

**VERITY
FREARSON**

THE HARROGATE ESTATE AGENT

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Apt 5 Mansion House, Moor Park, Beckwithshaw, Harrogate, HG3 1RQ

£250,000

Offers Over

ESTATE AGENTS • LETTING AGENTS • CHARTERED SURVEYORS

THE HOME OF PROPERTY
• SINCE •
1921

Apt 5 Mansion House, Moor Park, Beckwithshaw, Harrogate, HG3 1RQ

An impressive larger-than-average two-bedroomed apartment offering accommodation extending to over 1,200 square feet, forming part of this magnificent Grade II Listed mansion in an idyllic position set amidst 200 acres of beautiful parkland.

The property provides generous accommodation, appointed to a high standard, which retains much of the building's original character and charm. There is a large sitting room which enjoys a stunning outlook over adjoining countryside, plus a dining kitchen, two bedrooms, a study and bathroom. Residents have the use of the communal gardens, and the apartment has an allocated parking space, use of visitor parking areas and a basement storeroom.

Moor Park is a picturesque development on the western side of Harrogate just three miles from the town centre, in the village of Beckwithshaw.





SITTING ROOM

A spacious reception room with sash windows enjoying a fabulous outlook over adjoining countryside. Attractive fireplace with living-flame gas fire.

DINING KITCHEN

With a spacious dining area, window to side and fireplace. The kitchen is fitted with a range of wall and base units. Gas hob with extractor above and integrated double electric oven. Integrated appliances include a dishwasher, washing machine, fridge and freezer.

BEDROOM 1

A double bedroom with skylight window, fitted wardrobes and ornamental fireplace.

BEDROOM 2

A further double bedroom with skylight window.

BATHROOM

White suite comprising high-level WC, washbasin, and bath with shower above. Tiling to walls and floor.

STORE ROOM

A useful work space or storeroom. Internal window.

OUTSIDE

The property has an allocated car parking space and the use of visitor parking areas. There is a useful storeroom in the basement. Moor Park stands within beautifully maintained grounds, which are for the use of all residents.

Tenure - Leasehold

Council Tax Band - E





Total Area: 112.8 m² ... 1214 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

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Energy Efficiency Rating			Environmental (CO ₂) Impact Rating		
Current	Potential		Current	Potential	
		75	76	80	
England & Wales EU Directive 2002/91/EC			England & Wales EU Directive 2002/91/EC		