



Nesfield Close, Harrogate, HG1 2BL

- CUL-DE-SAC LOCATION
- Very well presented throughout
- Boarded and carpeted loft space with convenient ladder
- Beautiful gardens front and rear
- Convenient location with local amenities
- Two double bedrooms
- Generous proportions
- Good storage solutions
- Unrestricted parking on street and garage
- Council Tax Band B

Guide Price £225,000



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DESCRIPTION

Tucked away in a cul-de-sac location this delightful end terrace home presents an excellent opportunity for those seeking a comfortable and inviting home. With two spacious double bedrooms, this property is perfect for small families, couples, or individuals looking for extra space.

As you enter, you are welcomed into a cosy lounge featuring a gas fire, creating a warm and inviting atmosphere for relaxation or entertaining guests. The well appointed kitchen offers ample cabinetry and working surfaces. The main bedroom boasts built-in wardrobes, providing ample storage while maintaining a tidy and uncluttered space. The second bedroom is equally generous, ensuring that both rooms offer comfort and versatility.

One of the standout features of this property is the stunning landscaped gardens to the rear with further gardens to the front. These gardens provide a serene outdoor space, ideal for enjoying the fresh air, gardening, or simply unwinding after a long day.

Additionally, the loft has been thoughtfully boarded and carpeted, boasting additional eave storage on both sides, complete with a convenient ladder for easy access. This extra space can be utilised for storage or transformed into a hobby room, adding to the overall appeal of the home. There is also additional storage under the stairs and an outdoor shed.

Parking is also a breeze with unrestricted on-street parking and a garage for your convenience.

In summary, this home on Nesfield Close is a wonderful blend of comfort, style, and practicality, making it a perfect choice for anyone looking to settle in the picturesque town of Harrogate. Don't miss the chance to make this charming property your new home.



EPC

Energy rating D

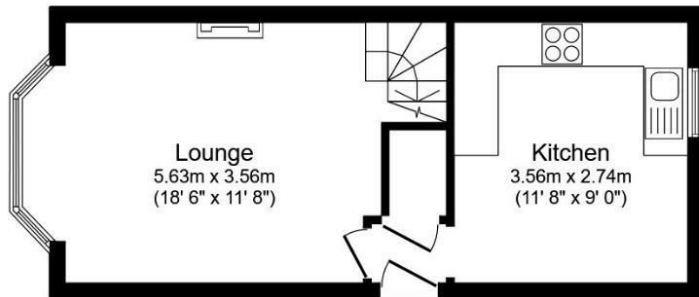
This property produces 4.1 tonnes of CO2

Material Information - Harrogate

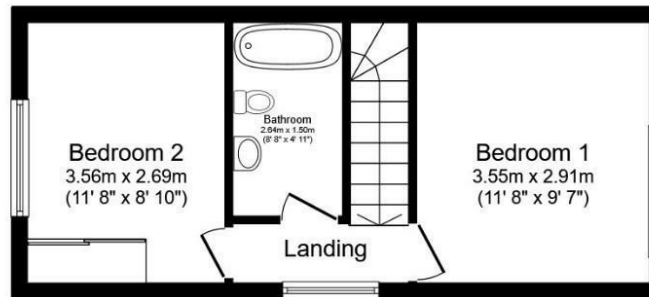
Tenure Type: Freehold

Council Tax Banding: B





Ground Floor



First Floor

Total floor area 61.3 m² (660 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 www.focalagent.com

Viewings

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

Valuations

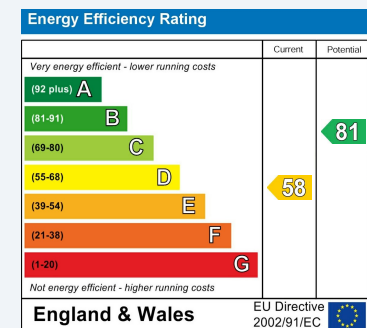
For a valuation of your property, please email the team with your property details, contact information and the times you are available.



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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.



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.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

