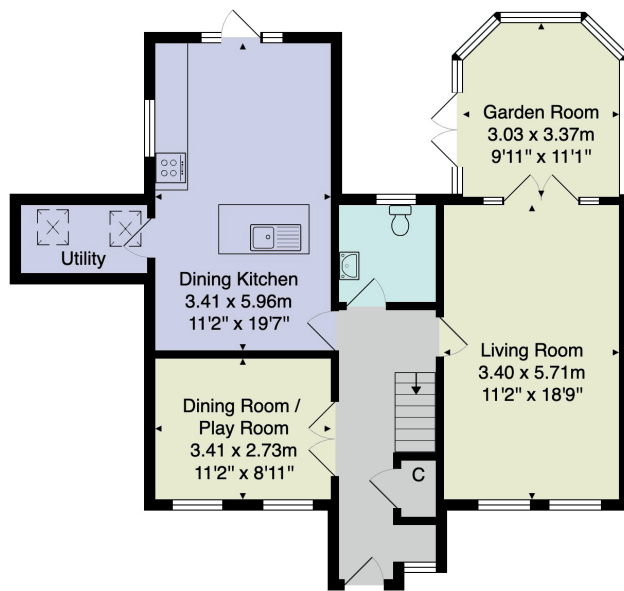
Good sized lounge with feature fireplace with log burner, with double doors leading to garden room.

Separate dining room/playroom.

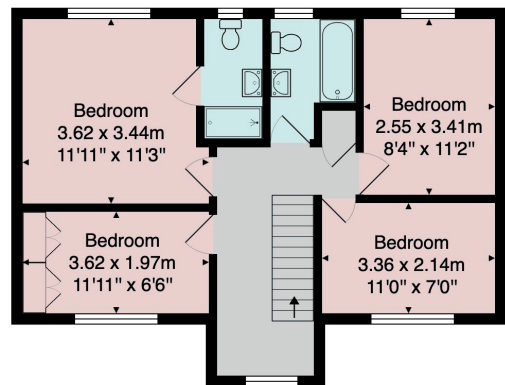
A particular feature to the home is the very good size and extended dining kitchen with a range of extensive wall and base units, fitted appliances, granite work surfaces and central island, separate utility with plumbing for washing machine.

To the first floor are 4 bedrooms, en-suite shower room and newly fitted house bathroom with modern tiling.

FLOOR PLAN



Ground Floor



First Floor

Total Area: 133.1 m² ... 1433 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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Outside

Driveway and double garage. Attractive rear garden predominately laid to lawn with patio, shed and summer house.

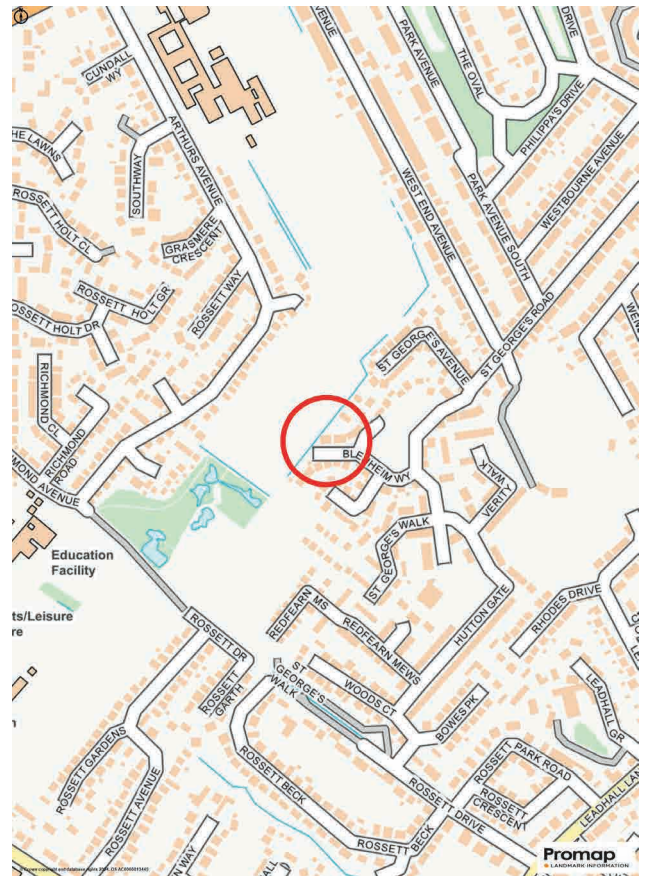
Services

All mains services connected.

Tenure

Freehold

Council Tax Band - F



Harrogate

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