



CECIL STREET, HARROGATE

GUIDE PRICE: £285,000

NORTH
RESIDENTIAL

An attractive four-bedroom, mid-terraced home, with ensuite master bedroom.

Nestled in the highly sought-after area of Bilton, 13 Cecil Street is a neatly presented mid-terraced home which offers both style and convenience, with local shops just a stone's throw away. The property has been thoughtfully refurbished to a high standard, showcasing a perfect blend of modern finishes and functional design.

The property is just a short stroll from Harrogate town centre, with its array of boutique shops, cafes, and restaurants. The renowned Valley Gardens and beautiful Stray parklands are also nearby, providing ample green space for leisure and outdoor activities. The area is well-connected by public transport, with easy access to major roads.



Tenure	Local Authority	Council Tax	EPC Rating
Freehold	North Yorkshire Council	Band B	D





Property Description

The ground floor features a spacious and light-filled, semi open-plan, living/dining room, complete with a charming gas fireplace framed by a wooden surround. A conveniently located downstairs WC adds to the home's practicality.

The contemporary kitchen is equipped with built-in appliances. From the kitchen, you can access the private rear yard.

Upstairs, you'll find two generously sized double bedrooms, a comfortable single bedroom, and a stylish family bathroom with a shower over the bath, WC, and wash basin.

The top floor houses a bright and airy master bedroom with its own ensuite shower room, offering a peaceful retreat.

To the rear of the property, there is a single garage with power and lighting, along with an additional outdoor utility room, providing ample storage and versatility.

Services

We are advised the property is connected to mains water, electricity, and drainage. Mains gas fired central heating is also installed.

Viewings Arrangements

Strictly by appointment via the selling agent – North Residential
Tel: 01423 530 088
Email: harrogate@northresidential.co.uk







Cecil Street, Harrogate, HG1

Approximate Area = 1168 sq ft / 108.5 sq m

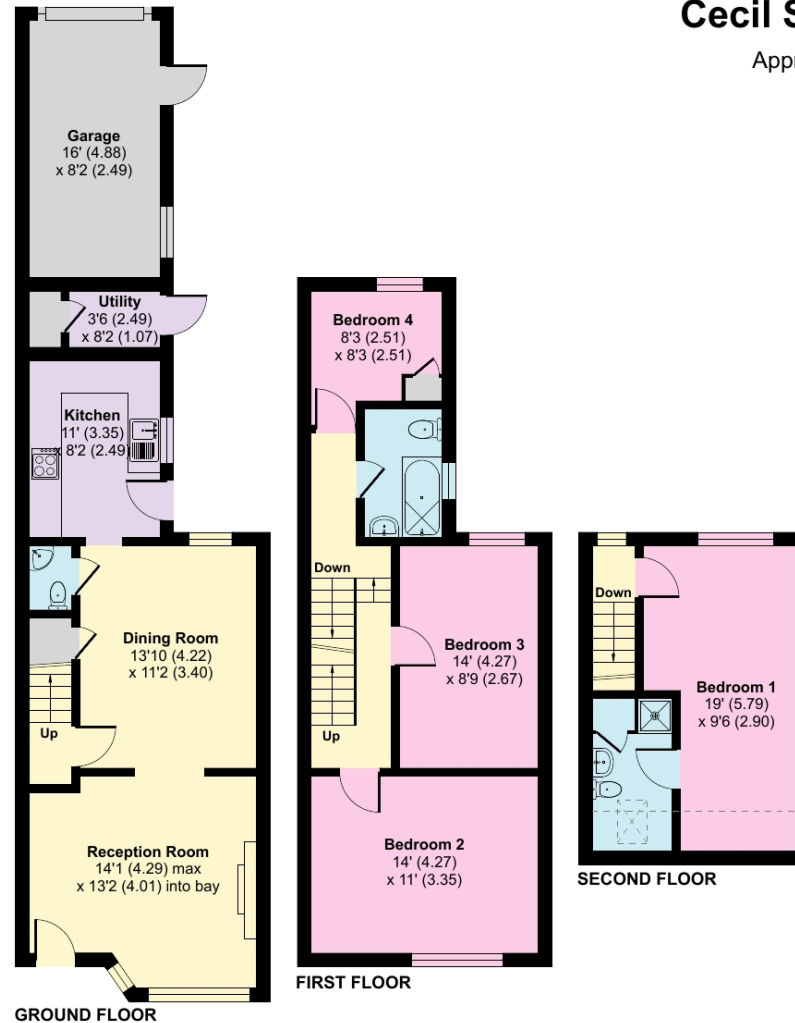
Limited Use Area(s) = 32 sq ft / 3 sq m

Garage = 131 sq ft / 12.1 sq m

Outbuilding = 29 sq ft / 2.7 sq m

Total = 1360 sq ft / 126.3 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nrichcom 2024. Produced for North Residential. REF: 1218153

PLEASE CONTACT THE HARROGATE OFFICE - 01423 53 00 88 - 24 ALBERT STREET, HARROGATE HG1 1JT

Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

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Particulars dated November 2024. Photographs dated November 2024.

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