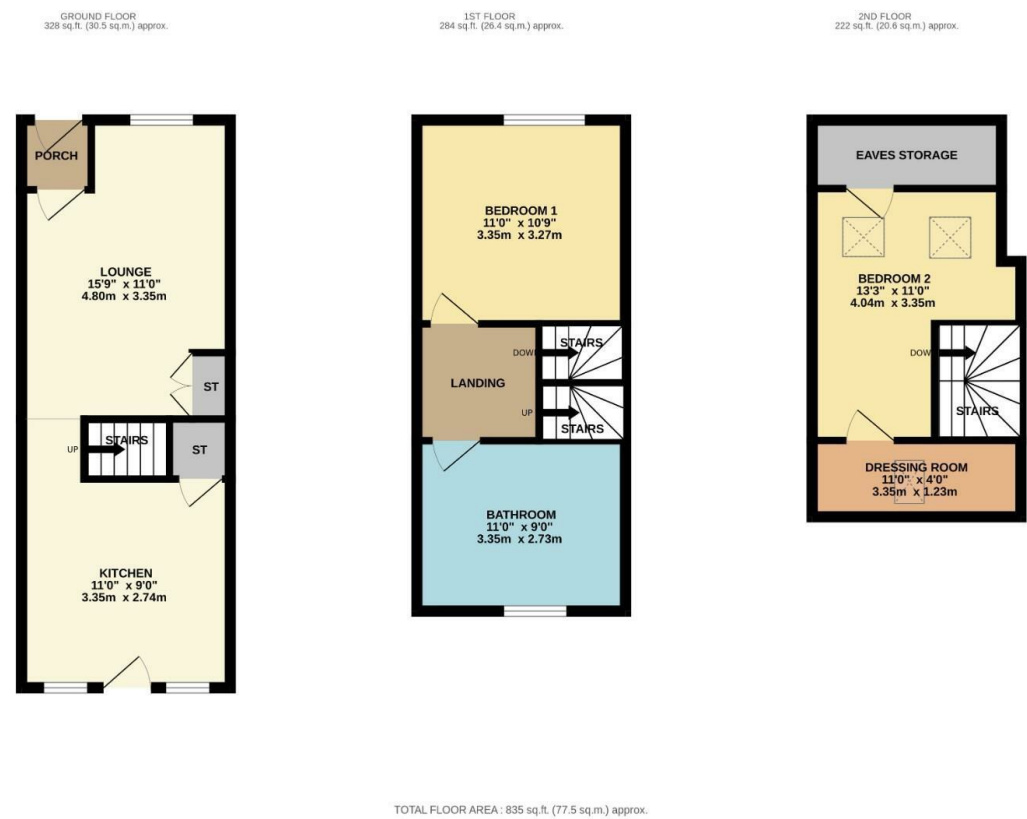
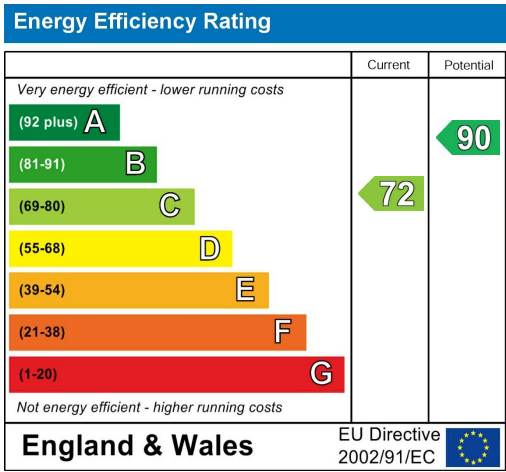


Floor Plan



Energy Performance Certificates



Directions

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.



£259,500

30 Wharfedale Avenue, Harrogate, HG2 0AU

2 Bedroom House - Terraced

A beautifully presented three story inner townhouse that offers gas fired central heating and replacement windows located in a popular sought-after position off Otley Road.
No chain involved.



HOPKINSONS

ESTATE AGENTS

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

Description

The property briefly comprises: entrance vestibule, delightful lounge with feature fireplace and useful storage cupboards.

The modern kitchen briefly comprises of useful storage cupboards with sink unit and an undercounter fridge, dishwasher and washing machine. There is a four ring gas hob with an electric oven incorporating a grill. Concealed valliant central heating boiler and a useful understairs store.

At first floor there is the principal bedroom that is currently used as a sitting room that features double glazed windows to the front and a decorative fireplace. There is a full width character house bathroom with both a walk-in corner shower and freestanding bath.

On the top floor there is a further bedroom with useful eaves storage areas.

Outside to the front of the property there is a small hedge and at the rear an enclosed private garden area with useful storage shed and pleasant sitting areas that face West

