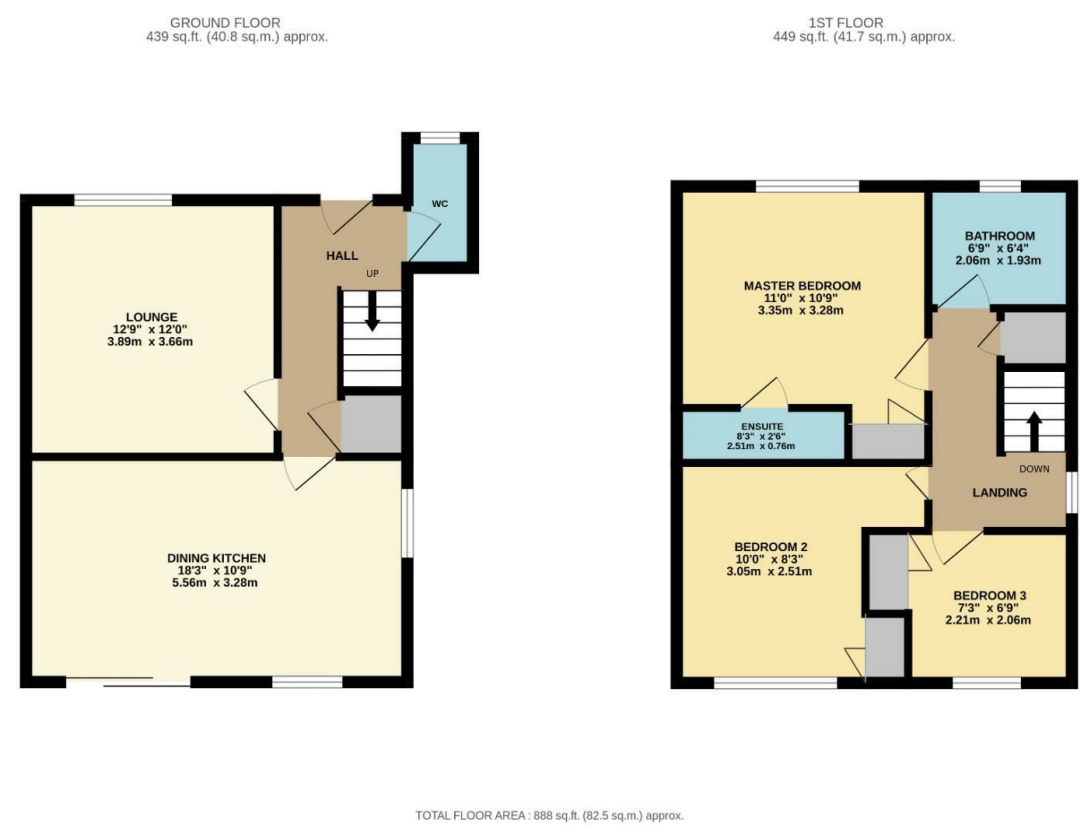
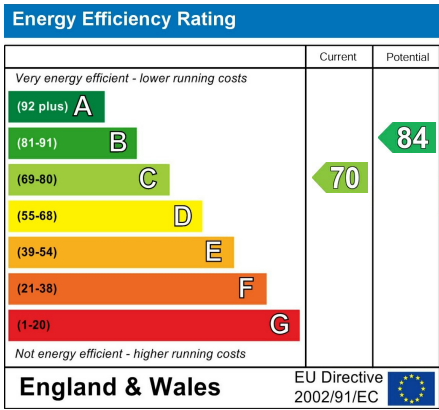


Floor Plan



Energy Performance Certificate



Directions

Proceed out of Harrogate on Ripon Road A61. At the Hydro lights turn left onto Jennyfield Drive. Continue passed the Coop and parade of shops where you will find a turning into Saltergate Drive. Take the first right onto Yarrow Drive and then the first right into Juniper Way. Following the road round to the right, the property is found on your right hand side.

Council Tax Band D 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.



£385,000

4 Juniper Way, Harrogate, North Yorkshire, HG3 2YD 3 Bedroom House - Detached

A very well presented three bedroomed detached family home offering well proportioned living accommodation throughout, a low maintenance garden, outbuilding/office pod and benefitting from a great location with a wide range of amenities and a regular bus route into Harrogate's town centre.



HOPKINSONS
E S T A T E A G E N T S

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

Description

Ground Floor

With gas fired central heating and double glazing the living accommodation comprises; entrance hall, downstairs w/c, spacious lounge with feature fireplace, spacious open plan dining kitchen with modern fitted units, gas hob, extractor fan and integrated appliances including; dishwasher, fridge freezer, eye level double oven, microwave and washing machine. There is also a breakfast bar and a dining area with doors leading out into the rear garden, which creates great entertaining area.

First Floor

On the first floor the landing leads to the Master bedroom with a built in wardrobe and ensuite shower room which has a walk in shower, w/c and hand basin. Second double bedroom with a built in wardrobe, a good sized third bedroom also with a built in wardrobe and a modern house bathroom with bath, w/c and hand basin. There is also a useful storage cupboard on the landing and access into the loft space offering useful storage.

Outside

Outside to the front of the property are well stocked flower beds and steps leading up to the front door. There is a driveway which offers off street parking for multiple vehicles, with an EV charging point and leads to the single garage which has power and lighting. To the rear of the property is a fully enclosed private garden, with a patio area, perfect for barbecues and entertaining and a slightly raised astro turf area. A real selling point of the property is the office pod which is fully insulated and has power, heating and lighting and offers a variety of uses, currently used as a Dog Grooming Salon it could be changed into further accommodation, office space, studio etc.

Surrounding Area

Located in the popular Jennyfields area of Harrogate there are a wide range of amenities, primary school, Hydro swimming pool/gym and a regular bus route into Harrogate's town centre and its wide range of shops, bars restaurants and transport links to Leeds, York and London via rail. There are also lovely countryside walks close by on Killinghall Moor.

