

HUNTERS[®]

HERE TO GET *you* THERE



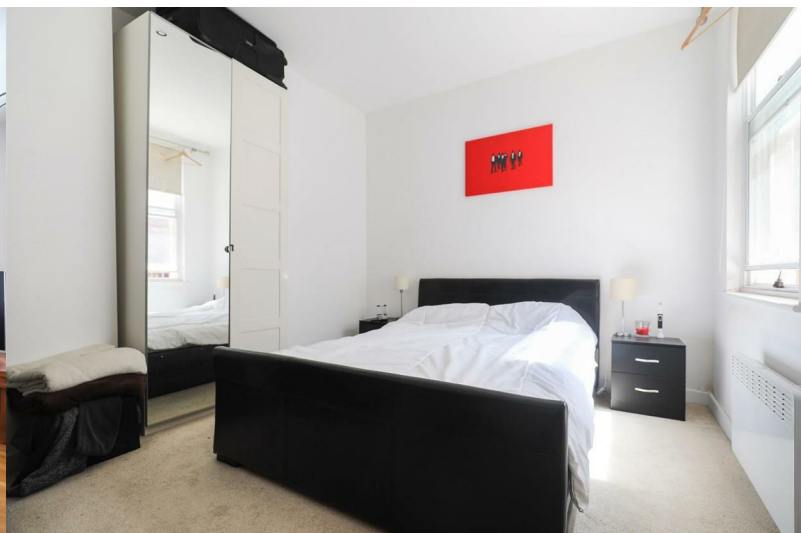
Grosvenor Buildings Crescent

Harrogate, HG1 2RT

Guide Price £232,000



Council Tax: E



29 Grosvenor Buildings Crescent Road

Harrogate, HG1 2RT

Guide Price £232,000



EPC

This property produces 4.7 tonnes of CO2

EPC rating D

Material Information - Harrogate

Tenure Type: Leasehold

Leasehold Years remaining on lease: 973

Leasehold Annual Service Charge Amount: ~£2400

Leasehold Ground Rent Amount: £100 per annum

Council Tax Banding: E

TOWN CENTRE APARTMENT NOW AVAILABLE FOR SALE.

A stylish and contemporary two double bedroom, two bathroom apartment now available in the heart of Harrogate. Located in the stunning Grosvenor Buildings, the apartment is an ideal first time buy or an excellent investment opportunity. With the local amenities Harrogate has to offer on your doorstep, including a plethora of shops, cafes, restaurants and historical attractions, the apartment is also walking distance to the train station making it an ideal 'bolt hole' for the weekends.

With impressive communal entrance, the property briefly comprises: Entrance into spacious hallway with doors to bedroom one en-suite to the Jack and Jill bathroom also accessible from the hallway. A small set of stairs lead to bedroom 2 with en-suite shower room and glazed double doors through to the open plan kitchen and lounge area with attractive sash windows. The well-appointed kitchen features base and wall units with granite worktops and integrated washing machine and dishwasher.

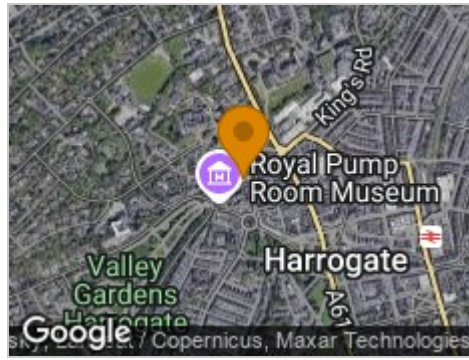
The secure entry communal access is located on the attractive leafy and cobbled 'Crown Place' often featured on film sets and period dramas and within a stone's throw of the stunning Valley Gardens. Not one to missed! Call to view.



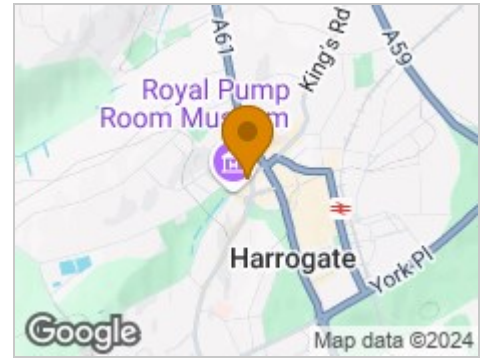
Road Map



Hybrid Map



Terrain Map



Floor Plan



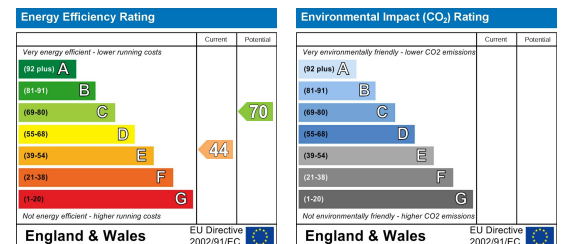
Total floor area 63.9 m² (688 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

Viewing

Please contact our Hunters Harrogate Office on 01423 536222 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.