



TOTAL APPROX. FLOOR AREA 1576 SQ.FT. (146.4 SQ.M.)
Measurements are approximate. Not to scale. Illustrative purposes only
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These particulars are given as guidance only and are expressly excluded from any contract. They give no warranty as to the condition or description and any recipient must satisfy himself on all matters stated herein. The property is offered subject to contract and to its being unsold and unlet. Appointments for viewing and contract of all negotiations shall be through Nicholls Tyreman Estate Agent.



FLAT 3, OCTAVIA HOUSE
15 BEECH GROVE, HARROGATE, HG2 0EX
£2,500 PCM

9 Albert Street, Harrogate
North Yorkshire HG1 1JX
Sales: 01423 503076
Lettings: 01423 530744

UNFURNISHED

A magnificent four bedroom penthouse apartment with balcony and stunning views over The Stray.

The accommodation comprises: Private entrance with stairs to the second floor, large reception hall with guest wc, living room with balcony, breakfast kitchen with granite worktops, oven, gas hob and integrated appliances, utility cupboard, two double bedrooms with fitted wardrobes, two further double bedrooms and luxury house bathroom with free standing bath and walk in shower.

The property benefits from secure off street parking.

4 Bedrooms

1 Reception Room

1 Bathroom

Available Now

£2,884.61 Returnable Bond

No Smokers/Pets

Council Tax: E - £2,734.16

Energy Rating: D



DIRECTIONS - HG2 0EX

From Harrogate take the Otley Road and turn right into Beech Grove where the property is situated on the left hand side.

APPROXIMATE DISTANCES

Town Centre	700 metres
Railway Station	800 metres
Bus Route	320 metres
Airport	12 miles