



Flat 1, 43 Harlow Moor Drive, Harrogate, North Yorkshire, HG2 0JY

**£300,000**

Offers Over

Flat 1, 43 Harlow Moor Drive, Harrogate, North Yorkshire, HG2 0JY

---

A most impressive two-bedroom garden apartment, situated in this delightful position overlooking the Valley Gardens and within easy walking distance of the town centre.

This recently renovated apartment provides spacious accommodation on the lower ground floor of this attractive period townhouse. The apartment has the benefit of its own private entrance at the front. The property comprises a spacious living kitchen with French doors leading to the private garden at the rear, two good sized bedrooms, one of which with en-suite facilities and a further modern bathroom.

The property is situated in this prime Harrogate location, overlooking the Valley Gardens, within a few minutes' walk of the excellent shops and amenities along Cold Bath Road and just a short walk from Harrogate town centre and the famous Harrogate Stray. Offered for sale with no onward chain.

**GROUND FLOOR**  
**STAIRS DOWN TO –**







## **PRIVATE ENTRANCE ON LOWER GROUND FLOOR**

### **ENTRANCE HALL**

### **LIVING / DINING KITCHEN**

A modern fitted kitchen with contemporary high-gloss wall and base units, granite countertops, integrated appliances and a central island with seating. The kitchen flows seamlessly into the lounge, which opens directly onto the private patio garden through French doors.

### **BATHROOM**

A contemporary white suite comprising a bath with shower above, washbasin, low-flush WC and heated towel rail.

### **BEDROOM 1**

A good-sized double bedroom with window to the rear and en-suite.

### **BEDROOM 2**

A further double bedroom with window to the front.

### **AGENT'S NOTE**

The apartment also benefits from full double glazing, gas central heating, and residents' on-street parking to both the front and rear.

**Tenure** – Leasehold with a share of the freehold.

**Council Tax Band** - D





Total Area: 78.0 m<sup>2</sup> ... 839 ft<sup>2</sup>  
 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.  
 Box Property Solutions Ltd retains the copyright on this plan and allows agents to use it with agreed permission.

**Verity Frearson**

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

For all enquiries contact us on:

**01423 562531**

[sales@verityfearson.co.uk](mailto:sales@verityfearson.co.uk)