



VERITY
FREARSON

4 DAWSON COURT, HAMPSTHWAITE, HARROGATE, HG3 2FR

OFFERS OVER £600,000

4 DAWSON COURT, HAMPSTHWAITE,

Harrogate, HG3 2FR

An impressive four-bedroom detached home situated in an attractive end cul-de-sac position, located in the heart of this popular Nidderdale village which is well served by excellent amenities.

The generous accommodation has a large sitting room, together with a stunning open-plan kitchen and dining area with glazed doors leading to the garden. There is also a downstairs WC and utility room. Upstairs, there are four large double bedrooms, two of which have an en-suite, and there is a modern bathroom with free-standing bath. The driveway provides parking and leads to a store which has a garage door and there is an attractive rear garden with outdoor sitting areas and a large summerhouse with light and power.

The property forms part of this charming development built circa 2001 within the heart of Hampsthwaite, which is a popular village just a short drive away from Harrogate town centre, and with excellent village amenities including primary school, village shop, public house, café / deli and regular bus service.



Sitting Room · Dining Kitchen · Utility Room · Cloakroom

4 Bedrooms · 2 En-Suites · Bathroom

Off-Road Parking · Store · Attractive Rear Garden With Summerhouse







ACCOMMODATION

GROUND FLOOR RECEPTION HALL

SITTING ROOM

A large reception room.

CLOAKROOM

With WC and washbasin.

DINING KITCHEN

With spacious dining area and glazed doors leading to the garden. The kitchen comprises a range of units with granite worktops and breakfast bar. Induction hob, integrated double oven, microwave, fridge and dishwasher.

UTILITY ROOM

With fitted units, worktop and sink. Space and plumbing for washing machine. Access to the garage.

FIRST FLOOR BEDROOM 2

A large double bedroom with dressing area and en-suite.

EN-SUITE SHOWER ROOM

A white modern suite comprising WC, washbasin and large shower. Tiled walls and floor.

BEDROOM 3

A double bedroom.

BEDROOM 4

A further good-sized double bedroom.

BATHROOM

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

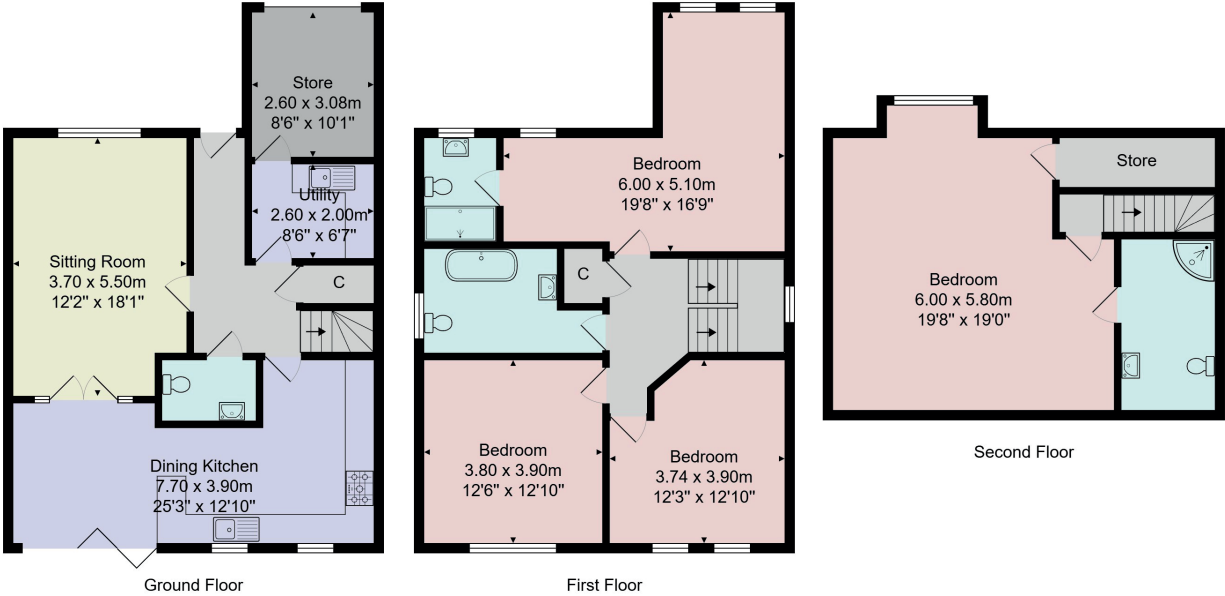
SECOND FLOOR BEDROOM 1

A large double bedroom with walk-in wardrobe and access to eaves storage area and en-suite.

EN-SUITE SHOWER ROOM

With WC, washbasin and shower. Tiled walls and floor. Heated towel rail.

FLOOR PLAN



Total Area: 195.7 m² ... 2106 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 drive provides parking and leads to a store with garage door. There is an attractive rear garden with decked and paved sitting areas, lawn and planted borders. Substantial summerhouse with light and power, providing additional sitting area or potential workspace.

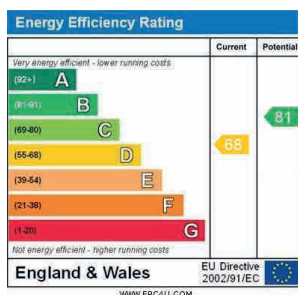
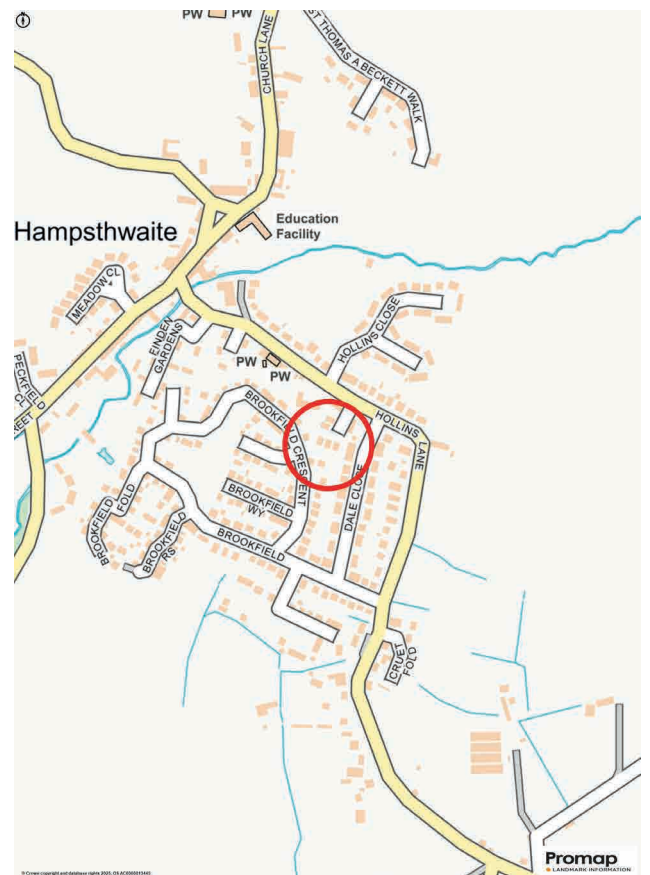
Services

All mains services connected.

Tenure

Freehold

Council Tax Band - G



Harrogate

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