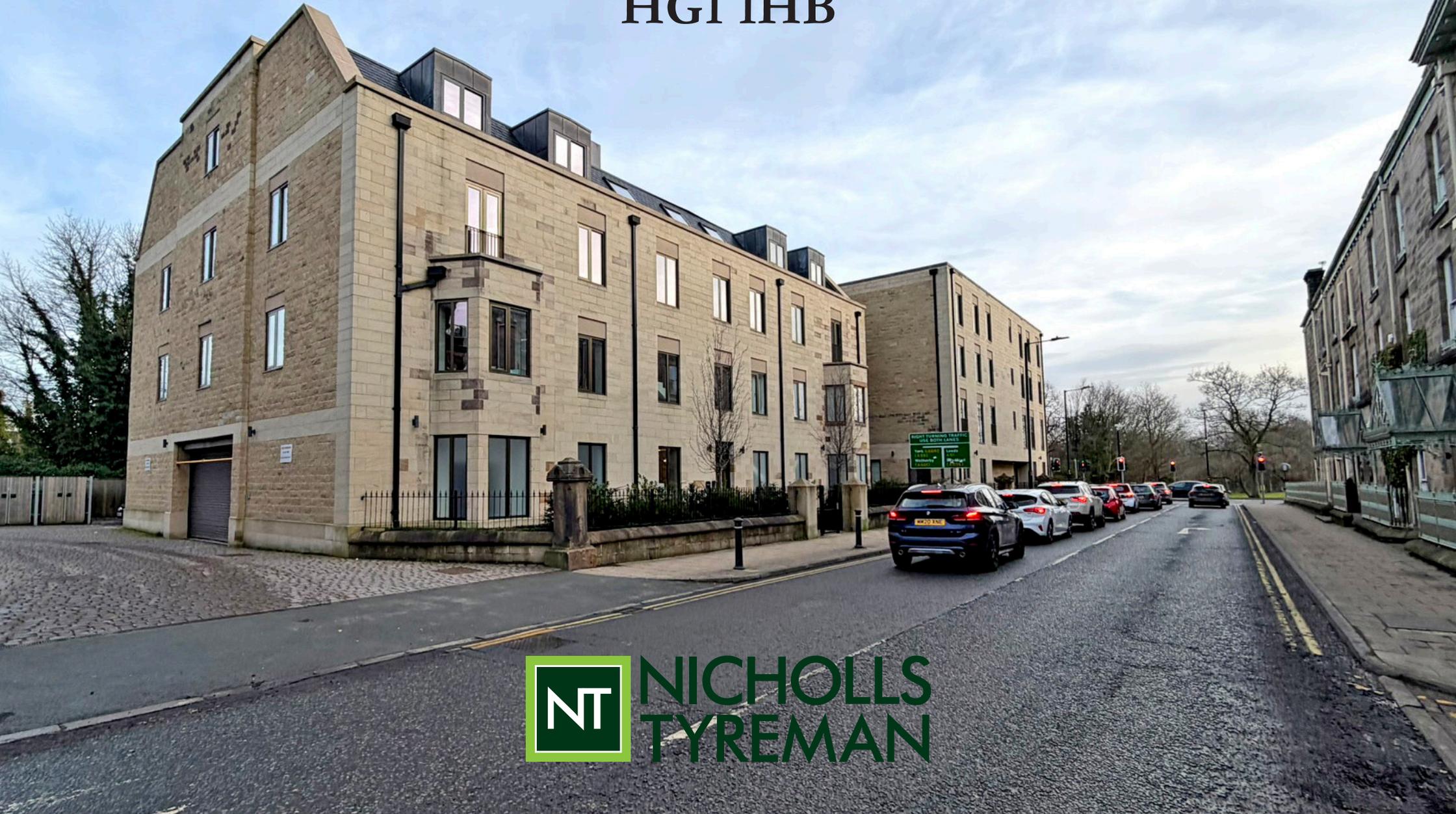


**APARTMENT 10, WESTFIELD HOUSE
107 STATION PARADE
HARROGATE
HG1 1HB**



APARTMENT 10 | WESTFIELD HOUSE | 107 STATION PARADE | HARROGATE | HG1 1HB

A beautifully presented third floor luxury apartment situated within this recently constructed purpose-built block of town centre apartments.

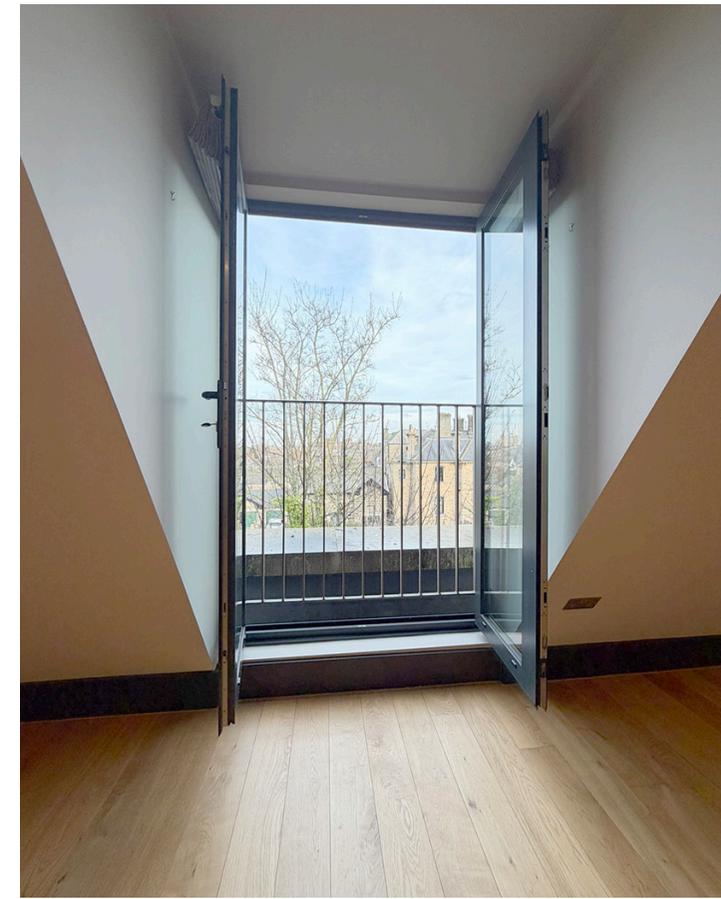
Entrance Hall | Living Room with Juliet Balcony | Dining Area | Kitchen | Store | Utility Room

Bedroom | House Bathroom

Council Tax: D | Energy Rating: B | Tenure: Leasehold

£285,000





The property has the benefit of lift, video entry phone system, electric heating and high quality fixtures and fittings throughout and truly warrants an internal inspection to appreciate the overall size.

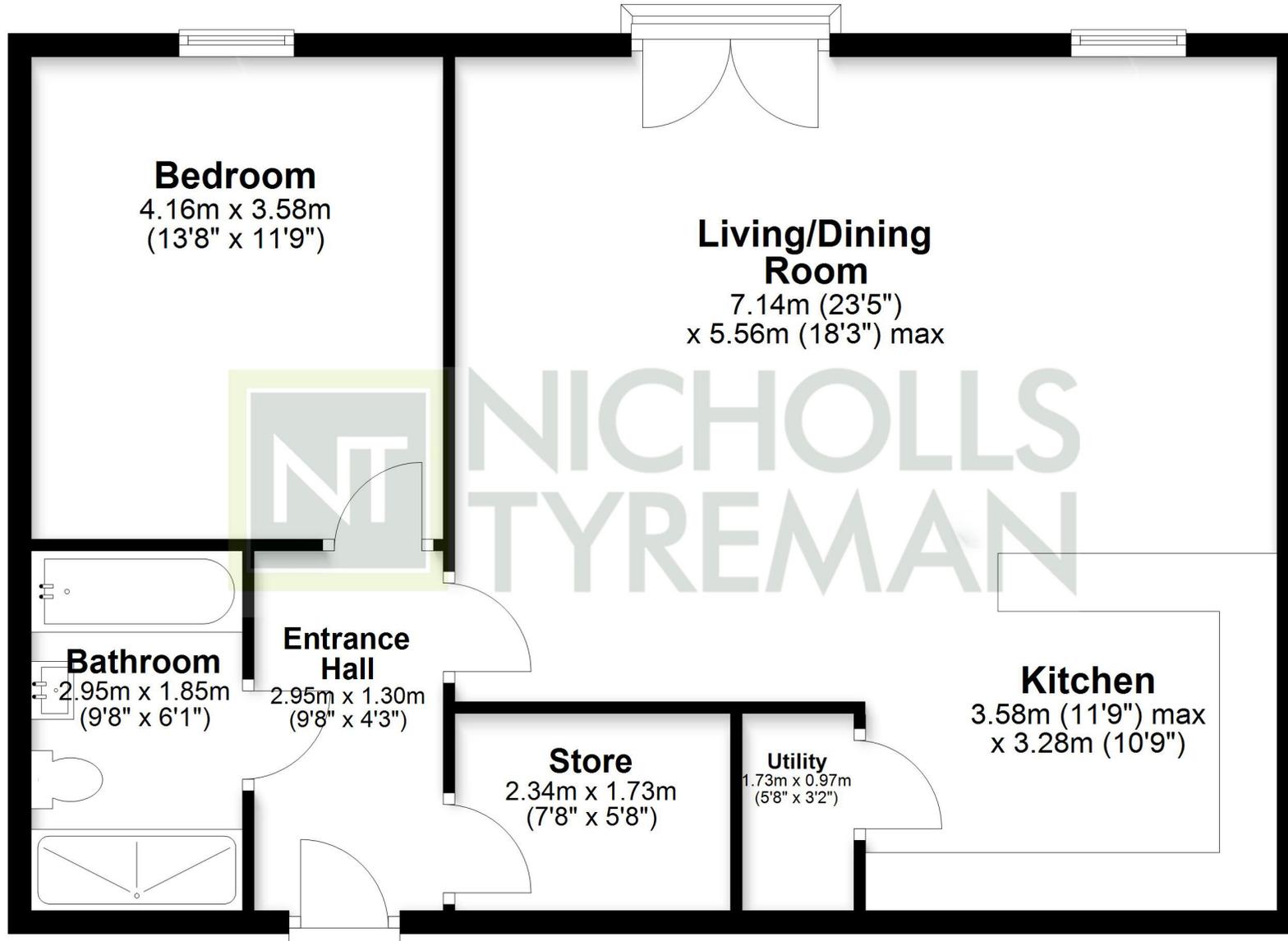
Situated within easy walking distance of Waitrose, Harrogate Stray and the town centre, the property benefits from a welcoming communal hall with lift and staircase to the third floor.

The apartment comprises: Entrance hall with wooden flooring, video entry phone system and incredibly useful spacious fitted store room, extremely large open plan living room, dining area, kitchen with double opening doors with Juliet balcony and outlook towards The Stray, spacious kitchen with peninsula breakfast bar and integrated appliances including oven, microwave, hob, extractor fan, wine cooler, fridge, freezer and slimline dishwasher and separate utility room with plumbing for washing machine and hot water cylinder.

There is also a large bedroom and a fully tiled bathroom with separate shower cubicle



Third Floor



Total area: approx. 76.8 sq. metres (827.2 sq. feet)

This plan is for illustrative purposes only and is not to scale.

All measurements are approximate

Plan produced using PlanUp.



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North Yorkshire HG1 1JX
Sales: 01423 503076 Lettings: 01423 530744

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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.