



42 Crimble Meadows, Pannal

£650,000 Guide Price



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A superb 4 bedroom stone built family home forming part of the ever popular and fashionable Crimple Meadow's development.

This stone built property is situated in the heart of the attractive village of Pannal to the south side of Harrogate, well positioned close to open countryside and woodland. Pannal is well placed for daily commuting to Yorkshire Principal Districts and just 10 minutes drive to Harrogate town centre. Village amenities including church, co-op, Marks and Spencer's petrol station, excellent primary school and train station. Offered for sale with no chain.

Outside

Driveway leads to double garage with electric up and over door. A particular feature to the house are the attractive and mature rear gardens with patio area, shaped lawn and planted borders.

Council Tax band: F

Tenure: Freehold

EPC Energy Efficiency Rating: D



The well maintained accommodation benefits from gas central heating, uPVC double glazing in brief comprises: Entrance hall, cloakroom and upstairs cupboard.

Spacious lounge with bay window to front, living flame gas fire and double opening doors to the dining room.

Breakfast kitchen with a range of matching wall and base units, tiled floor and space for good sized table. Separate utility with door to the rear garden and door leading to the garage.

First Floor

Landing with accommodation to roof void.

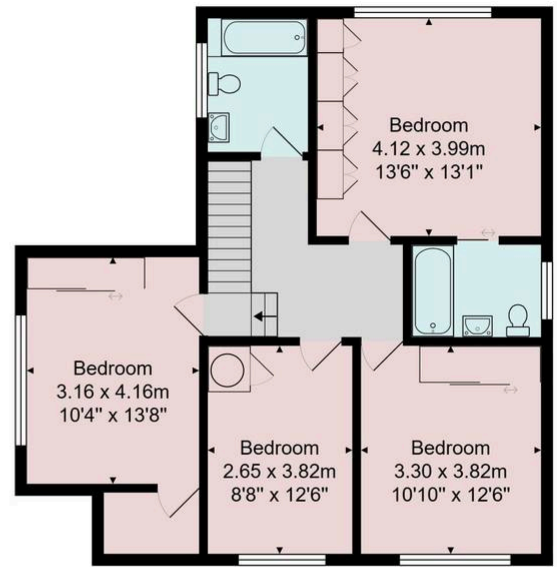
4 good sized bedrooms, the master bedroom benefiting from a generous en-suite bathroom being fully tiled with 3 piece white suite incorporating bath, WC and wash basin.

House bathroom with coloured 3 piece suite incorporating bath, WC and wash basin.





Ground Floor



First Floor

Total Area: 171.6 m² ... 1848 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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