



42 Regent Terrace, Harrogate

£225,000 Guide Price



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A beautifully renovated two-bedroom stone-built mid-terrace home, ideally situated in this popular and convenient location just a short distance from Harrogate town centre.

Having undergone an extensive programme of refurbishment, this attractive property offers stylish and well-presented accommodation throughout, blending contemporary finishes with character features. The property is ideally suited to first-time buyers, professional couples, downsizers or investors seeking a ready-to-move-into home within easy reach of Harrogate's excellent amenities, shops, restaurants, transport links and recreational facilities.

Outside

To the front of the property is a small forecourt garden set behind a low stone boundary wall, enhancing the attractive stone-built frontage.

To the rear is an enclosed, low-maintenance courtyard garden, laid primarily to gravel and enclosed by a combination of boundary walls and fencing. The courtyard provides a private outdoor space ideal for seating and entertaining and benefits from gated rear access.

Council Tax band: B

Tenure: Freehold

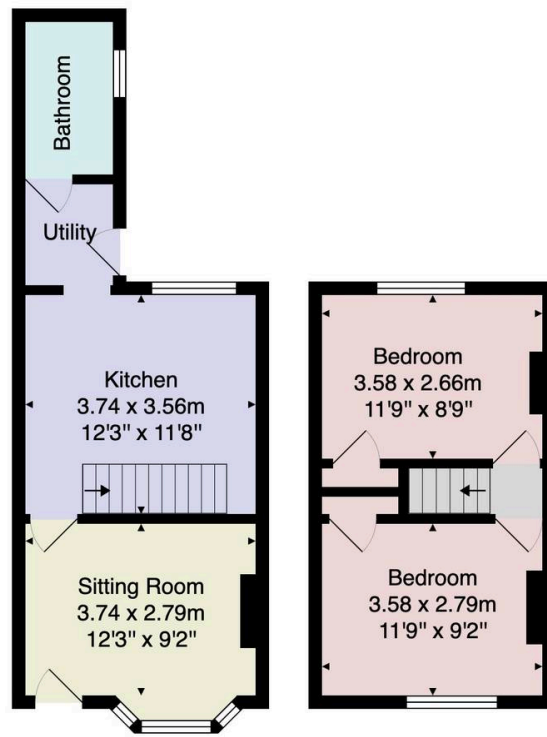
EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D



The accommodation opens into a bright and welcoming bay-fronted sitting room, finished to a high standard with contemporary décor, attractive wall panelling and newly fitted carpeting, creating a comfortable and inviting living space. To the rear of the property is a spacious modern dining kitchen, fitted with a comprehensive range of shaker-style wall and base units complemented by wood-effect work surfaces and contemporary splashbacks. The kitchen incorporates integrated cooking appliances, offers ample storage and workspace, and provides plenty of room for dining and entertaining. Useful under-stairs storage is also provided. Beyond the kitchen is an inner hallway giving access to the rear of the property and leading to the stylish house bathroom. Recently refitted, the bathroom features a modern white suite comprising a panelled bath with shower and glazed screen, vanity wash hand basin and low-flush WC, complemented by attractive contemporary tiling and quality fittings throughout. To the first floor are two well-proportioned double bedrooms, both benefiting from neutral décor and newly fitted carpets. The principal bedroom is a generous double room with excellent natural light, whilst the second bedroom also offers comfortable double accommodation and benefits from two useful built-in storage cupboards, providing valuable additional storage space.





Ground Floor

First Floor

Total Area: 54.6 m² ... 587 ft²

All measurements are approximate and for display purposes only.

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