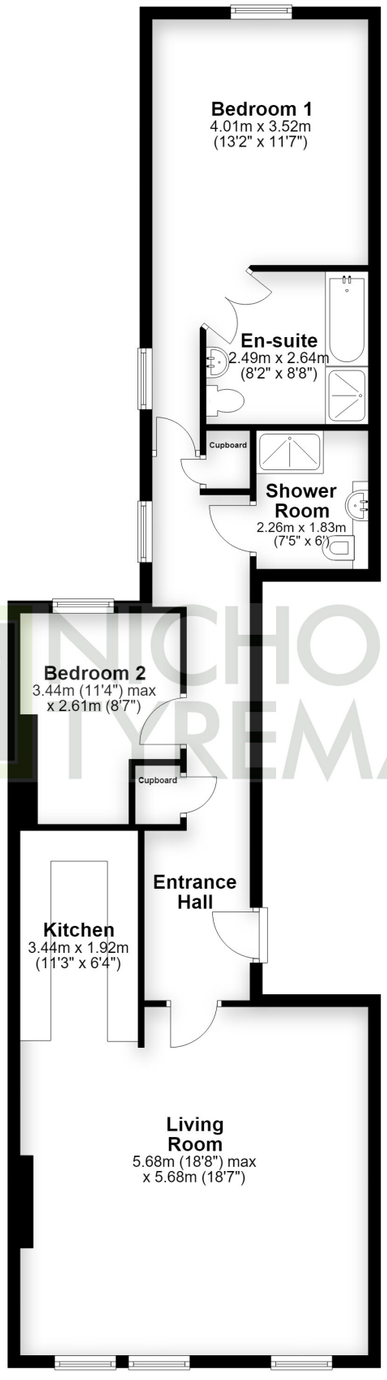
Second Floor



Total area: approx. 89.0 sq. metres (958.5 sq. feet)

This plan is for illustrative purposes only and is not to scale.
All measurements are approximate
Plan produced using PlanUp.

9 Albert Street, Harrogate
North Yorkshire HG1 1JX
Sales: 01423 503076
Lettings: 01423 530744

These particulars are given as guidance only and are expressly excluded from any contract. They give no warranty as to the condition or description and any recipient must satisfy himself on all matters stated herein. The property is offered subject to contract and to its being unsold and unlet. Appointments for viewing and contract of all negotiations shall be through Nicholls Tyreman Estate Agent.

NICHOLLS TYREMAN







APARTMENT 5, PARK GATE
61-63 VALLEY DRIVE, HARROGATE, HG2 0JW

£1,300 PCM

APARTMENT 5 | PARK GATE |61-63 VALLEY DRIVE | HARROGATE | HG2 0JW

A beautifully presented two bedroom, second floor apartment with lift access, enjoying magnificent views across Harrogate's picturesque Valley Gardens.

Entrance Hall | Living Room | Kitchen

Two Bedrooms | En-suite Bathroom | Shower Room

Available Now | Returnable Bond £1,500

Unfurnished | Energy Rating: B | Council Tax: E











Perfectly positioned within easy walking distance of the ever popular Cold Bath Road, with its independent boutiques, cafés and restaurants, and Harrogate's vibrant town centre, this delightful apartment offers an enviable combination of convenience and surroundings.

The spacious accommodation benefits from gas central heating comprises a secure communal entrance with lift and stair access, a private entrance hall with a useful utility cupboard and a generous living room boasting stunning views over the Valley Gardens.

The well-appointed kitchen features a comprehensive range of units and appliances, including an electric oven, gas hob, fridge/freezer, microwave and dishwasher.

The principal bedroom benefits from an impressive en-suite bathroom with both a bath and separate walk-in shower, whilst the second bedroom offers versatility as a guest bedroom or home office, complemented by a separate house shower room.



