



27 Lime Grove, Harrogate, North Yorkshire, HG1 4AZ

£220,000

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A three-bedroomed town house with garden and garage, located in an excellent position just off the Stray within easy walking distance of the town centre and close to local shops and amenities.

The property provides generous accommodation comprising an open plan living and dining area and kitchen together with three bedrooms and a bathroom. There is a good sized garden and garage and the property benefits from gas central heating, double glazing and single garage.

The property is located on a quiet residential street, close to the Stray, well served by local amenities and within walking distance of the town centre.





GROUND FLOOR

ENTRANCE HALL

With doors off to other rooms.

LOUNGE

With fireplace, under stairs cupboard and window to front aspect.

DINING ROOM

A second reception room.

KITCHEN

Fitted with a range of wall and base units and including cooker.

Stable door to rear.

FIRST FLOOR

LANDING

With access to roof void.

BEDROOM 1

A double room with window to front aspect.

BEDROOM 2

A further double room with window to rear aspect.

BEDROOM 3

A single room with window to rear aspect.

BATHROOM

Fitted with a three piece suite comprising panelled bath with shower over, wash hand basin and low flush WC.

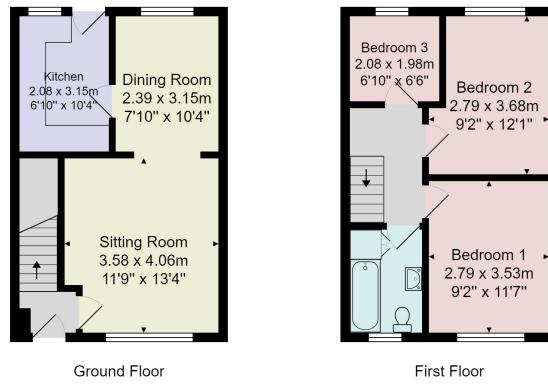
OUTSIDE

Small garden to front. Enclosed lawned garden to rear with timber garden shed. Single garage to rear.

Tenure - Freehold

Council Tax Band - B





Ground Floor

First Floor

Total Area: 68.2 m² ... 735 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	
	Current
Very energy efficient - lowest running costs. (A+)	A
(B1-81)	B
(69-40)	C
(55-48)	D
(39-44)	E
(21-38)	F
(1-20)	G

Not energy efficient - higher running costs.

England & Wales EU Directive 2002/91/EC

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