



2 Ripley Drive, Harrogate, North Yorkshire, HG1 3JD

£365,000

Offers Over

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A rare opportunity to purchase a substantial three-bedroom detached bungalow occupying a large plot and situated in this delightful position, close to amenities and beautiful open countryside.

This individual property provides generous accommodation with a modern kitchen and bathroom, spacious sitting room with glazed doors leading to the garden and separate dining room and conservatory, together with three good-sized double bedrooms. There are good-sized and attractive gardens surrounding the bungalow, as well as a driveway and single garage.

The property is situated in this desirable location, well served by local amenities, close to beautiful open countryside and just a short distance from Harrogate town centre.





ENTRANCE HALL

SITTING ROOM

A spacious reception room with windows and glazed doors leading to the garden.

DINING ROOM

A further spacious reception room.

KITCHEN

A modern fitted kitchen with a range of stylish wall and base unit with electric hob, oven, washing machine and dishwasher.

BEDROOM 1

A large double bedroom with fitted wardrobes.

BEDROOM 2

A double bedroom with fitted wardrobes.

BEDROOM 3

A further double bedroom with fitted wardrobes.

SHOWER ROOM

A modern white suite comprising WC, washbasin set with a vanity unit, and large walk-in shower. Heated towel rail.

OUTSIDE

The property occupies a generous plot with good-sized and attractive gardens surrounding the property, paved sitting areas and mature planted borders. A drive provides parking and leads to a garage.

Tenure - Freehold

Council Tax Band - D





Total Area: 100.4 m² ... 1081 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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Verity Frearson

26 Albert Street, Harrogate,
 North Yorkshire, HG1 1JT

For all enquiries contact us on:

01423 562531

sales@verityfrearson.co.uk

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		83
(69-80)	C		
(55-68)	D	65	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	
www.epc4u.com			