



2 Oakdale Mews, Cornwall Road, Harrogate

£400,000



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#DARINGTOBEDIFFERENT



A stunning three bedroom mews property, offering high quality accommodation arranged over three levels and occupying a delightful position on the edge of the Duchy Estate. This beautifully presented home features stylish and flexible living space together with landscaped gardens and parking, whilst enjoying easy access to Harrogate town centre via the Valley Gardens and being close to beautiful open countryside.

The accommodation includes an impressive open plan living kitchen with balcony, three bedrooms, modern bathroom and additional lower ground floor reception room.



GROUND FLOOR

A composite entrance door leads into the welcoming reception hall with staircase leading to both the first floor and lower ground floor.

The open plan living and dining kitchen is fitted with a stylish range of units with work surfaces and inset ceramic sink. Appliances include a six-ring gas hob with extractor canopy above, two integrated ovens, integrated fridge and dishwasher. There is space for a dining table and a window to the front elevation.

The sitting area has sliding patio doors leading onto a balcony, creating a bright and attractive entertaining space.

FIRST FLOOR

On the first floor there are three bedrooms, including the principal bedroom which benefits from fitted wardrobes and an en suite cloakroom with WC and washbasin set within a vanity unit.

There is a further double bedroom and an additional bedroom, currently being used as an office.

The accommodation is served by a modern bathroom fitted with a bath, walk-in shower enclosure, WC and washbasin set within a vanity unit.

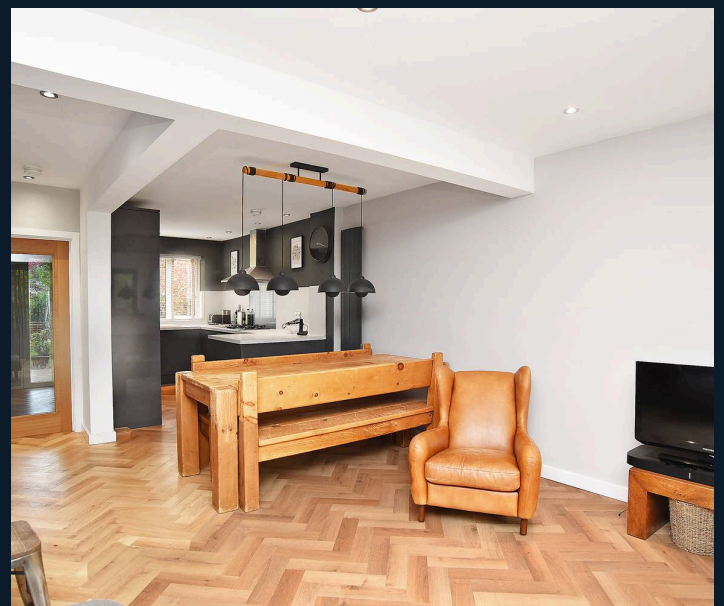
LOWER GROUND FLOOR

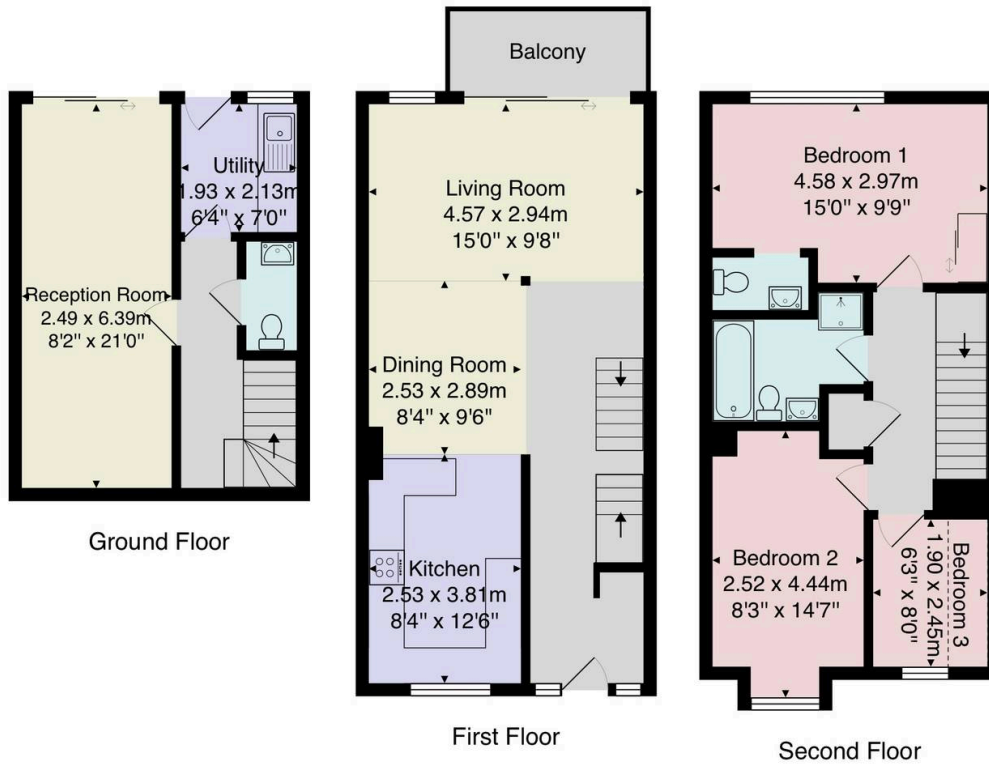
The lower ground floor provides a spacious additional reception room, currently used as a gym, with sliding patio doors leading outside.

There is also a utility room fitted with wall and base units, sink and plumbing for a washing machine, together with a rear access door.

A separate WC with washbasin completes the accommodation on this floor.

OUTSIDE





Total Area: 116.9 m² ... 1258 ft²

All measurements are approximate and for display purposes only.

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