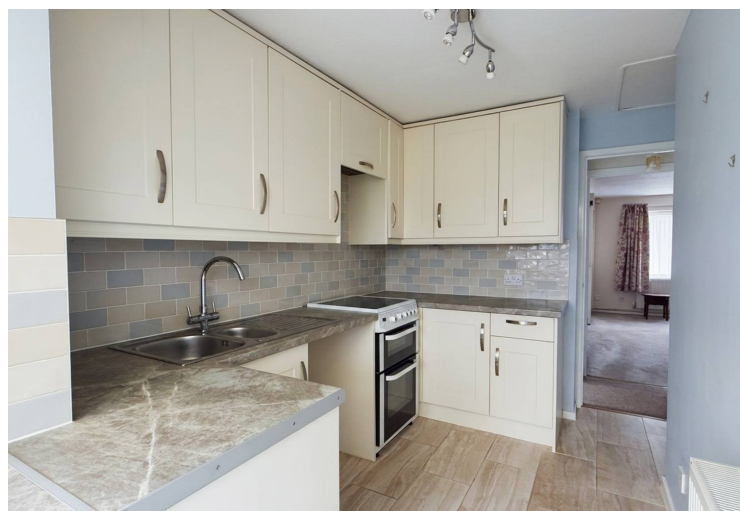




4 Tansy Close, Harrogate

£250,000 Freehold

**VERITY
FREARSON**

**YOUR AWARD
WINNING AGENT**
#DARINGTOBEDIFFERENT



A two-bedroom semi-detached bungalow with off-street parking and an enclosed rear garden, situated in a quiet and convenient cul-de-sac.

ansy Close is a quiet cul-de-sac conveniently situated within easy reach of supermarkets and a wide range of everyday amenities. The property is well placed for road links into Harrogate town centre and beyond, while Harrogate railway station provides mainline connections. A nearby park also offers pleasant walks and recreational space.

Council Tax band: B

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: C

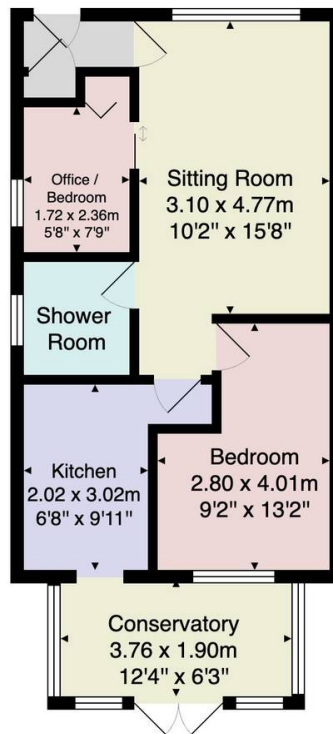


The accommodation comprises an entrance vestibule with a useful storage cupboard and a good-sized sitting room with a feature fireplace. The modern fitted kitchen has a range of wall and base units and extends through to a light and airy conservatory/dining area, with French doors opening onto the rear garden.

There are two bedrooms, including a main bedroom with fitted wardrobes and a second bedroom currently used as an office, together with a shower room.

Outside, a driveway to the side provides off-street parking, complemented by a lawned garden to the front. To the rear is an enclosed garden with a paved patio, lawn, planted borders and a useful timber shed.





Total Area: 52.3 m² ... 563 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.