



6 Deer Glade Court, Darley, Harrogate, North Yorkshire, HG3 2NE

£320,000

Guide Price

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This beautifully designed three-bedroom stone-built cottage forms part of the exclusive Deer Glade development in the sought-after village of Darley, set amidst stunning Nidderdale countryside within an Area of Outstanding Natural Beauty.

With immediate access to Main Street and attractive views across the village towards unspoilt countryside, this property could suit a young family, professionals, or those looking for a retirement home in a welcoming village setting. It benefits from a south-facing garden, two private parking spaces, and high-quality fixtures and fittings throughout.

The property is part of a collection of just nine thoughtfully designed homes by the highly regarded developers Yorplace and Square Feet, known for their meticulous attention to detail, high-calibre specifications, and sympathetic integration into the village setting.

Darley is perfectly located for access to the nearby towns of Harrogate, Ilkley, Otley and Skipton, with excellent commuter links to Leeds, York, and the A1(M). Local amenities include shops, a primary school, traditional pubs, sports clubs, and beautiful walking routes.





GROUND FLOOR RECEPTION HALL

DINING KITCHEN

Exclusive kitchen designed by Clarity Arts with hand-painted Shaker-style units, Corian work surfaces, and individual design features. Siemens appliances include single electric oven, four-burner gas hob, integrated fridge/freezer, dishwasher, and built-in washer / dryer. Luxury large-format Italian floor tiling.

SITTING ROOM

A bright and spacious living area with high-quality double-glazed timber windows and bi-fold sliding doors to the garden.

CLOAKROOM

With WC and washbasin.

FIRST FLOOR

BEDROOMS

Three well-proportioned bedrooms, each with countryside or village views.

BATHROOM AND EN-SUITES

High-quality Duravit sanitary ware, Hansgrohe chrome fittings, generous shower areas, soft-close WC seats, mirror cabinet with lighting and shaver point, and electric under-floor heating. Luxury Italian tiled floors and complementary full-height tiled walls.

OUTSIDE

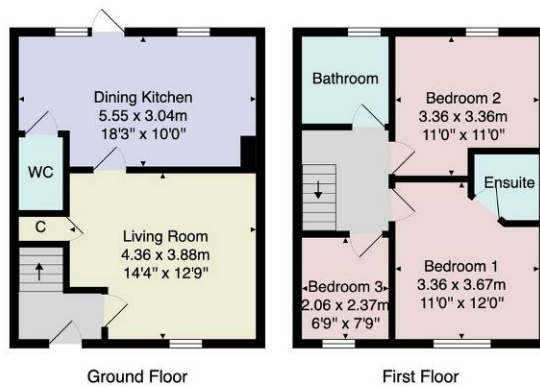
A manageable south-facing rear garden with stone patio, planted borders and pond. Two private parking spaces in the residents' parking court. Attractive built-in timber bin store, external tap, double socket, and brushed chrome lighting to front and rear elevations.

SPECIFICATION HIGHLIGHTS

- Built from local stone with natural blue slate roof
- High-quality double-glazed timber windows and hardwood doors
- Oak veneer internal doors with polished chrome ironmongery
- Recessed LED spotlights, dimmer switches, and USB charging sockets
- High-quality combi boiler with wireless thermostat and optimisation features
- Intruder alarm with remote access
- Media and ADSL wiring to selected rooms
- Attractive landscaped gardens with turfed areas, stone pathways, and patio
- Two allocated block-paved parking bays, plus visitor parking

Tenure - Freehold

Council Tax Band - C



Ground Floor

First Floor

Total Area: 78.7 m² ... 847 ft²

All measurements are approximate and for display purposes only.

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