



BIRSTWITH ROAD

£395,000



ANDREW HILL

Birstwith Road

42 Birstwith Road, Harrogate, North Yorkshire, HG1 4TQ

An attractive and traditionally built semi detached house, exceptionally well maintained throughout, featuring a beautiful private and enclosed rear garden.

Neutrally decorated, the spacious family sized accommodation includes an atrium style entrance porch, entrance hall, downstairs cloakroom/W.C., sitting room, dining room opening into the kitchen area refitted with a range of contemporary units, modern conservatory, 3 first floor bedrooms, traditional style bathroom and landing with pull-down ladder to the boarded loft which has power and light.

Well stocked front garden, covered car port and a resin drive provides parking for 3 cars.

Outstanding rear garden, totally enclosed and made private by mature hedging and tall fencing. Lawn, stocked borders and stone paved patio. Sumer house. Shed with power and light.

The property is located in a popular and well established residential area, not far from The Stray and so close to nearby shops and amenities.

A great family home with a wonderful garden in pristine condition.

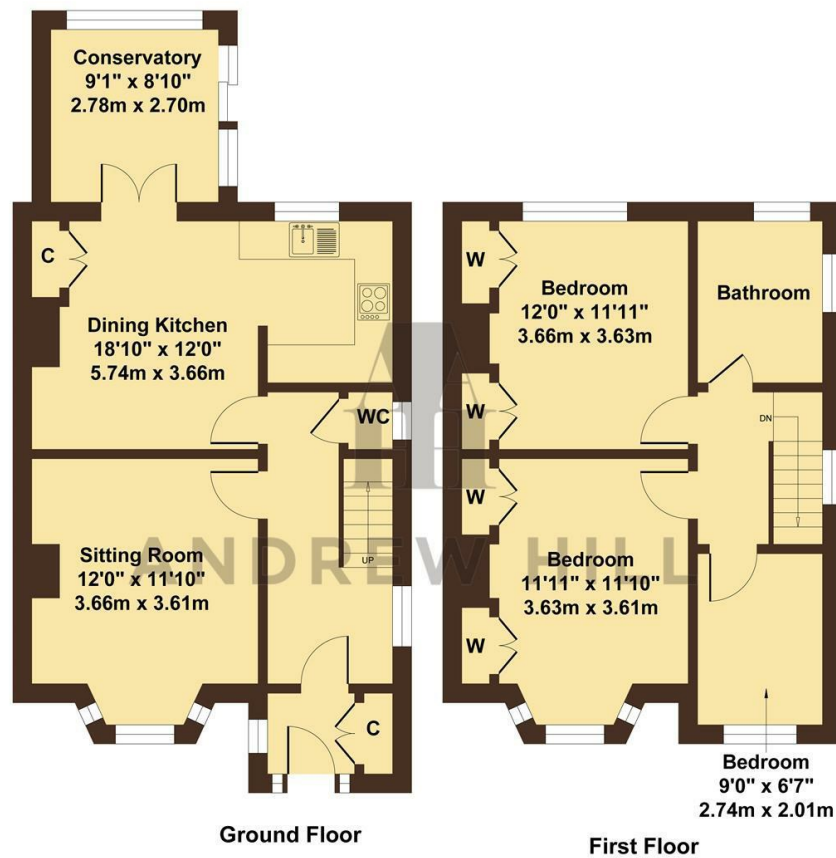




- Traditional Semi Detached House
- Modern Conservatory
- Well Maintained Throughout
- Viewing Advised

- 3 Bedrooms
- Fantastic Garden
- Neutral Decor

- Contemporary Kitchen/Dining Room
- Resin Drive For Parking
- Established Location



Services

Mains services connected.
 Gas central heating.
 Sealed unit double glazing.
 Cavity wall insulation.
 EPC rating C.
 Council tax band C.
 Approx 990 sq ft.

9 Princes Square, Harrogate, North Yorkshire, HG1 1ND
 T: 01423 528528
 E: hello@andrewhill.co
www.andrewhill.co



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