



York Place, Harrogate, HG1 5RH

- No onward chain
- Central Harrogate location
- Two bedrooms
- Open-plan living, dining and kitchen area
- Garage and separate store room
- First-floor apartment with lift access
- Views across the Stray
- Principal bedroom with en-suite
- Character features including high ceilings
- Walking distance to Harrogate town centre and transport links

Guide Price £375,000



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DESCRIPTION

No Onward Chain. This well-presented first-floor apartment on York Place occupies a central Harrogate position and enjoys attractive views across the Stray.

The accommodation comprises two bedrooms, including a principal bedroom with en-suite facilities, an open-plan living and dining area with a modern fitted kitchen, and a separate bathroom. The apartment retains a number of character features, including high ceilings, while large windows provide excellent natural light and enhance the sense of space throughout.

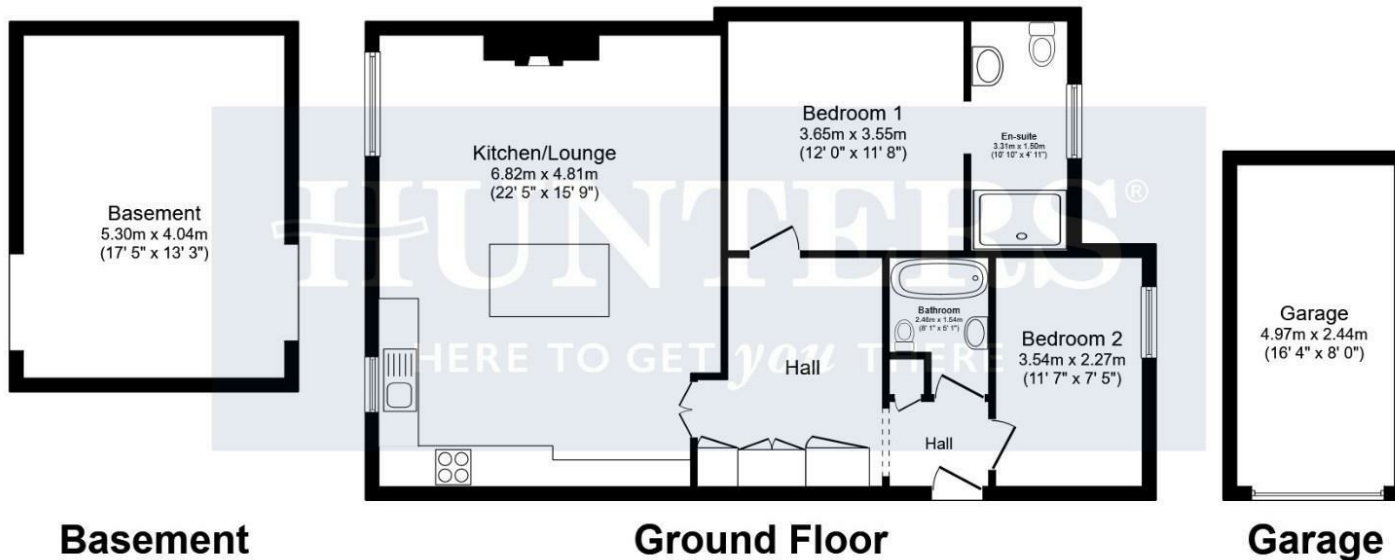
The building benefits from lift access, providing convenient entry to the apartment. In addition, there is a garage to the rear of the property, together with a separate store room, offering valuable parking and storage facilities.

York Place is ideally situated within walking distance of Harrogate town centre, where a wide range of shops, restaurants, cafés and transport links can be found. The Stray is located directly opposite, providing one of the town's most sought-after outlooks and a rare sense of open green space in such a central setting.

Offered with vacant possession and no onward chain, this apartment is likely to appeal to a variety of purchasers, including owner-occupiers, downsizers, those seeking a base in Harrogate, and investors looking for a property in a highly regarded and convenient location.







Total floor area 112.9 sq.m. (1,215 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by propertybox.io



Viewings

Please contact harrogate@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.



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ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

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