



4 St. Georges Walk, Harrogate

£535,000 Freehold

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A superb four-bedroomed detached family house occupying a good plot in this popular and highly convenient residential district. St George's Walk forms part of a popular residential district on south side of Harrogate, within walking distance of the town centre via the famous Stray. The area is well served by local shops and services and is within the catchment area of excellent primary and secondary schools. A particular feature to the house are the generous rear gardens. Sure to appeal to a range of buyers , an early viewing is strongly recommended. Offered for sale with no chain.

The accommodation benefits from gas central heating, double glazing, modern kitchen and bathroom fittings.

Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating:



GROUND FLOOR

ENTRANCE HALL With oak flooring and useful under-stairs storage cupboard.

CLOAKROOM Fitted with a low flush WC and pedestal wash hand basin with tiled splashback. Tiled floor and double glazed window to front.

LOUNGE A spacious room with double glazed bay window to front, two further windows to side, oak flooring and fireplace with stone surround and tiled hearth with fitted living flame gas fire.

DINING ROOM With double glazed double French doors leading to the rear garden and oak flooring.

KITCHEN Fitted with a modern range of wall and base units and including built-in cooker/hob, dishwasher and fridge. Double glazed window to rear.

UTILITY ROOM With fitted base units having inset sink unit, plumbing for washing machine, gas fired central heating boiler and modern exterior door to rear.

FIRST FLOOR

LANDING

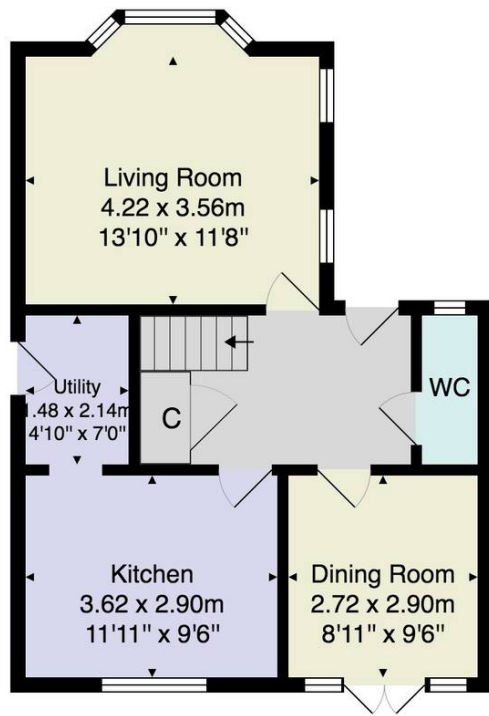
BEDROOM 1 A double bedroom with double glazed windows to front and two fitted double wardrobes.

EN-SUITE SHOWER ROOM Fitted with a modern suite comprising low flush WC, pedestal wash hand basin and corner shower cubicle. With fully tiled walls and floor, chrome ladder style heated towel rail and double glazed window to side.

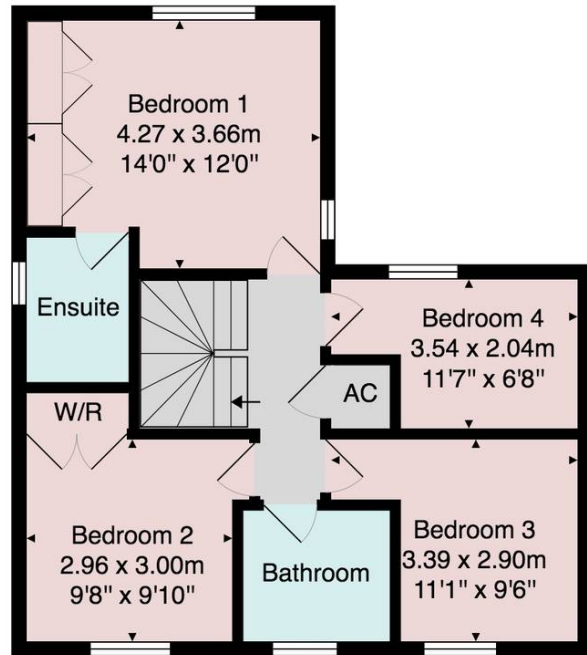
BEDROOM 2 A double bedroom with double glazed window to rear and fitted double wardrobe.

BEDROOM 3





Ground Floor



First Floor

Total Area: 107.2 m² ... 1154 ft²

All measurements are approximate and for display purposes only.

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