



3 Newland Avenue, Harrogate

£380,000 Guide Price

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A traditional three-bedroom semi-detached home with gardens, garage and driveway, enjoying a quiet cul-de-sac setting within the highly sought-after Saints area of Harrogate. Externally, the property enjoys attractive gardens to both the front and rear, with the front garden being well-stocked with a variety of mature plants and shrubs. A driveway provides off-street parking and leads to a detached garage. The enclosed rear garden offers a private, low-maintenance space, ideal for outdoor seating and entertaining.

Newland Avenue is a small cul-de-sac tucked away just off St Winifred's Road on the south side of Harrogate, close to the Stray. The property is conveniently placed for local shops, amenities, well-regarded schools, Harrogate Hospital, and is ideally situated for commuting to Leeds

Council Tax band: D

Tenure: Freehold

EPC: E



The property now requires modernisation and offers an excellent opportunity for buyers to renovate and create a superb home in one of Harrogate's most desirable locations. The spacious accommodation comprises an entrance hall with stairs to the first floor, a bay-fronted sitting room, dining room, and an extended kitchen with separate utility area and ground floor WC. To the first floor there are three well-proportioned bedrooms, two of which benefit from fitted storage, along with a house bathroom and a separate WC.





Total Area: 90.1 m² ... 970 ft²

All measurements are approximate and for display purposes only.

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