



EAST PARK ROAD

£515,000



ANDREW HILL



# East Park Road

18 East Park Road, Harrogate, North Yorkshire, HG1 5QT

In need of modernisation, a substantial 6 bedroom stone built terrace house providing three floors of highly versatile accommodation.

This handsome Victorian residence was built in 1874 and has been in the same ownership since 1959.

The deceptively spacious interior includes an entrance hall, sitting room, separate dining room, galley kitchen with an adjoining garden room, three bedrooms on the first floor with a bathroom off the half landing. 3 further bedrooms on the second floor and a shower room.

Small courtyard gardens to the front and rear.

The property forms part of an attractive row of period town house in an enviable setting tucked away off Victoria Avenue. The location couldn't be more convenient being so close to the town centre and only a street away from the Stray.

A huge house with lots of potential in a really good location.





- Substantial Stone Built Terrace House
- Small Kitchen & Garden Room
- Small Rear Courtyard
- Approx 2000 sq ft.

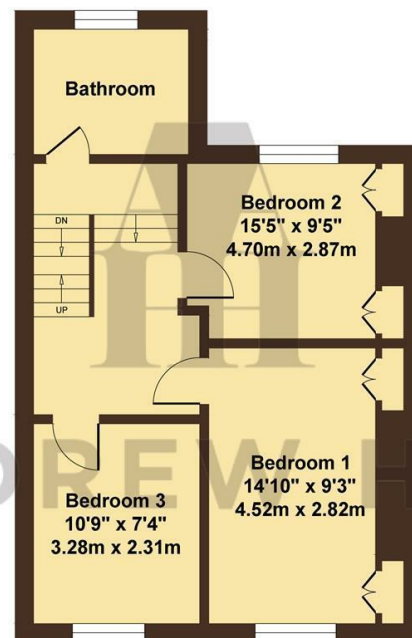
- 6 Bedrooms
- Bathroom & Shower Room
- Lovely Residential Area

- 2 Reception Rooms
- In Need of Modernisation
- So Close To the Town Centre

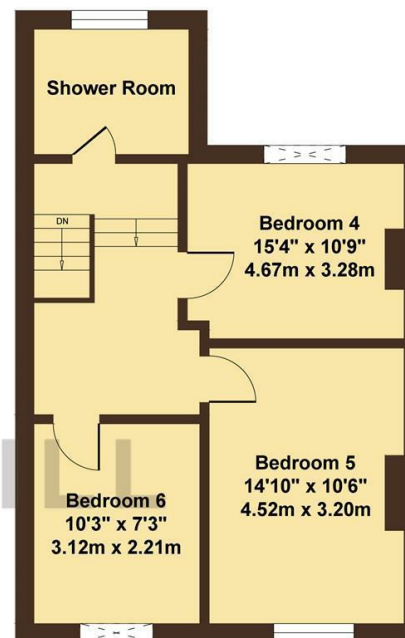




Ground Floor



First Floor



Second Floor

#### Services

Mains services connected.  
Gas central heating to 2 floors.  
Sealed unit double glazing.  
Council tax band E.  
EPC rating D.

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