



**14 Greenside Close, Harrogate, North Yorkshire, HG1 4WG**

**£300,000**

Guide Price



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This spacious and beautifully presented three-bedroom semi-detached home is perfectly positioned on this popular modern development just off Bogs Lane, close to green space and offering easy access to both Harrogate and Knaresborough.

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Built by Barratt Homes in 2021, the property has been finished to a high standard and is offered with the remainder of its 10-year NHBC guarantee. The accommodation is well-planned for modern family living and features a generous sitting room, a stylish dining kitchen with patio doors leading to the garden, and a downstairs cloakroom. Upstairs, there are three good-sized bedrooms, including a main bedroom with en-suite shower room, and a contemporary house bathroom.

Externally, the property has a private driveway with an electric vehicle charging point, while the rear garden is beautifully landscaped with lawn, patio, and planted borders. The property enjoys a quiet position overlooking a pleasant green area, making it a perfect choice for families or those seeking a peaceful yet convenient location.





## **GROUND FLOOR ENTRANCE HALL**

### **SITTING ROOM**

A spacious reception room with windows on two sides, creating a bright and airy living space.

### **DINING KITCHEN**

With space for a dining table and glazed doors leading to the garden. The kitchen comprises a range of modern units with gas hob, integrated oven, fridge/freezer, dishwasher and washing machine. Useful under-stairs storage cupboard.

### **CLOAKROOM**

Fitted with WC and washbasin.

## **FIRST FLOOR**

### **BEDROOMS**

There are three good-sized bedrooms, including the main bedroom which features an en-suite shower room.

### **EN-SUITE SHOWER ROOM**

A modern white suite comprising WC, washbasin and shower.

### **BATHROOM**

Fitted with a modern white suite comprising WC, washbasin and bath with shower above.

### **OUTSIDE**

A private driveway provides parking and includes an electric vehicle charging point. To the rear, there is an attractive enclosed garden with lawn, planted borders and a patio area, perfect for outdoor dining. Plastic keter garden shed included.

### **AGENT'S NOTE**

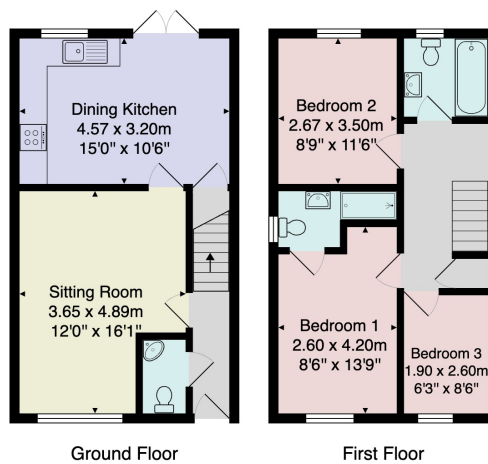
An annual estate charge is payable, currently approximately £129.

**Tenure** - Freehold

**Council Tax Band** - D







Ground Floor

First Floor

Total Area: 76.1 m<sup>2</sup> ... 819 ft<sup>2</sup>

All measurements are approximate and for display purposes only.

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