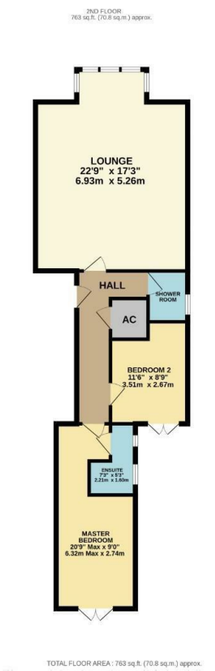
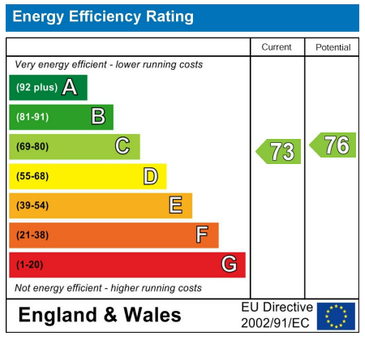
Floor Plan



Energy Performance Certificate



Directions

From the Prince of Wales roundabout proceed along West Park and turn left into Montpellier Parade and take the second exit on the roundabout proceeding past the Pump Rooms and turn left into Valley Drive. Procced along Valley Drive where Cecil Court is found on your left hand side.

Council Tax Band D Tenure Leasehold

Agents Notes
We do not set out to avoid our civil and criminal liabilities by using clever use of word or photography however it is not always possible for us to guarantee that everything in our sales material is accurate. We strongly recommend that prospective purchasers seek their own professional advice. No responsibility can be accepted for any expenses incurred by intending Purchasers. We do not check or guarantee the condition of appliances, services or equipment. Equally any verbal statement from our staff forms no point of a contract. If you require written confirmation on any point we will gladly assist.



£289,000

Flat 18, 107 Cecil Court Valley Drive, Harrogate, HG2 0JR

2 Bedroom Apartment

Nestled in the heart of Harrogate on Valley Drive, this immaculate two-bedroom apartment offers a perfect blend of modern living and convenience. Approached via elegant stone steps, the property features a secure intercom door entry system, ensuring both privacy and peace of mind.





HOPKINSONS
ESTATE AGENTS
16 Princes Street, Harrogate, HG1 1NH
Telephone: 01423 501 201
info@hopkinsons.net

Description

Upon entering, you are welcomed into a spacious hallway, complete with a useful storage cupboard. The open-plan kitchen and lounge area is designed for both comfort and functionality, featuring high-quality appliances including an induction hob, oven, fridge freezer, and a slimline dishwasher, making it ideal for those who enjoy cooking and entertaining.

The apartment boasts two generously sized double bedrooms, both of which feature double opening doors that lead onto a charming Juliette balcony, allowing for an abundance of natural light. The master bedroom benefits from an ensuite bathroom, while a well-appointed house shower room serves the second bedroom and guests alike.

Outside, you will find a private allocated parking space at the rear of the property, a rare find in such a central location. This apartment is perfectly situated within easy walking distance of Harrogate town centre, placing you close to a variety of amenities, shops, and delightful eateries.

This property is an excellent opportunity for those seeking a stylish and convenient home in one of Yorkshire's most sought-after towns. This apartment is sure to impress with its modern features and prime location.

AGENTS NOTES: Service Charge is £184 pcm, Ground rent is £200 p/a. Sub-letting permitted.

















