



8 Sussex Avenue, Harrogate

Harrogate

Guide Price £1,800,000



MYRINGS



8 Sussex Avenue

Harrogate, Harrogate

A stunning five-bedroom detached residence, constructed in 2016, forming part of one of Harrogate's most prestigious residential developments. Positioned within generous private landscaped grounds and enjoying a leafy setting, the property sits securely behind electric gates adjacent to the award-winning Valley Gardens and Pine Woods, offering an outstanding balance of privacy, elegance and convenience.

Council Tax band: H

Tenure: Freehold

- EXCEPTIONAL FIVE BEDROOM DETACHED FAMILY RESIDENCE
- PRESTIGIOUS GATED DEVELOPMENT ADJACENT TO VALLEY GARDENS & PINE WOODS
- THREE FLOORS OF BEAUTIFULLY APPOINTED ACCOMMODATION
- ELECTRIC GATED ENTRANCE WITH PRIVATE DRIVEWAY PARKING
- DETACHED DOUBLE GARAGE WITH ELECTRIC DOOR
- SECOND FLOOR CINEMA ROOM
- GENEROUS LANDSCAPED PRIVATE REAR GARDENS WITH PATIO TERRACE
- HIGHLY SOUGHT-AFTER HARROGATE LOCATION
- CLOSE PROXIMITY TO REPUTABLE PRIMARY & SECONDARY SCHOOLS



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Ground Floor

Main area: approx. 147.9 sq. metres (1591.9 sq. feet)
 Plus garages, approx. 31.9 sq. metres (343.4 sq. feet)



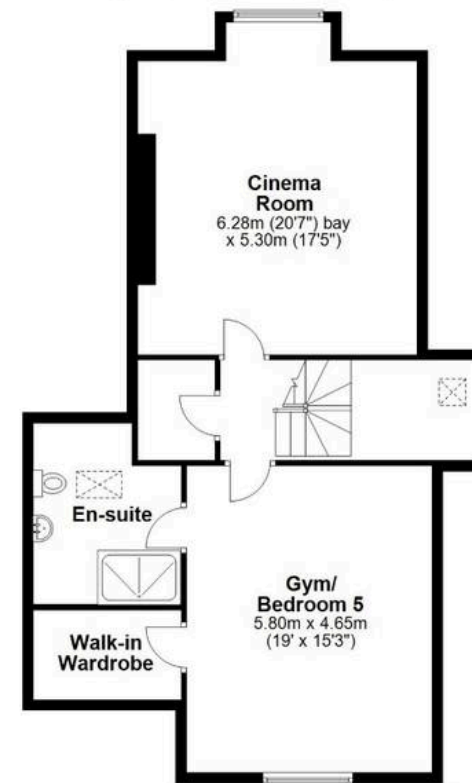
First Floor

Approx. 131.4 sq. metres (1414.3 sq. feet)



Second Floor

Approx. 86.0 sq. metres (925.5 sq. feet)



Main area: Approx. 365.3 sq. metres (3931.7 sq. feet)
 Plus garages, approx. 31.9 sq. metres (343.4 sq. feet)

All measurements are approximate and display purposes only.
 Plan produced using PlanUp.





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