



VERITY
FREARSON

68 MOOR CLOSE, KILLINGHALL, HG3 2DZ

GUIDE PRICE £600,000

68 MOOR CLOSE,

Killinghall, HG3 2DZ

A spacious and beautifully presented four-bedroom detached home occupying a generous plot with good-sized and attractive gardens, driveway and garage, situated in this desirable location within the popular village of Killinghall.

The generous accommodation comprises three reception rooms together with a modern kitchen, utility and downstairs WC. Upstairs there are four bedrooms, an en-suite shower room and a modern bathroom. Outside, the property enjoys a particularly good-sized garden with lawn and planted borders, together with driveway parking and an integral single garage with electric door.

Moor Close is a quiet residential street, situated in the heart of Killinghall, which is well served by excellent amenities including a primary school, shop and regular bus service. Surrounded by beautiful open countryside, the village is also just a short drive from Harrogate town centre.



Dining Kitchen · Dining/Family Room · Sitting Room · Utility · Cloakroom

4 Bedrooms · En-Suite · Bathroom

Ample Off-Road Parking · Garage · Garden







ACCOMMODATION

GROUND FLOOR

SITTING ROOM

A large reception room with windows on two sides and woodburning stove.

KITCHEN

Fitted with a range of stylish modern units, worktops and breakfast bar. Integrated appliances include induction hob, double oven, microwave, warming drawer, fridge freezer, wine fridge and dishwasher. Underfloor heating.

DINING / FAMILY ROOM

A further reception room providing space for dining and sitting, with windows and glazed doors overlooking the garden.

UTILITY

With fitted units and sink. Space and plumbing for washing machine and tumble dryer.

CLOAKROOM

With WC and basin.

FIRST FLOOR BEDROOMS

Four good-sized bedrooms, including the main bedroom with fitted wardrobes and en-suite.

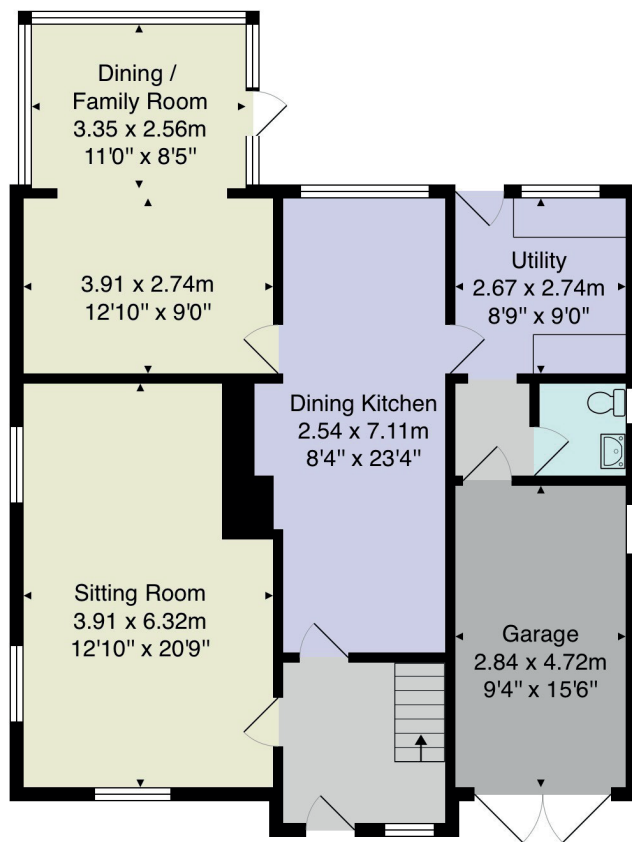
EN-SUITE

With WC, basin set within a vanity unit and shower. Heated towel rail.

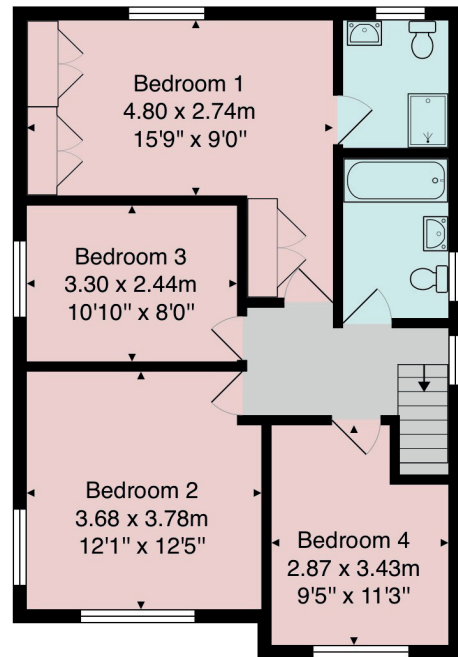
BATHROOM

A modern white suite comprising WC, basin set within a vanity unit and bath. Heated towel rail. Tiled walls and floor.

FLOOR PLAN



Ground Floor



First Floor

Total Area: 146.3 m² ... 1574 ft² (excluding garage)

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 generous plot with a driveway providing ample parking and leading to an integral garage with electric door, light and power. The larger rear garden includes a lawn, well-stocked planted borders, patio and a timber garden shed.

Agents Note

The property benefits from having a positive input ventilation system fitted.

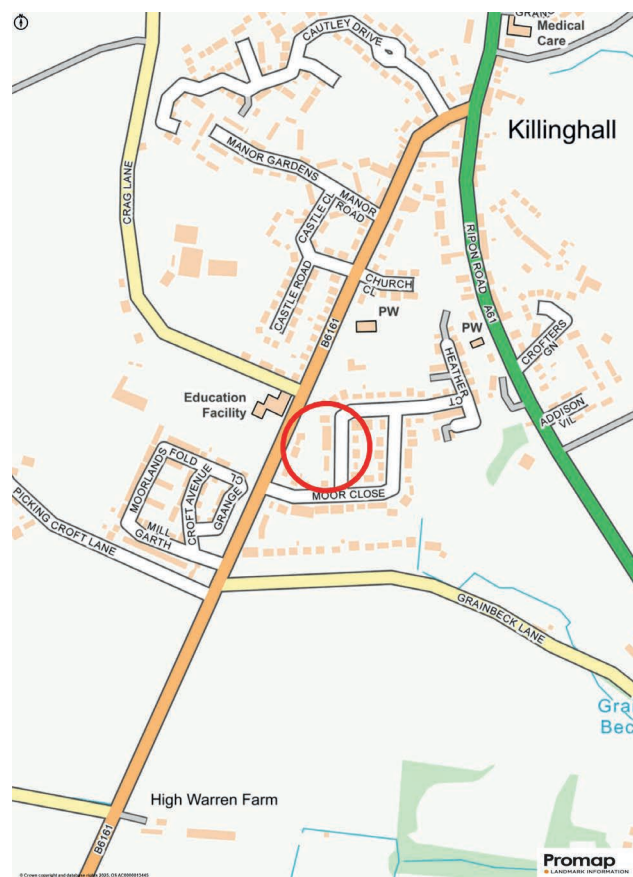
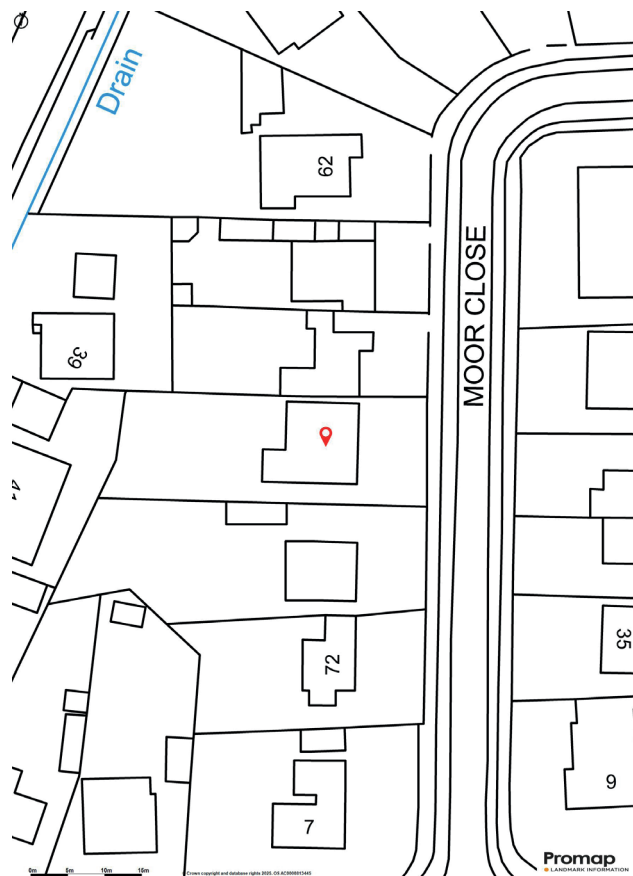
Services

All mains services connected.

Tenure

Freehold

Council Tax Band - E



Harrogate

26 Albert Street, Harrogate
North Yorkshire, HG1 1JT

Sales 01423 562 531
Lettings 01423 530 000

sales@verityfearson.co.uk
verityfearson.co.uk





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