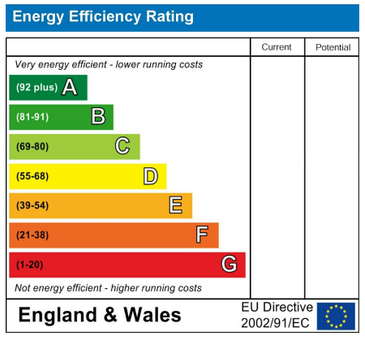
Floor Plan

GROUND FLOOR
913 sq.ft. (84.9 sq.m.) approx.

1ST FLOOR
621 sq.ft. (57.7 sq.m.) approx.

TOTAL FLOOR AREA : 1534 sq.ft. (142.5 sq.m.) approx.

Energy Performance Certificate



Directions

Proceed out of Harrogate on Cornwall Road and at the mini roundabout turn right onto Penny Pot Lane, continue along this road over the bridge and up the hill. Take the first right at the top of the hill onto Queen Ethelburga's Park and following the road round to the right, take the first left onto Old Chapel Close where the property is easily found on your right hand side, clearly marked by a Hopkinsons For

Council Tax Band Tenure Freehold

Agents Notes
We do not set out to avoid our civil and criminal liabilities by using clever use of word or photography however it is not always possible for us to guarantee that everything in our sales material is accurate. We strongly recommend that prospective purchasers seek their own professional advice. No responsibility can be accepted for any expenses incurred by intending Purchasers. We do not check or guarantee the condition of appliances, services or equipment. Equally any verbal statement from our staff forms no point of a contract. If you require written confirmation on any point we will gladly assist.

£600,000

3 Old Chapel Close, Harrogate, HG3 2GG

4 Bedroom House - Detached

A fantastic opportunity to acquire a superb four bedroomed detached family home offering spacious and well planned living accommodation, with an elevated position and located within a quiet cul-de-sac on the outskirts of Harrogate. NO ONWARD CHAIN.

HOPKINSONS
ESTATE AGENTS
16 Princes Street, Harrogate, HG1 1NH
Telephone: 01423 501 201
info@hopkinsons.net

Description

The Property

With gas fired central heating and double glazing throughout the living accommodation comprises, welcoming entrance hall with useful understairs cupboard, downstairs w/c, double doors leading into the spacious lounge with feature fire place and window front and french patio doors to the rear, open plan dining kitchen with dining area, hand made fitted kitchen painted in Farrah and Ball with American style fridge freezer, washing machine, dishwasher, electric hob and single oven and double french doors leading out into the south west facing garden. There is also a side entrance door from the driveway.

On the first floor the landing leads to the Master bedroom with a cathedral ceiling featuring round window and a Juliet balcony, two fitted double wardrobes and an ensuite shower room with modern walk in shower, w/c, hand basin, centrally heated towel rail and marble tiles. Second double bedroom with built in wardrobes, third and fourth double bedrooms both with fitted wardrobes and a house bathroom with shower over the bath, w/c, hand basin, centrally heated towel rail and marble tiles.

Outside

Outside to the front of the property there is a shaped lawn, flower beds and a pathway leading to the front door. The driveway offers parking for multiple vehicles and leads to the double garage (18' x 16'3") which has power, lighting and a side door. To the rear is the south west facing garden which has a good size lawn and plenty of scope to create a patio area with the double doors leading out from the lounge and kitchen which would create a great entertaining area.

Surrounding Area

Benefitting from a superb location with countryside walks close by and within easy reach of the amenities of Harrogate's town centre with a range of shops, restaurants, bars, theatre, cinema's and fantastic transport links via bus and train to York, Leeds and London and a 20 minute drive to Leeds Bradford International airport.