



Mayfield Grove, Harrogate HG1 5EY

welcome to

Mayfield Grove, Harrogate

A beautifully presented three-bedroom, stone-built end-terrace period home, situated in a highly desirable and convenient location close to Harrogate town centre. Ideally positioned to take advantage of Harrogate's excellent amenities

Basement Cinema Room

This spacious basement room is currently used as a cinema room and has a heater and spotlights.

Utility Room

This useful utility room has a heater, space for a washing machine and tumble dryer, work surface and spotlights.

Ground Floor Lounge

A generous lounge with a front facing composite exterior door, front facing double glazed bay window with shutters. radiator and tall skirting boards.

Dining Kitchen

A good sized dining kitchen fitted with a range of wall and base units with co-ordinated Granite work surfaces, inset 1 1/2 sink and drainer unit, integrated oven, grill and hob with extractor over, spotlights, radiator, rear facing double glazed window, Velux and double glazed double doors leading to the rear garden.

Inner Hall

With staircases to both the basement and first floor.

First Floor First Floor Landing

With doors to the first floor rooms and staircase to the second floor.

Bedroom One

A good sized double bedroom with two front facing double glazed windows and a radiator.

Bedroom Two

Currently used as an office with a rear facing double glazed window and a radiator.

Bathroom

A modern bathroom fitted with a bath with shower over, wash basin, W.C., heated towel rail and a rear facing double glazed window.

Second Floor Bedroom Three

This generous bedroom has a side facing double glazed window, two front facing Velux windows, spotlights, radiator, dressing area and door to en-suite.

En-Suite Shower Room

Fitted with a shower cubicle, drawer unit with inset wash basin, W.C., fully tiled walls and floor, spotlights, heated towel rail and rear facing Velux window.

Exterior

To the rear is an enclosed courtyard style garden with a decking area ideal for relaxing and entertaining.





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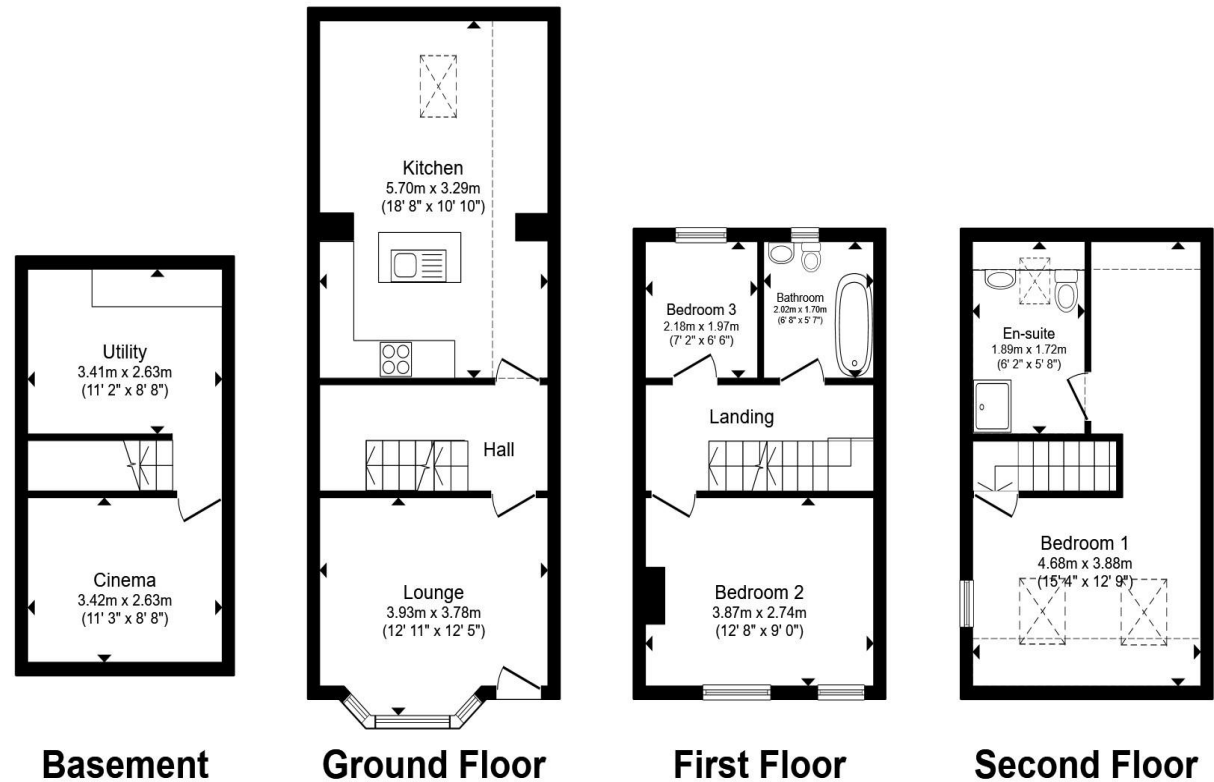
Mayfield Grove, Harrogate

- Three bedroom stone built end of terrace
- Beautifully presented throughout
- Accommodation over four floors
- Cinema room and utility in the basement
- Large third bedroom to the second floor with en-suite

Tenure: Freehold EPC Rating: C

Council Tax Band: C

£315,000



Total floor area 121.4 m² (1,307 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io


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