



VERITY
FREARSON

18 SCRIVEN ROAD, KNARESBOROUGH, HG5 9EQ

£595,000

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Knaresborough, HG5 9EQ

A characterful and beautifully presented five-bedroom town house with attractive garden, situated in this delightful position next to the Jacob Smith Park yet just a ten-minute walk from Knaresborough town centre and railway station.

This individual property provides flexible accommodation over three levels, presented to a high standard. On the ground floor there are two generous reception rooms, together with a stunning high-quality Neptune kitchen with dining area and glazed doors leading to the garden. On the upper floors there are five bedrooms, a bathroom plus an additional modern shower room. There is an attractive front garden and further large garden to the rear with lawn, well-stocked planted borders and sitting areas.

The property is situated in this delightful position on the edge of the Jacob Smith Park, close to Scriven, and within easy walking distance of Knaresborough town centre, where there is an excellent range of amenities on offer, including bars, restaurants and shops, as well as a railway station with transport links to Harrogate, Leeds, York and London.



Sitting Room · Dining Room · Kitchen

5 Bedrooms · Bathroom · Shower Room

Garden · Outside Toilet







ACCOMMODATION

GROUND FLOOR **ENTRANCE HALL**

SITTING ROOM

A spacious reception room with attractive fireplace with open fire and bay window to the front.

DINING ROOM

A further reception room with window overlooking the garden.

KITCHEN

A stunning newly fitted Neptune solid wood kitchen, with oak worktops, range cooker, integrated dishwasher and pantry cupboard. Dining area with vaulted ceiling and glazed doors leading to the garden with skylight windows.

FIRST FLOOR

BEDROOM 1

A double bedroom with bay window to the front, with views across Jacob Smith Park.

BEDROOM 2

A further double bedroom with window overlooking the garden.

BEDROOM 3 / STUDY

A further bedroom or study area.

BATHROOM

A white suite comprising WC, washbasin, and bath with shower above.

SECOND FLOOR

BEDROOM 4

A double bedroom with skylight window and access to eaves storage space.

BEDROOM 5

A further good-sized bedroom with skylight windows, with long distance views.

SHOWER ROOM

A white suite comprising WC, washbasin and shower. Heated towel rail.

FLOOR PLAN



Total Area: 155.1 m² ... 1670 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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Outside

To the rear of the property there is a good-sized, attractive garden with lawn, well-stocked planted borders and sitting areas. A useful outhouse provides additional storage area and houses the modern central heating boiler. There is also a good-sized timber garden shed and outside toilet.

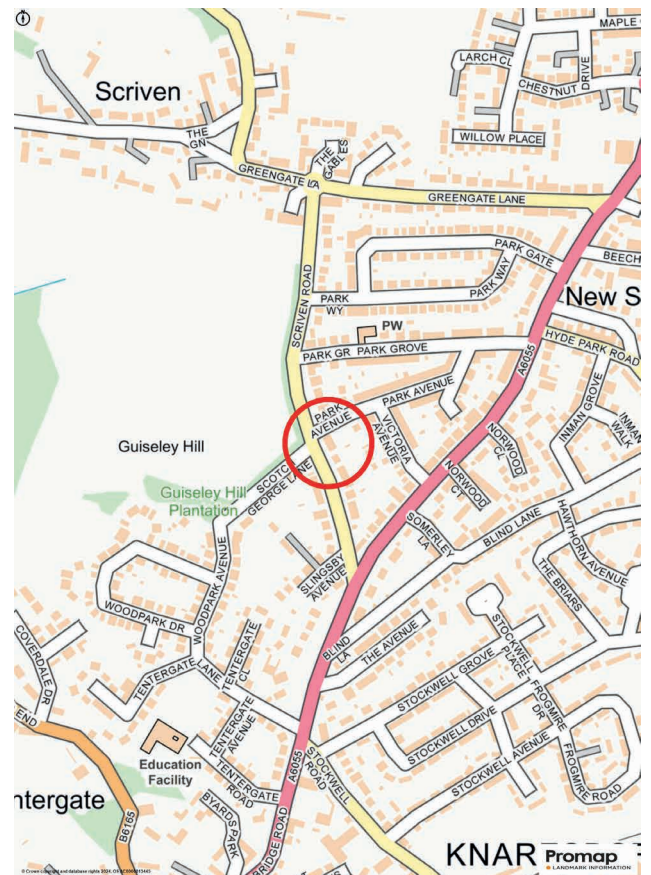
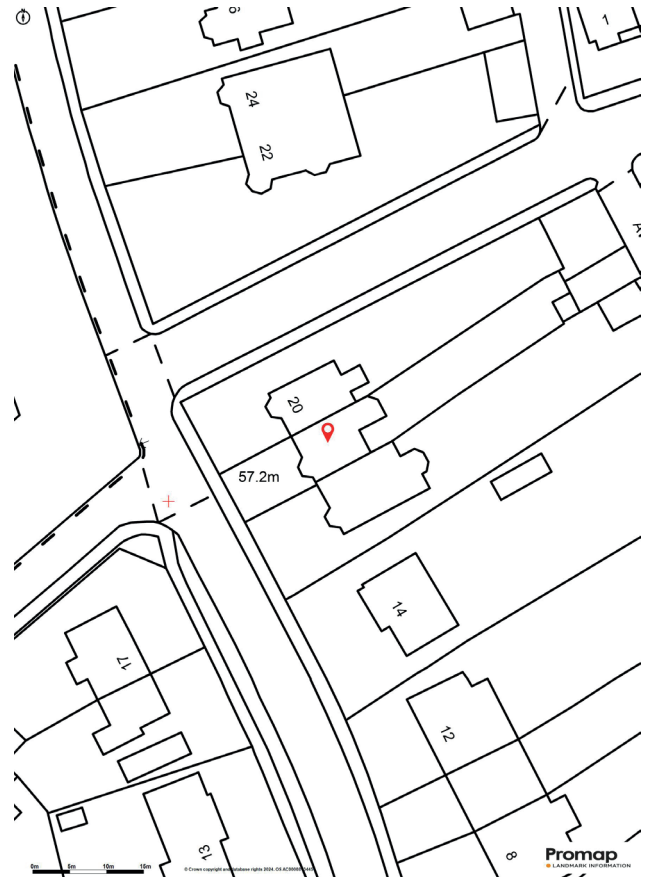
Services

All mains services connected.

Tenure

Freehold

Council Tax Band - E



Harrogate

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North Yorkshire, HG1 1JT

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