



VERITY
FREARSON

6 STONE RINGS GRANGE, HARROGATE, HG2 9HU

OFFERS OVER £1,250,000

6 STONE RINGS GRANGE,

Harrogate, HG2 9HU

A extremely spacious five-bedroom detached property occupying a particularly generous plot with attractive gardens and woodland, situated in this quiet position at the end of a cul-de-sac on the south side of Harrogate.

This impressive property boasts accommodation extending to approximately 4,000 square feet and is arranged over three levels. On the ground floor there is a spacious hallway which leads to the large sitting room, dining room and living kitchen. There is also a useful downstairs WC and utility room. On the lower ground floor there are two further reception rooms and a conservatory overlooking the garden. There is also a further WC and workshop. Upstairs, there are five good-sized bedrooms, two en-suites and a bathroom. The main bedroom is of particularly generous proportions and has a large dressing room. The property has a driveway providing ample off-road parking and leads to a triple garage with electric doors. There is a very good-sized and attractive rear garden with various sitting areas, lawn, mature planted borders and woodland area.



4 Reception Rooms · Living Kitchen · Conservatory · Cloakroom · Utility Room · Workshop

5 Bedrooms · 2 En-Suites · Bathroom

Ample Off-Road Parking · Triple Garage · Generous Lawned Gardens · Sun Terrace · Woodland Area







ACCOMMODATION

GROUND FLOOR RECEPTION HALL

SITTING ROOM

A spacious reception room with stone fireplace with living-flame gas fire. A bay window overlooks the garden.

DINING ROOM

A further reception room with window overlooking the garden and glazed patio doors leading to an elevated sun terrace.

LIVING KITCHEN

A delightful open plan living space with sitting and dining areas with windows and glazed doors leading to the garden. The kitchen comprises a range of fitted units with granite worktops. Range cooker, integrated microwave and dishwasher.

UTILITY ROOM

With fitted units, worktop and sink. Space and plumbing for washing machine.

LOWER GROUND FLOOR OFFICE / SNUG

A further reception room or office with stone fireplace with living-flame gas fire, fitted shelving and bay window overlooking the garden.

FAMILY ROOM

A large reception room or games room with glazed doors leading to a conservatory.

CONSERVATORY

Providing a further sitting area with tiled floor. Windows and glazed doors overlook the garden.

WORKSHOP

Providing an additional workspace or storage area.

CLOAKROOM

With WC and washbasin.

FIRST FLOOR BEDROOMS

There are five very good-sized bedrooms on the first floor, including the main bedroom which has a dressing room and en-suite, and the second bedroom which also has an en-suite shower room and fitted wardrobes.

EN-SUITE 1

With WC, washbasin, bath and shower.

EN-SUITE 2

With WC, washbasin and shower.

BATHROOM

With WC, washbasin, shower and bath.

FLOOR PLAN



Total Area: 404.5 m² ... 4354 ft² (excluding sun terrace)
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

A generous driveway provides ample off-road parking and leads to a large triple garage with light and power and three electric doors.

The property occupies a particularly generous plot, having a very good-sized and attractive rear garden with lawn, extensive paved sitting areas and elevated sun terrace. There is mature planting, a pond with waterfall feature and large woodland area.

Location

The property is situated in this desirable south Harrogate location, close to popular local schools, convenient for Hornbeam Park and Pannal railway stations, excellent shops and amenities along Leeds Road and just a short distance from Harrogate town centre, whilst being on the edge of beautiful open countryside.

Agent's Note

The property has the benefit of solar panels.

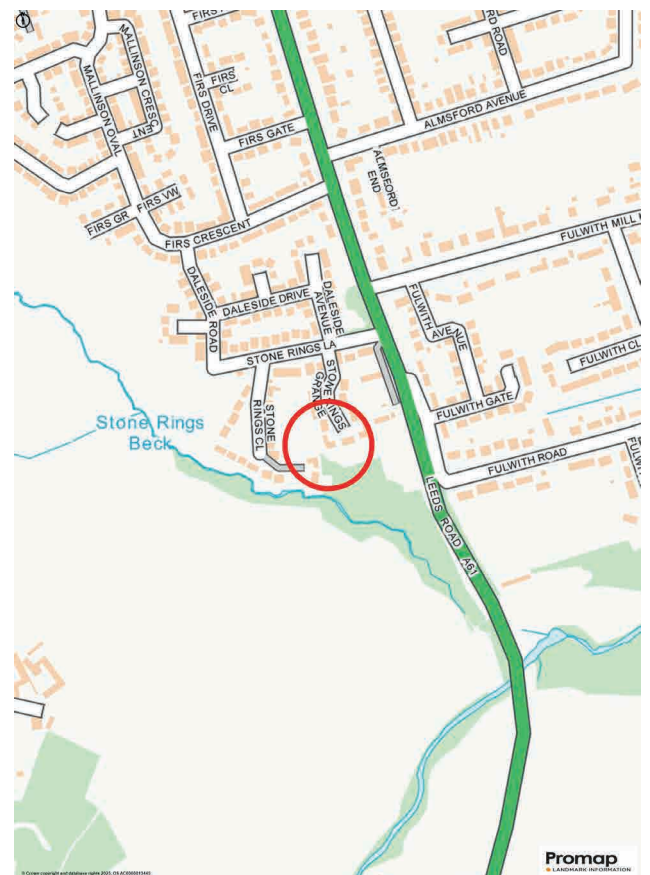
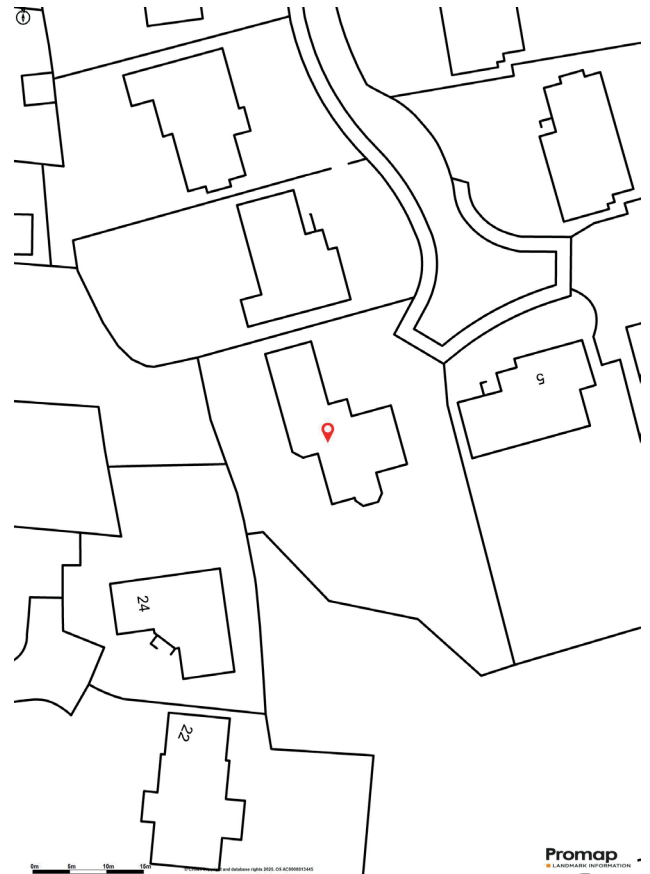
Services

All mains services connected.

Tenure

Freehold

Council Tax Band - H



Harrogate

26 Albert Street, Harrogate
North Yorkshire, HG1 1JT

Sales 01423 562 531
Lettings 01423 530 000

sales@verityfearson.co.uk
verityfearson.co.uk





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