



Flat 18 Park Court, 46 North Park Road, Harrogate, HG1 5AD

£175,000

Guide Price

Flat 18 Park Court, 46 North Park Road, Harrogate, HG1 5AD

A stylish duplex one-bedroom purpose-built apartment with two bathrooms, secure gated parking and lift, conveniently situated within easy flat walking distance of the Harrogate town centre.

The property is offered with gas central heating and uPVC double glazing and comprises spacious sitting room with Juliet balcony looking towards the Stray, bathroom and en-suite shower room, dining kitchen and a double bedroom. The property further benefits from lift access and an allocated parking space.

The property enjoys a central Harrogate location adjoining the famous Harrogate Stray, with all of the town's amenities within a short level walk. An early inspection is strongly recommended.





THIRD FLOOR ENTRANCE HALL

A spacious hallway with fitted storage cupboard and video intercom system.

SITTING ROOM

A good-sized reception room with glazed doors leading to a Juliette balcony with delightful elevated aspect towards the Stray. Fitted cupboard.

DINING KITCHEN

With dining area and window to front. Range of fitted wall and base units with gas hob and electric oven with extractor hood above. Plumbing for washing machine.

BATHROOM

A modern white suite with WC, basin and bath with shower above.

FOURTH FLOOR BEDROOM

A staircase leads to a large double bedroom with window to rear and large walk in wardrobe.

EN-SUITE SHOWER ROOM

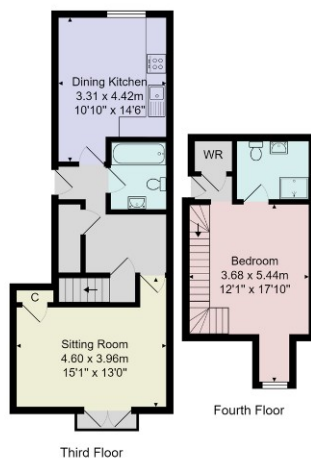
A white suite with low-level WC, washbasin and shower.

OUTSIDE

The development stands within its own grounds with a private forecourt to the front, and private enclosed car park to the rear with security-controlled roller shutter. The apartment has the benefit of an allocated parking space. Visitors' parking is also available.

Tenure - Leasehold

Council Tax Band - C



Total Area: 66.9 m² ... 720 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.
 Box Property Solutions Ltd retains the copyright on this plan and allows agents to use it with agreed permission.

Verity Frearson

26 Albert Street, Harrogate,
 North Yorkshire, HG1 1JT

For all enquiries contact us on:

01423 562531

sales@verityfrearson.co.uk

