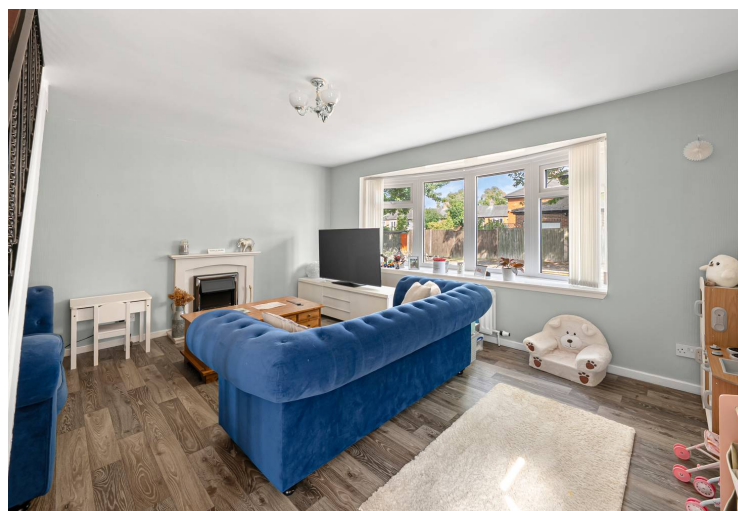




39 Lime Street, Harrogate

£284,950 Guide Price

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A well-presented three-bedroom semi-detached house with a driveway, garage and enclosed rear garden, situated in this highly regarded residential location within walking distance of the famous Stray, Harrogate town centre and an excellent range of local amenities.

A driveway provides off-street parking and leads to the garage. The enclosed rear garden features generous paved seating areas, raised borders and artificial lawn, with timber fencing around the boundary.

The property is ideally situated within walking distance of the famous Stray, offering open green space close to home, while Harrogate town centre is also easily accessible. The town provides an excellent range of shops, cafés, restaurants and everyday amenities.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: C

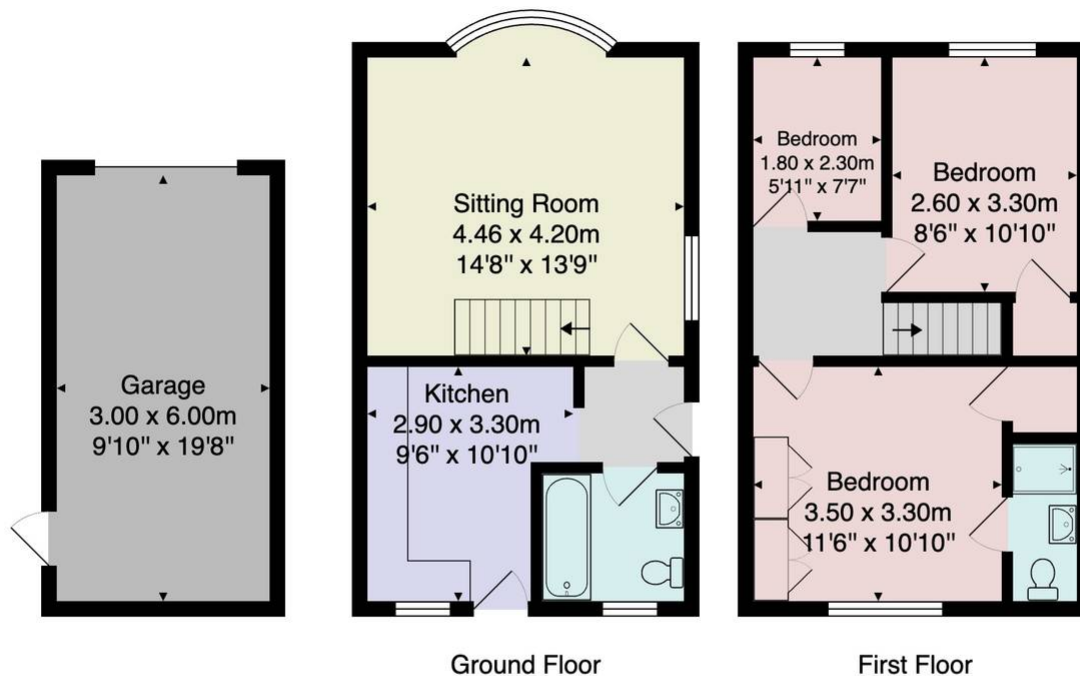


The accommodation comprises an entrance hall, bay-fronted sitting room, fitted kitchen and bathroom. To the first floor are three good-sized bedrooms, with the principal bedroom served by an en-suite shower room. The property also benefits from gas central heating and double glazing.

The sitting room features an electric fire and a bay window. The kitchen is fitted with wood-effect units and dark work surfaces, with an electric hob, integrated oven and space and plumbing for a washing machine. The ground-floor bathroom is fully tiled and fitted with a white suite comprising a bath with shower over, wash basin and WC.

The principal bedroom has fitted wardrobes and a useful cupboard, together with an en-suite shower room fitted with a shower, wash basin, WC and heated towel rail. Two further bedrooms, both with front-facing windows, complete the first-floor accommodation.





Total Area: 69.7 m² ... 751 ft² (excluding garage)

All measurements are approximate and for display purposes only.

No liability is accepted by either the agency or Box Property Solutions Ltd as to the exact measurements of the rooms.

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