



## Jessamine Terrace, Spofforth, HG3 1AX

- Mid terrace house located in the desirable village of Spofforth
- Spacious open-plan kitchen and dining area
- South west facing garden with views
- Well-connected to public transport links
- Located in a friendly and sought-after neighbourhood
- Three well-proportioned bedrooms, including two doubles
- Bright and welcoming interior with a practical layout throughout
- Off-road parking to the front of the property
- Close to a range of local amenities, shops, and services
- Council Tax Band B

**Guide Price £275,000**



# Jessamine Terrace, Spofforth, HG3 1AX

## DESCRIPTION

Situated in the desirable village of Spofforth, this charming mid-terrace house offers a perfect blend of comfort and convenience. With three well-proportioned bedrooms, including two doubles and one single, this property is ideal for families or those seeking extra space.

The heart of the home is the open-plan kitchen and dining area, recently renovated to a high standard and featuring a full range of integrated appliances, including a fridge freezer, microwave, oven, hob, dishwasher, and washing machine. The kitchen also benefits from a dual aspect, allowing for plenty of natural light and creating a bright, welcoming space for both cooking and entertaining. Adjacent to this is a separate dual-aspect lounge, offering a cosy yet airy retreat for relaxation.

One of the standout features of this home is the generous south-west facing garden, perfect for enjoying afternoon and evening sunshine. The garden also offers pleasant views and direct access into Millenium Gardens, enhancing both convenience and outdoor lifestyle appeal.

Additional benefits include a brand new boiler installed in November 2025, ensuring energy efficiency and peace of mind, as well as off-road parking at the front of the property for added convenience.

Situated in a sought-after location, the property is well-connected to public transport links and local amenities, making daily life effortless. Whether commuting to work or enjoying the vibrant local community, everything you need is within easy reach.

This delightful home in Jessamine Terrace is a wonderful opportunity for those looking to settle in a friendly neighbourhood with excellent facilities. Don't miss your chance to make this property your own.



## EPC

Energy rating D

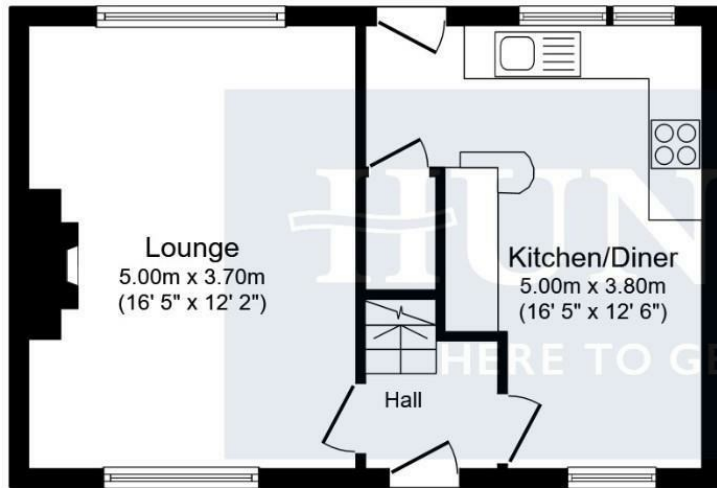
This property produces 3.1 tonnes of CO2

Material Information - Harrogate

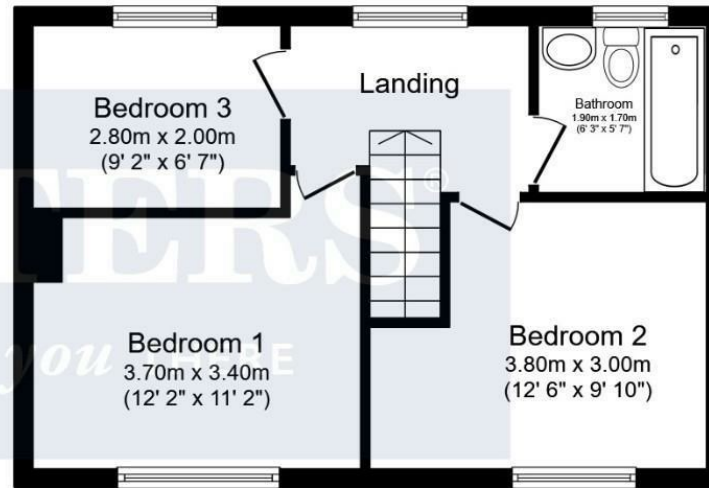
Tenure Type: Freehold

Council Tax Banding: B





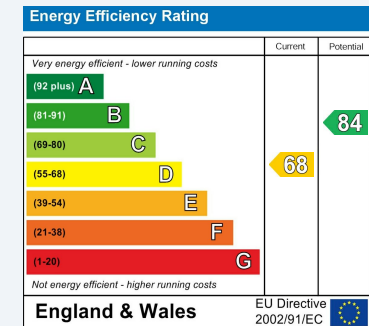
**Ground Floor**



**First Floor**

## 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.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

**THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.



### Viewings

Please contact [harrogate@hunters.com](mailto: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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Total floor area 76.0 sq.m. (818 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 [propertybox.io](https://propertybox.io)