



VERITY
FREARSON

41 BOROUGHBRIDGE ROAD, KNARESBOROUGH, HG5 0ND

GUIDE PRICE £675,000

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Knaresborough, HG5 0ND

An exceptional four-bedroom period home, perfectly positioned just a short stroll from the charming market town of Knaresborough. Distinguished by its timeless façade and elegant sash-effect windows, the property exudes natural character and commands curb appeal.

The property is situated in this desirable location within walking distance of Knaresborough town centre and close to Scriven Park.

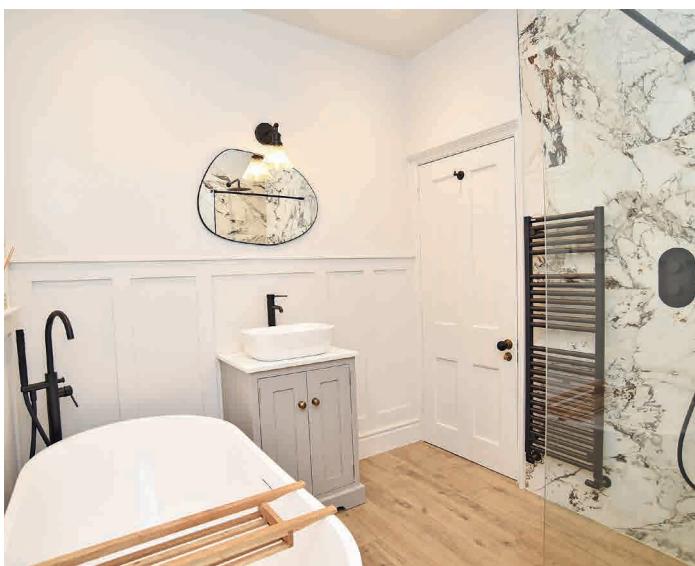
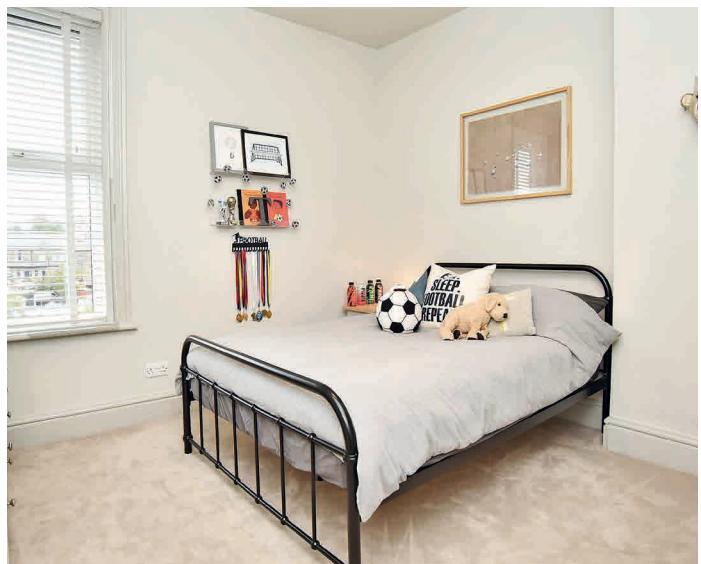


Living Dining Kitchen · Sitting Room · Cloakroom

4 Bedrooms · Bathroom

Off-Road Parking · Garden







ACCOMMODATION

Through the imposing front door, a tiled porch gives way to an exquisite reception hall, where intricate herringbone flooring and impeccable detailing offer a first glimpse of the home's refined sophistication.

The elegant lounge is a true highlight, generously proportioned with lofty ceilings, deep coving, and large windows that flood the space with natural light. A central gas stove forms a beautiful focal point, creating an inviting ambience for both relaxed evenings and stylish entertaining. The adjoining family room, equally spacious and versatile, lends itself perfectly to use as a formal dining room, cinema, or additional reception space.

At the rear of the home lies the breath-taking open-plan kitchen and dining area, the undisputed heart of the house. Crafted bespoke cabinetry provides extensive storage, complemented by premium integrated appliances and a statement island with a breakfast bar. Sleek, durable work surfaces and ample space for dining make this the perfect setting for modern family living. Patio doors open onto the fully enclosed, sun-soaked garden and expansive patio, seamlessly blending indoor and outdoor living, ideal for al fresco dining and summer gatherings. The ground floor is completed by a large, well-appointed utility room and a stylish cloakroom.

Ascending to the first floor, the sense of space and serenity continues. Four beautifully presented bedrooms are decorated in soft, neutral tones, with plush carpeting that enhances the feeling of comfort. High ceilings and plentiful natural light add to the atmosphere of calm. The principal bedroom features a charming traditional fireplace, adding a touch of period elegance. The fourth bedroom would also make an ideal home office or dressing room, offering excellent flexibility.

The impressive house bathroom serves the bedrooms with luxury and style, featuring a freestanding bath, a generous walk-in shower, and striking floor-to-ceiling feature tiling.

FLOOR PLAN



Total Area: 172.1 m² ... 1853 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

Outside, the property offers extensive off-street parking and a secluded, low-maintenance rear garden, secure, private, and perfectly suited for both quiet relaxation and family enjoyment.

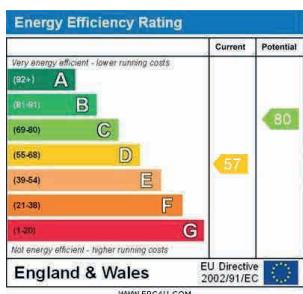
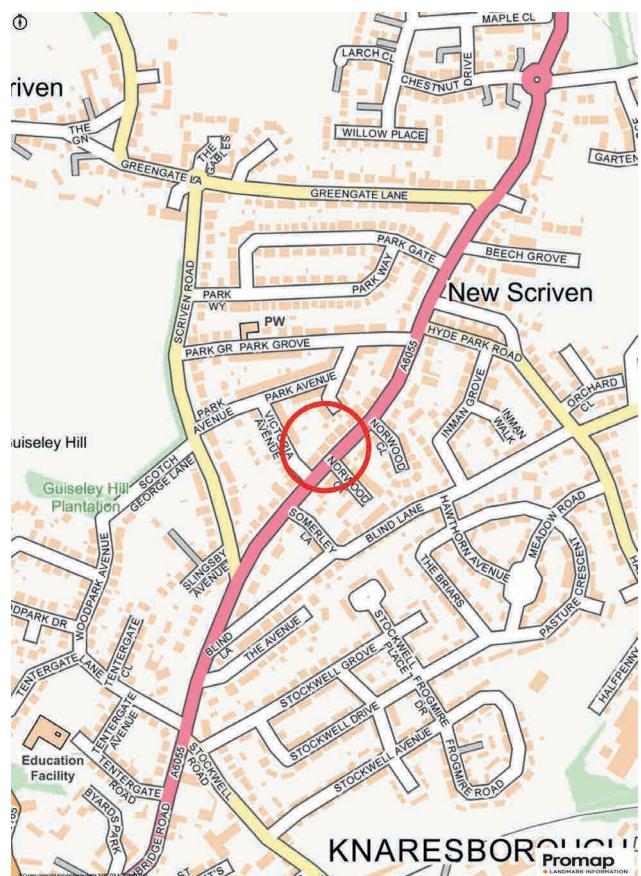
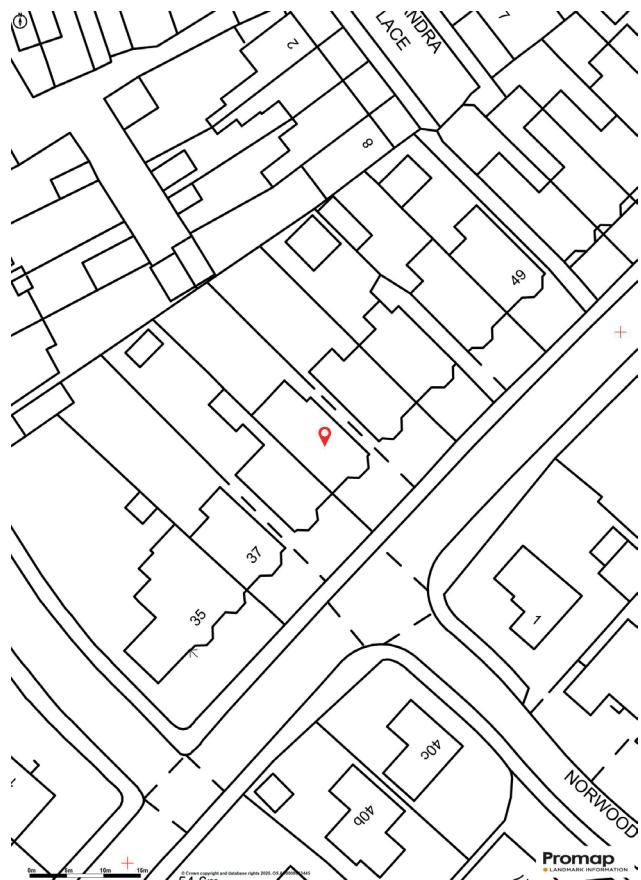
Services

All mains services connected.

Tenure

Freehold

Council Tax Band - E



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