





237a Woodfield Road, Harrogate

£335,000 Guide Price

VERITY FREARSON

YOUR AWARD WINNING AGENT

#DARINGTOBEDIFFERENT



An extended and well-presented three-bedroom semi-detached home with enclosed gardens, a garage and driveway, situated in a convenient North Harrogate location close to local amenities, the town centre and open countryside, including Nidd Gorge.

Much loved by the same family for over forty years, the property offers generous, flexible accommodation.

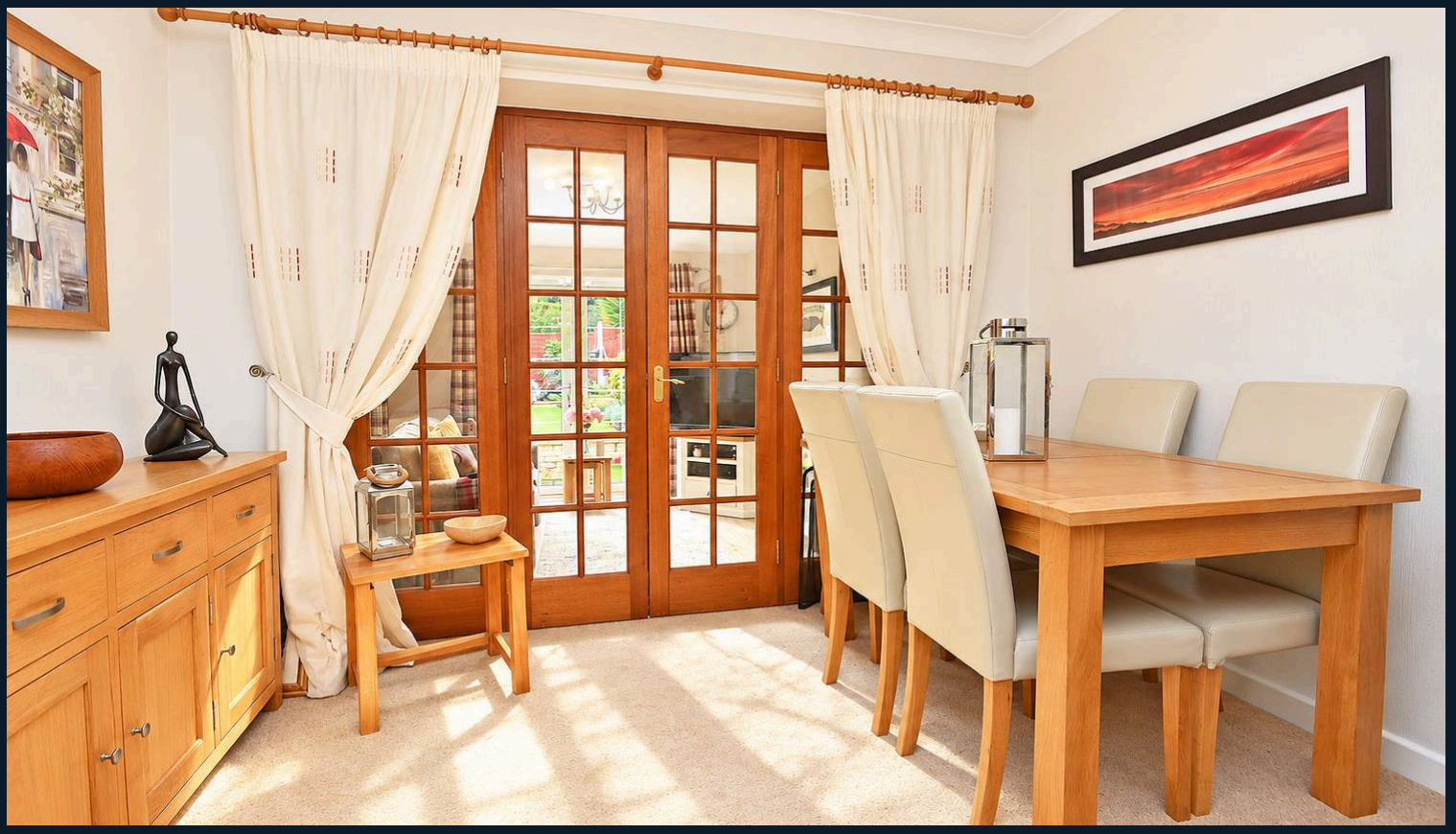
To the front, a paved driveway provides ample off-street parking and leads to the garage. The enclosed rear garden features a generous lawn, paved seating areas, established planting and a greenhouse.

Woodfield Road is a quiet residential road in North Harrogate, well placed for local amenities and a short distance from the town centre. Open countryside, including Nidd Gorge, is also close by.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating:

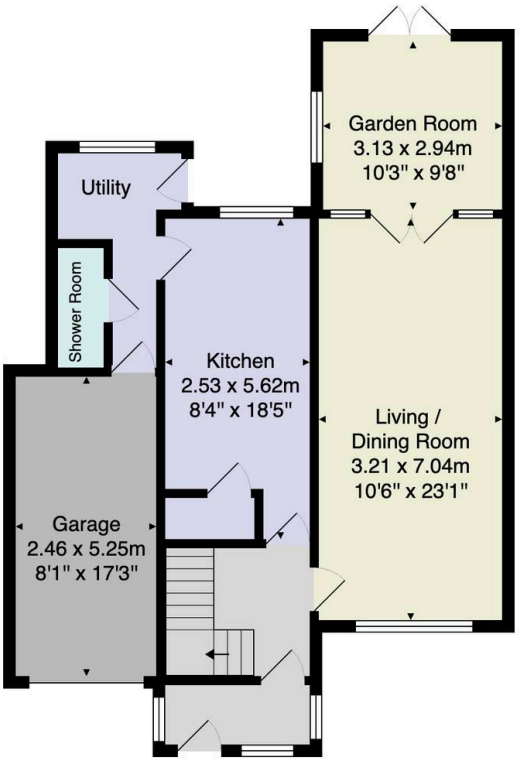


An entrance porch opens into the hallway. The spacious living and dining room features a fireplace and leads through to an additional reception room, with glazed doors opening onto the garden. A recently fitted kitchen is complemented by a utility room and ground-floor shower room, with access through to the garage. To the first floor are three bedrooms, including two doubles, one with fitted wardrobes, and a third bedroom. The modern house bathroom is fitted with a bath and shower over, a wash basin set within a vanity unit and a WC.To the front, a paved driveway provides ample off-street parking and leads to the garage. The enclosed rear garden features a generous lawn, paved seating areas, established planting and a greenhouse. Woodfield Road is a quiet residential road, well placed for local amenities and a short distance from Harrogate town centre. Open countryside, including Nidd Gorge, is also close by.

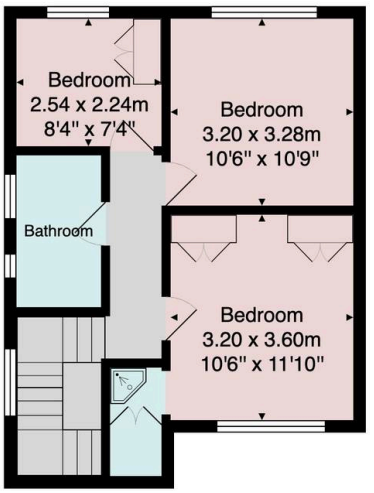


An extended three-bedroom semi-detached home, much loved by the same family for over forty years, offering generous reception space, an enclosed landscaped garden, garage and driveway. It occupies a quiet residential position in North Harrogate, close to local amenities, the town centre and the open countryside around Nidd Gorge. An entrance porch opens into the hallway. The spacious living and dining room features a fireplace and leads through to an additional reception room, with glazed doors opening onto the garden. A recently fitted kitchen is complemented by a utility room and ground-floor shower room, with access through to the garage. To the first floor are three bedrooms, including two doubles, one with fitted wardrobes, and a further bedroom. The modern house bathroom is fitted with a bath and shower over, a wash basin set within a vanity unit and a WC.





Ground Floor



First Floor

Total Area: 108.1 m² ... 1164 ft² (excluding garage)
All measurements are approximate and for display purposes only.
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