

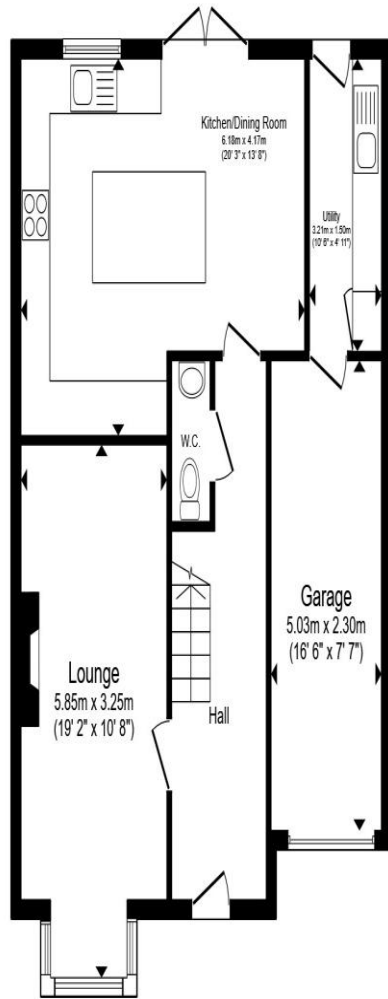


Willow Drive, Harrogate HG3 1FY

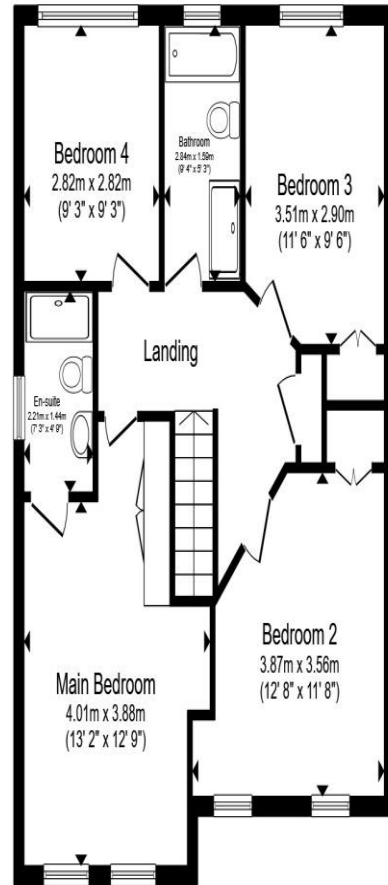
welcome to
Willow Drive, Harrogate

An exceptional Four-Bedroom Detached Family Home. A substantial and beautifully presented four-bedroom detached home, discreetly positioned within a prime cul-de-sac and surrounded by generous enclosed gardens enjoying open, leafy views. Built by Stonebridge Homes in 2023 still under NHBC warranty





Ground Floor



First Floor

Total floor area 135.0 m² (1,453 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.propertybox.io



Ground Floor

Entrance Hall

Cloakroom

Living Room

Kitchen/Dining Room

Utility Room

First Floor

First Floor Landing

Master Bedroom

En-Suite Shower Room

Bedroom Two

Bedroom Three

Bedroom Four

House Bathroom

Exterior

welcome to

Willow Drive, Harrogate

- Four double bedroom detached residence
- Quiet Cul-de-sac in a sought after location with outstanding views
- Close to Ashville College and Harrogate Grammar School.
- Double Driveway and Integral Garage with charging point
- Stunning dining kitchen with separate utility room

Tenure: Freehold EPC Rating: B

Council Tax Band: F

offers over



Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/HRG107715



Property Ref:
HRG107715 - 0005

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we will ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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