



VERITY
FREARSON

93 OTLEY ROAD, HARROGATE, HG2 0DU

£640,000

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HG2 0DU

A most impressive three bedroom semi-detached houses occupying a particularly generous plot, in this prime South Harrogate position within catchment of popular primary and secondary schools.

This very spacious home is appointed to a high standard and provides generous living accommodation comprising a large sitting room with patio doors leading to the garden, a separate dining room, stylish modern kitchen and utility room/downstairs WC. Upstairs there are three large bedrooms and a bathroom with modern fittings. A particular feature of the property is the generous outside space with a large and attractive garden, generous drive and garage. There is huge potential for further development/ extensions etc subject to obtaining the necessary permissions.

Otley Road is a popular location on the south side of Harrogate, well served by excellent local amenities, popular schools and is just a short distance from Harrogate town Centre.



Sitting Room, Dining Room, Kitchen, Utility, Downstair WC

3 Double Bedrms, Large Bathroom

Off-Road Parking, Garage, Generous Plot, Summerhouse







ACCOMMODATION

Ground Floor

Sitting Room

A spacious reception room with patio doors leading to the garden and attractive fireplace with living flame gas fire.

Dining Room

A further reception room providing a dining area with attractive feature fireplace.

Kitchen

A stylish fitted kitchen with a range of quality wall and base units. Integrated appliances and range cooker.

Utility / Cloakroom

Providing useful storage space and downstairs WC.

First Floor

Bedrooms

There are three very good sized bedrooms on the first floor.

Bathroom

A large bathroom with white suite comprising WC, basin set within a vanity unit, bath and separate shower. Heated towel rail.

FLOOR PLAN



Total Area: 165.7 m² ... 1784 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

The property occupies a particularly generous plot with an extensive driveway providing ample off-road parking with access to a good sized garage and attached workshop. There are attractive gardens surrounding the property with lawn, various sitting areas and mature well stocked planted borders. Timber garden sheds and summerhouse.

Due to the large plot, in our opinion, there is huge potential for further development of the property, subject to obtaining the necessary permissions.

Services

All mains services connected.

Tenure

Freehold

Harrogate

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