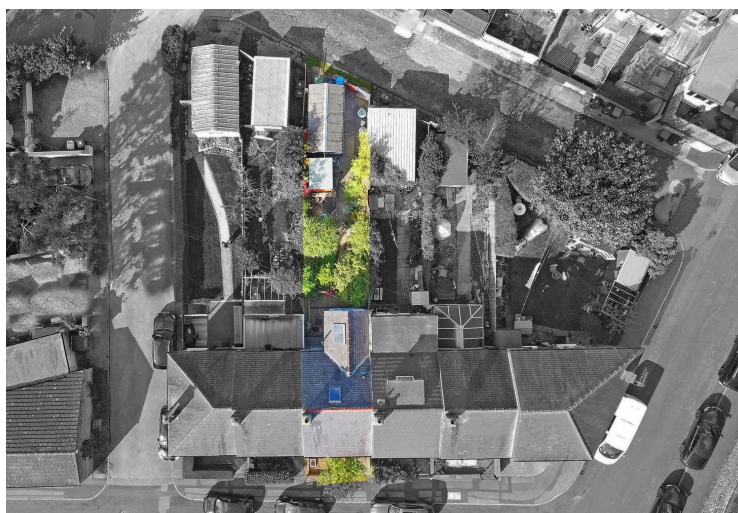




11 Omega Street, Harrogate

£260,000



**YOUR AWARD
WINNING AGENT**

#DARINGTOBEDIFFERENT



A spacious two-bedroom mid-terrace property which has been extended to provide generous and flexible accommodation, complemented by a good-sized rear garden and garage. The property was originally constructed as a three-bedroom house but has since been adapted to create well-proportioned two-bedroom accommodation. NO ONWARD CHAIN.

The property offers an excellent combination of generous reception space, two double bedrooms and useful additional loft space, making it an ideal home for a range of buyers.

OUTSIDE

The property has a tiled roof outhouse currently storing the washing machine and tumble dryer.

Benefiting from a good-sized and attractive rear garden with access from a private road, consisting of a mature medlar tree, timber shed, garage, planted borders and various seating areas. Provides an excellent space for outdoor entertaining and relaxation.

Council Tax band: B

Tenure: Freehold



GROUND FLOOR

SITTING ROOM A spacious reception room with a wood-burning stove providing an attractive focal point.

DINING KITCHEN A superb open-plan L-shaped dining kitchen providing an excellent everyday living and entertaining space. The kitchen is fitted with a range of units offering flexible storage options with space for appliances, whilst the generous dining area has direct access to the rear garden.

FIRST FLOOR

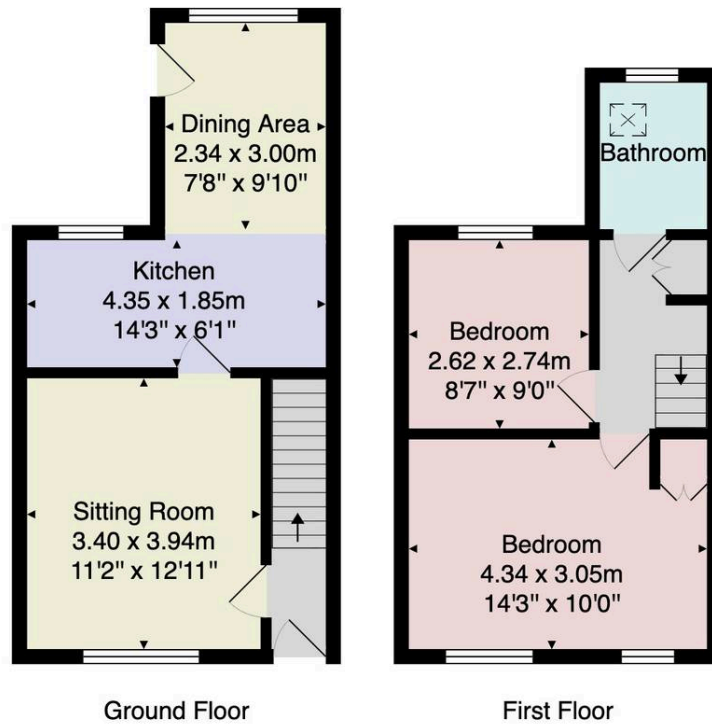
BEDROOM 1 A spacious double bedroom with built-in storage.

BEDROOM 2 A further good-sized double bedroom.

BATHROOM A modern bathroom comprising WC, washbasin, freestanding bath and large walk-in shower.

LOFT ROOM A pull-down ladder provides access to a boarded loft room with skylight window. This currently provides useful storage space and offers potential for further development, subject to obtaining any necessary consents and approvals.





Total Area: 62.7 m² ... 675 ft²

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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