



19 Larkfield Road, Harrogate, North Yorkshire, HG2 0BT

£310,000

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A fantastic opportunity to purchase this three-bedroomed semi-detached house within this sought-after location, close to excellent schools.

The property provides spacious and well-presented accommodation with three bedrooms, a modern, newly fitted house bathroom, two good-sized reception rooms, kitchen and cloakroom. The property occupies a good-sized plot and has a driveway, garage and good-sized lawned garden to the rear.

The property is situated in the Harlow Hill area of Harrogate, popular due to its close proximity to local schools, public transport and Harrogate town centre.





GROUND FLOOR

Glazed door leads to –

ENTRANCE HALL

Window to front.

CLOAKROOM

With low-level WC and washbasin.

SITTING ROOM

Window to front and fireplace with living-flame gas fire.

DINING ROOM

A further reception room with sliding glazed doors leading to the rear garden.

KITCHEN

Having a range of wall and base units. Gas hob with extractor hood above, integrated electric double oven, space and plumbing for washing machine and dishwasher. Window to rear and exterior door to side.



FIRST FLOOR

BEDROOM 1

A double bedroom with window to front and fitted wardrobes.

BEDROOM 2

A double bedroom with window to rear.

BEDROOM 3

A further bedroom with window to front.

BATHROOM

Modern, newly fitted white bathroom suite comprising low-level WC, washbasin, and bath with shower above. Fully tiled to walls and floor, heated towel rail and window to rear.

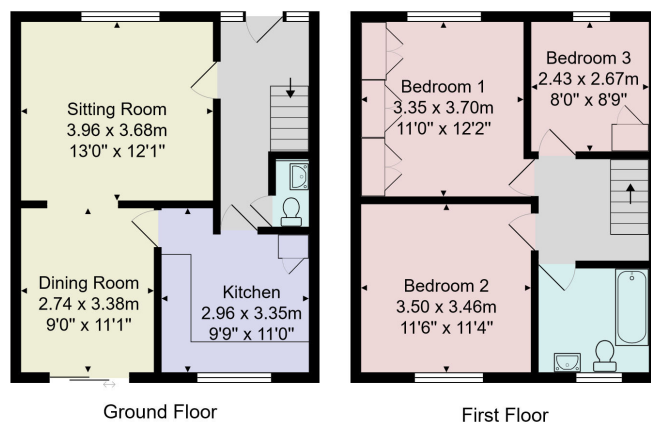


OUTSIDE

A driveway provides off-road parking and leads to a **SINGLE GARAGE**. Large lawned garden to rear with paved sitting area.

Council Tax Band - C





Total Area: 85.8 m² ... 923 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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