



Hartwith Drive, Harrogate, HG3 2XN

- Refurbished two-bedroom semi-detached
- Large generous plot
- Open parkland outlook
- Stunning new kitchen
- Modern bathroom
- Planning for four-bedroom extension
- Landscaped gardens
- Ample off-road parking
- Two double bedrooms

Guide Price £290,000



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DESCRIPTION

A beautifully presented and recently refurbished two-bedroom semi-detached home, occupying a particularly generous plot with ample off-road parking, beautifully landscaped gardens and a superb open outlook over the adjoining parkland. Planning permission has been granted to extend the property, creating a substantial four-bedroom family home.

Thoughtfully updated and modernised by the current owners, the property offers stylish and comfortable accommodation comprising a welcoming sitting room, impressive newly fitted dining kitchen with doors leading to the garden, two good-sized double bedrooms and a modern family bathroom.

The newly fitted kitchen features a range of wall and base units, induction hob, electric oven, integrated dishwasher and washing machine, together with space for a fridge. There is also a newly installed combination boiler with modern smart heating controls. The sitting room benefits from a front-facing window with fitted shutters, while bedroom one has fitted wardrobes and shutters.

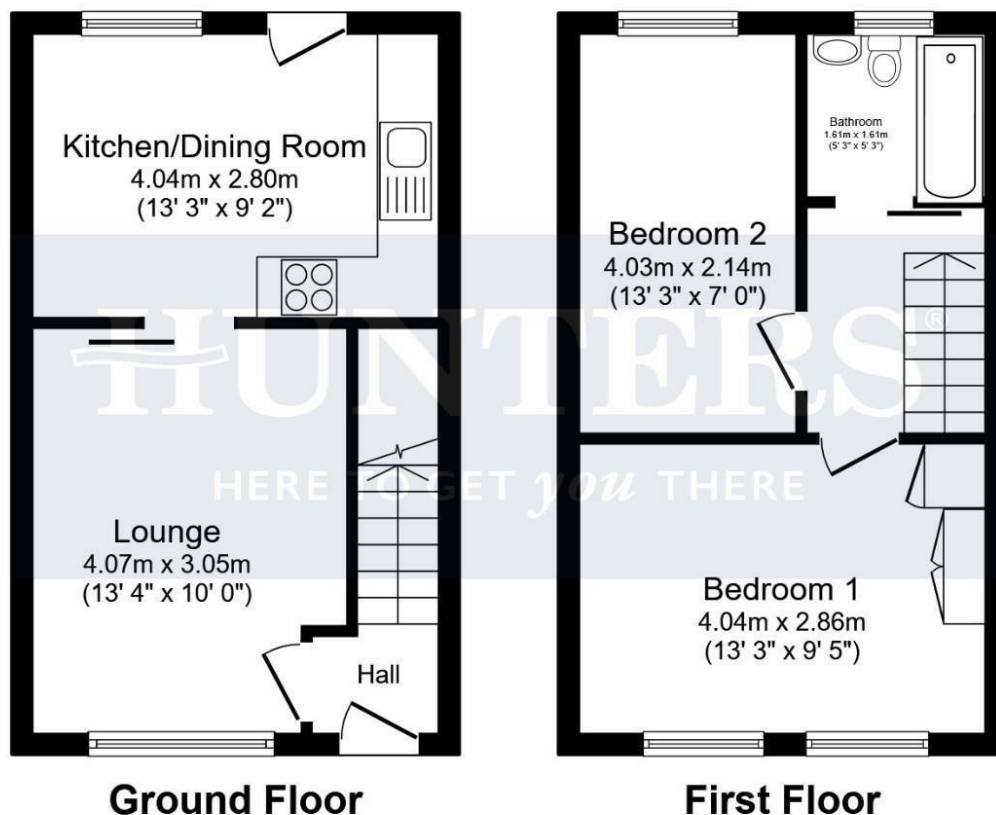
Outside, the property occupies an unusually large plot, with a generous driveway providing ample off-street parking and beautifully landscaped gardens extending to the front and side, patio seating area, with lawns, well-stocked borders, established planting and patio areas. The rear enjoys a fantastic open aspect over the adjoining parkland, creating a wonderful sense of space and privacy.

The extensive space to the side and rear provides an exciting opportunity to take advantage of the planning permission already granted to extend the property into a four-bedroom home.

Hartwith Drive is a quiet residential location, conveniently situated for a range of local amenities and within easy reach of the town centre. The combination of a recently refurbished home, substantial plot, landscaped gardens, ample parking, parkland outlook and approved extension plans makes this an exceptional opportunity.







Total floor area 55.2 sq.m. (594 sq.ft.) approx

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Viewings

Please contact harrogate@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

Valuations

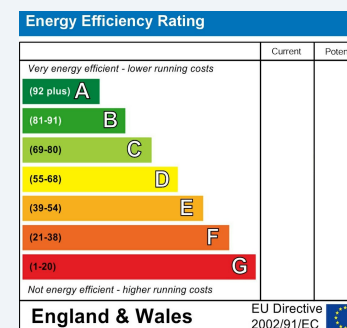
For a valuation of your property, please email the team with your property details, contact information and the times you are available.



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ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



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