



VERITY
FREARSON

CHAPEL COTTAGE, CHURCH LANE, NORTH RIGTON, HARROGATE, LS17 0DF

GUIDE PRICE £585,000

CHAPEL COTTAGE, CHURCH HILL,

North Rigton, Harrogate, LS17 0DF

A stylish and immaculately presented three-bedroom semi-detached house with attractive gardens, situated in the heart of this desirable village which is surrounded by beautiful open countryside and conveniently located just a short distance from the fashionable spa town of Harrogate.

This impressive property has been updated and modernised to a high standard by the current owners and reveals deceptively spacious accommodation. On the ground floor there is a large open plan kitchen and living / dining area with wood-burning stove, together with a spacious sitting room, useful utility and shower room. Upstairs, there are three good-sized bedrooms and a modern bathroom. The property has a rear garden with lawn and patio, and further garden to the front with doors leading from the kitchen to an attractive sitting area.



Sitting Room · Living Kitchen · Utility Room

3 Bedrooms · Shower Room · Bathroom

Off-Road Parking · Attractive Lawned Garden







ACCOMMODATION

GROUND FLOOR ENTRANCE HALL

LIVING KITCHEN

A stunning open-plan kitchen and living area with wood-burning stove. The kitchen comprises a range of stylish fitted units with quartz worktops, island and breakfast bar. Space for appliances.

SITTING ROOM

A spacious reception room with wooden flooring and wood-burning stove.

UTILITY ROOM

We fitted units and worktop. Space and plumbing for washing machine.

SHOWER ROOM

A modern white suite comprising WC, washbasin, bidet and shower. Heated towel rail. Tiled walls and floor.

FIRST FLOOR BEDROOMS

There are three good-sized bedrooms on the first floor. The main bedroom has fitted wardrobes.

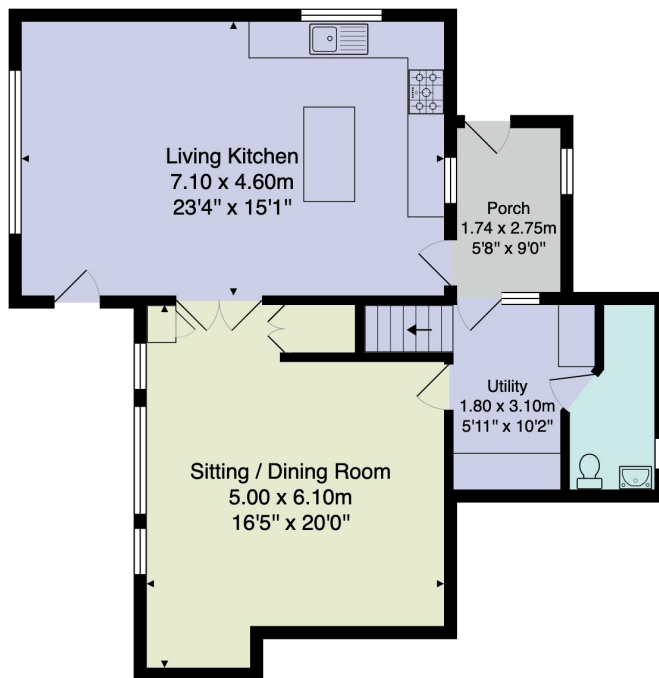
BATHROOM

A white suite comprising WC, washbasin and free-standing bath. Tiled walls and floor. Heated towel rail.

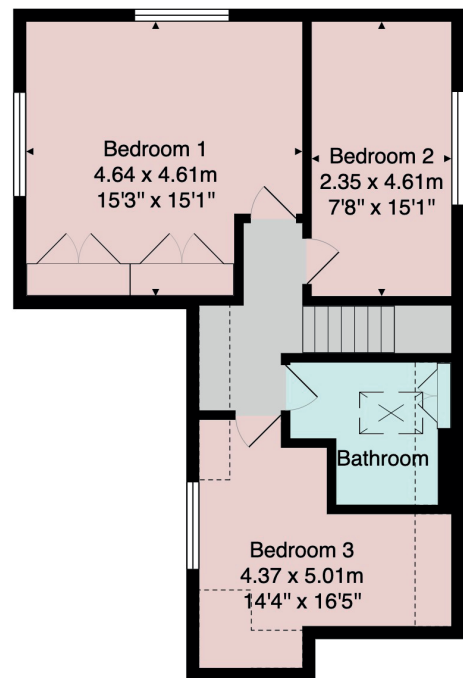
LOFT

There is access to the loft via a pull-down ladder.

FLOOR PLAN



Ground Floor



First Floor

Total Area: 136.1 m² ... 1465 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

A driveway provides parking. There is an attractive rear garden with paved sitting area and garden. Further garden to front with lawn and patio.

Location

The property is situated in the heart of the popular village which is well served by the local pub and primary school, church and village hall, and is surrounded by beautiful open countryside, with easy access to Harrogate and Leeds from the nearby Weeton railway station.

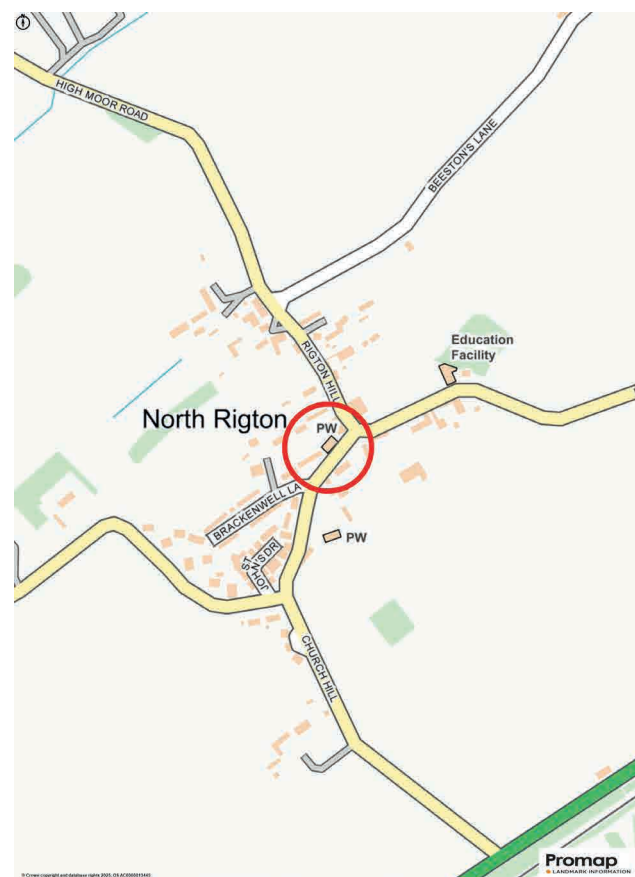
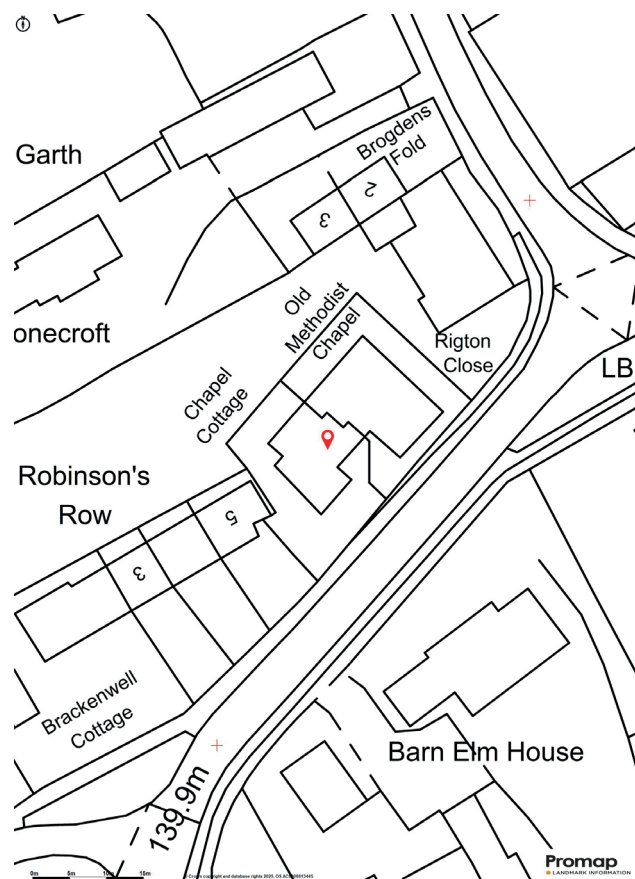
Services

All mains services connected with the exception of gas. Oil-fired central heating.

Tenure

Freehold

Council Tax Band - D



Harrogate

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