

17A BEECH GROVE HARROGATE, HG2 0EX



17A BEECH GROVE | HARROGATE | HG2 0EX

A beautifully presented duplex apartment situated within this stunning stone built property located in the heart of the Harrogate town centre, overlooking the West Park Stray.

Private Side Entrance | Hallway | Living Room | Dining Room | Kitchen | Study | Utility Room | Cloakroom | Separate wc | Plant Room

Three Bedrooms | Two En-suite Shower Rooms | House Bathroom

Balcony

Available 3rd April 2026 | Returnable Bond £6,230.77

Unfurnished | No Smokers/Pets | Energy Rating: C | Council Tax: F

£4,500 PCM





The property has recently undergone an outstanding programme of works and truly requires an internal inspection to appreciate the superior quality fittings throughout, with great character, a wealth of original features, and principal rooms having large windows and Stray views.

The apartment benefits from its own private side entrance leading to a staircase, first floor landing with storage and a magnificent staircase leading to the second floor.

The beautifully appointed breakfast kitchen has a large central island and integrated appliances and is open plan to a spacious dining room with fireplace and window overlooking The Stray. A study from the dining room gives access to the large living room with fireplace and magnificent bay window with Stray views. There is also a utility room, cloakroom with separate wc and a plant room.

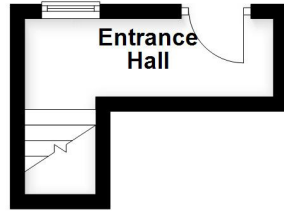
To the second floor there are three large double bedrooms each having built-in wardrobes and two having en-suite shower rooms, and a separate house bathroom with a feature stand alone bath and separate shower cubicle.

The property is approached via electric gates for the driveway, a personal gate and path to the door.



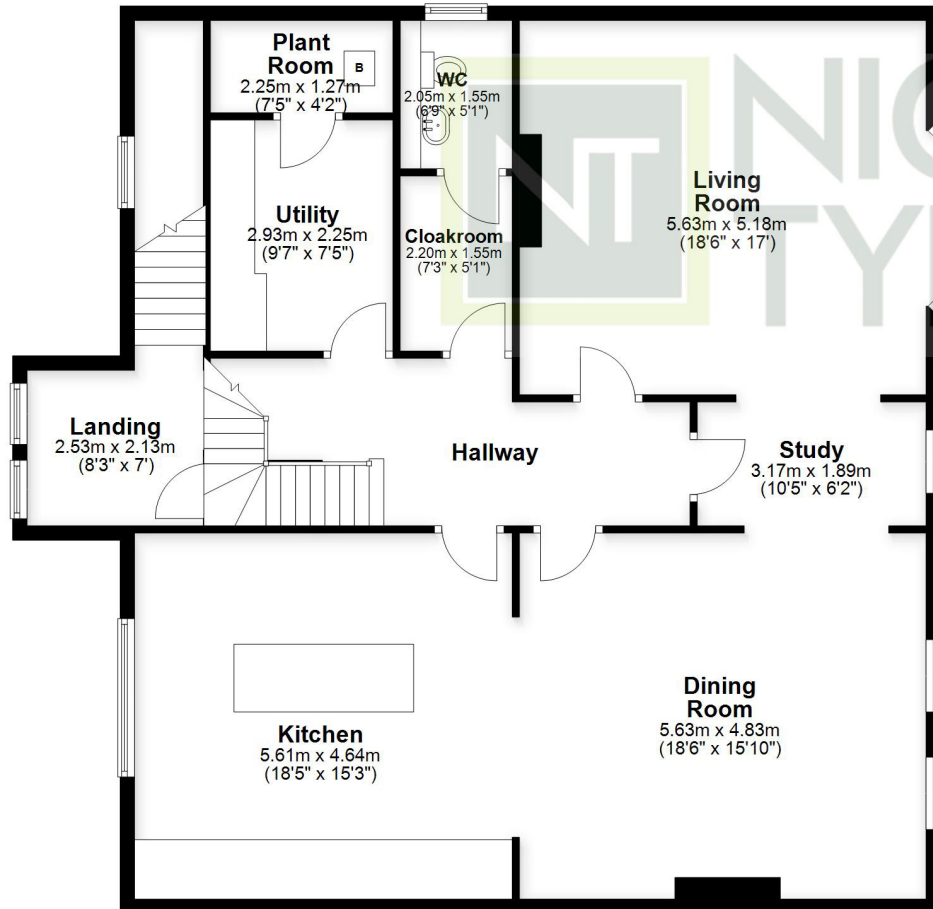
Ground Floor

Approx. 0.0 sq. metres (0.0 sq. feet)



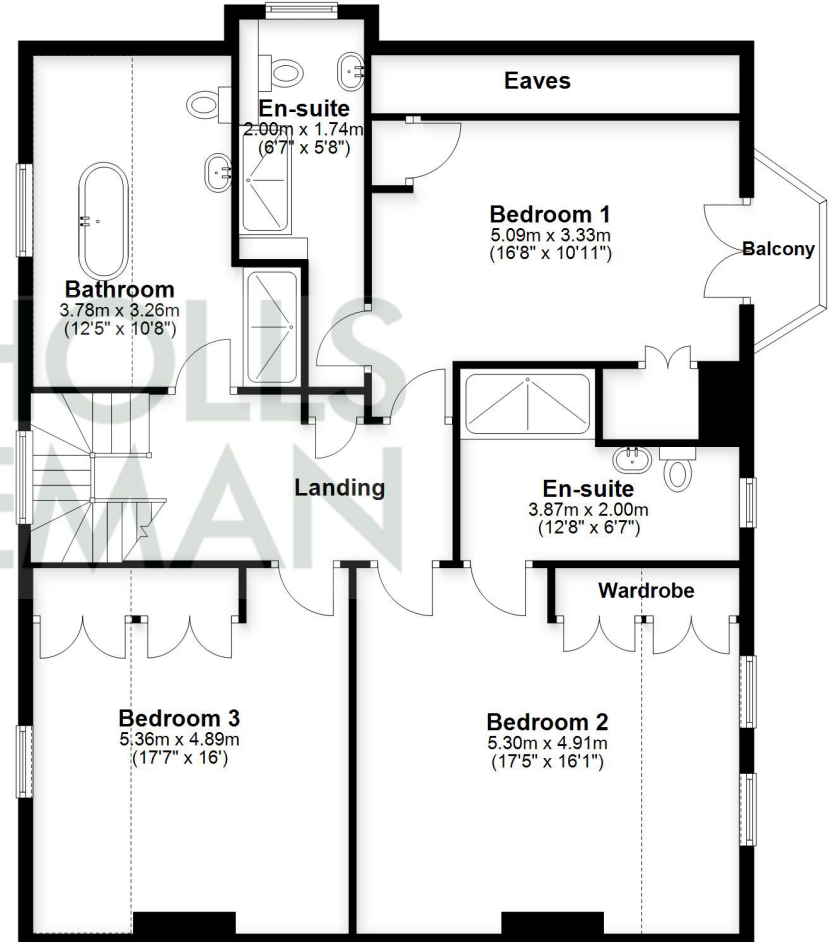
First Floor

Approx. 136.1 sq. metres (1464.9 sq. feet)



Second Floor

Approx. 114.1 sq. metres (1228.6 sq. feet)



This plan is for illustrative purposes only and is not to scale.
All measurements are approximate.
Plan produced using PlanUp.



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