



MEWS HOUSE, HAREWOOD LS17

GUIDE PRICE £250,000



A fantastic development opportunity to create your dream home in Harewood.

This fantastic property offers any new buyer, an exciting opportunity to make it their own and develop it into a unique one off home, subject to planning permission.

Within striking distance of a renowned primary and private secondary school, village hall, local pub, excellent transport links to Leeds, Harrogate, the A1 (M) and Leeds Bradford Airport (8.6 miles)



Tenure
Freehold

Local Authority
Leeds City Council

Council Tax Band
TBC





Property Description.

Outbuildings

Courtyard/ garden

Superb location

Amazing opportunity to create a bespoke cottage in the heart of Harewood

Garage

This fantastic development opportunity lies to the rear of the main house and briefly comprises of a range of 6 rooms, living kitchen and two bedrooms, garage and outbuildings.

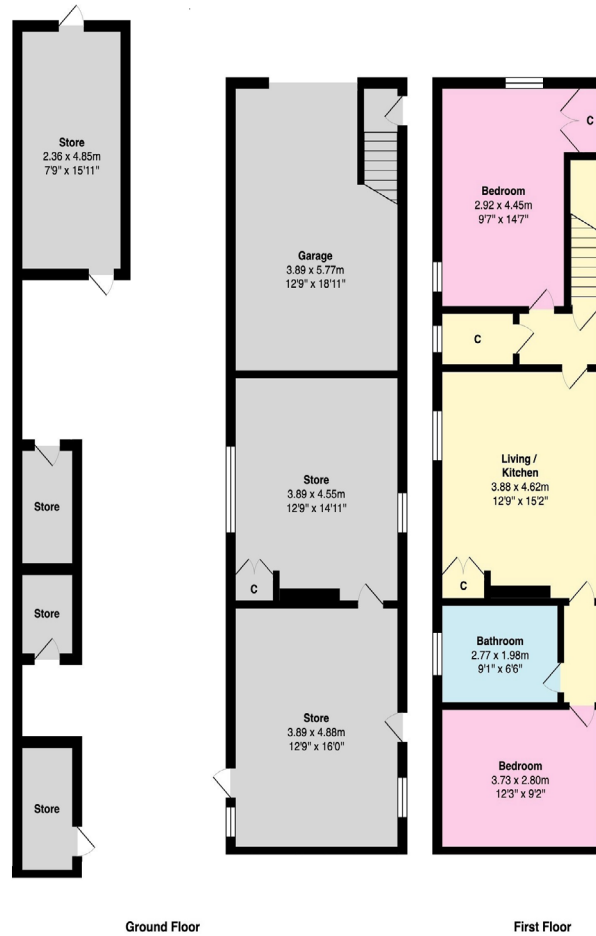
Location

The property sits within the highly sought-after village of Harewood which is conveniently placed between Leeds and Harrogate. Harewood villages offers several local amenities that include a thriving village hall which hosts several social events, a bustling coffee shop, the renowned Harewood Arms, an excellent primary school, alongside the village tennis courts, outdoor gym and newly installed children's play area. Village residents also benefit from annual membership to Harewood House Estate meaning access to the house gardens, Italianate terrace, Himalayan Garden, adventure playground, several special event days and finally 1000 acres of grounds to explore, with a circular footpath for those who like to appreciate the outdoors; all on your doorstep.

Services

We are advised that the property, mains water and mains drainage.





Total Area 1601 sqft / 148 sqm
 All measurements are approximate and for display purposes only

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Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

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Particulars dated November 2024. Photographs and videos dated November 2024.

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