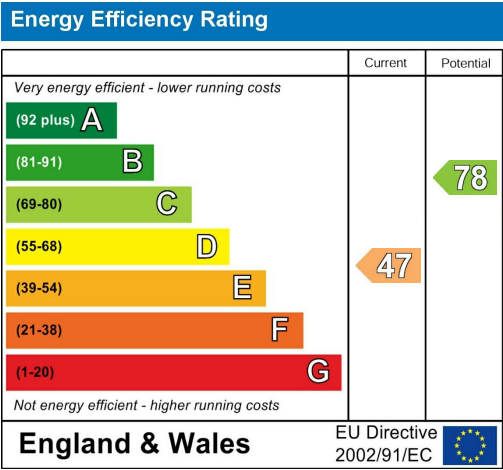




Energy Performance Certificates



Directions

From the Prince of Wales roundabout proceed out of Harrogate on Otley Road. Continue passed Harrogate Grammar School and through the next two sets of traffic lights and the property is found on your right hand side clearly marked by a Hopkinsons For Sale board.

Council Tax Band C Tenure Leasehold

Agents Notes
We do not set out to avoid our civil and criminal liabilities by using clever use of word or photography however it is not always possible for us to guarantee that everything in our sales material is accurate. We strongly recommend that prospective purchasers seek their own professional advice. No responsibility can be accepted for any expenses incurred by intending Purchasers. We do not check or guarantee the condition of appliances, services or equipment. Equally any verbal statement from our staff forms no point of a contract. If you require written confirmation on any point we will gladly assist.



£349,950
Apt 2, 76 Otley Road, Harrogate, HG2 0DP 3 Bedroom Apartment - Duplex

A spacious three bedroomed duplex apartment with well proportioned living accommodation split over two floors and benefits from a superb location on the popular south-west side of Harrogate with fantastic schooling options for both primary and secondary and a wide range of amenities close by.



HOPKINSONS

ESTATE AGENTS

16 Princes Street, Harrogate, HG1 1NH

Telephone: 01423 501 201

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Description

With gas fired central heating and double glazing the living accommodation comprises; communal entrance porch leading to a private entrance door and stairs leading up to the landing. Off the landing there is the bay fronted lounge and a feature fireplace with a gas living flame fire, kitchen with electric cooker, dishwasher and washing machine, a freestanding fridge freezer and tumble dryer, dining room which could also be used as a good sized double bedroom, house bathroom with shower over the bath, w/c and dual hand basins and there is also a separate w/c.

On the second floor, the landing leads to the master bedroom with fitted wardrobes and a third bedroom which is currently used as an office and there is useful loft storage space into the eaves which is all carpeted. Additionally there is a storage cupboard into the eaves which is accessed from the landing.

Outside to the front of the property is an allocated parking space for one vehicle.

Benefitting from such a great location for schooling both primary and secondary, with a regular bus service into Harrogate's town centre at the end of the road, but also a wide range of local amenities, on Cold Bath Road within walking distance and also countryside walks through the Pinewoods and up to Harlow Carr tea rooms.

