



22 Regent Terrace, Harrogate, North Yorkshire, HG1 4BL

£200,000

22 Regent Terrace, Harrogate, North Yorkshire, HG1 4BL

A charming two-bedroom stone-built terraced property with an attractive enclosed courtyard garden, offering generous and flexible accommodation throughout.

Regent Terrace is a popular and established residential street, conveniently located close to excellent local amenities including a parade of shops, and within easy walking distance of Harrogate town centre.





The property opens into a bright and welcoming sitting room, featuring a large front-facing bay window that allows plenty of natural light. Well-proportioned and neutrally decorated, the room provides comfortable living space with a recessed feature fireplace adding character.

To the rear is a spacious dining reception, offering an ideal space for everyday dining and entertaining. The room benefits from wood-effect flooring, useful under-stairs storage and a practical layout with a natural flow through to the kitchen.

The kitchen is fitted with a modern range of units with contrasting work surfaces and tiled splashbacks and is arranged in a practical galley style with excellent workspace and natural light from multiple windows. The kitchen leads through to a useful utility area, providing additional storage and appliance space, with access to the ground-floor bathroom.

The ground-floor bathroom is fitted with a modern white suite comprising a panelled bath with shower over, pedestal wash basin and low-flush WC. Finished with contemporary wall panels and complementary flooring, the room benefits from natural light via a frosted window.

To the first floor there are two well-proportioned double bedrooms, both light and neutrally decorated, offering comfortable and flexible sleeping accommodation with space for bedroom furniture.

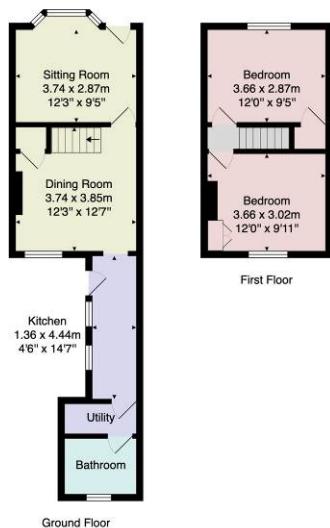
OUTSIDE

Externally, the property enjoys an attractive enclosed courtyard garden to the rear, designed for low maintenance and providing a private outdoor seating area. The space is paved for ease of use and benefits from gated access to the rear.

Tenure - Freehold

Council Tax Band - B





Total Area: 64.3 m² ... 692 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.
Box Property Solutions Ltd retains the copyright on this plan and allows agents to use it with agreed permission.

Verity Frearson

26 Albert Street, Harrogate,
North Yorkshire, HG1 1JT

For all enquiries contact us on:

01423 562531

sales@verityfrearson.co.uk