



1 Wayside Terrace, Huby

£325,000 Guide Price



**YOUR AWARD
WINNING AGENT**

#DARINGTOBEDIFFERENT



A good sized three bedroom semi-detached house, occupying a convenient village position on the south side of Harrogate and benefiting from an attractive garden and off-road parking. The property is ideally located between Harrogate and Leeds, within a one minute walk of Weeton railway station which provides direct access to Leeds, Harrogate and York and is a moments walk away from a bus stop for access to Otley, Leeds Bradford Airport and Harrogate.

The accommodation is well proportioned throughout and includes two reception rooms, modern kitchen, three bedrooms and a house bathroom, making it well suited to a range of purchasers.

EPC: F. Council Tax: C. Freehold



GROUND FLOOR

The property opens into a spacious reception hall which leads through to the main living accommodation.

There is a generous sitting room with a stone fireplace and window overlooking the garden.

A separate dining room provides a further reception space.

The kitchen is fitted with a range of modern units and includes an electric hob, oven and integrated dishwasher.

FIRST FLOOR

On the first floor there are three good sized bedrooms together with a house bathroom fitted with a suite comprising WC, washbasin and bath with shower above.

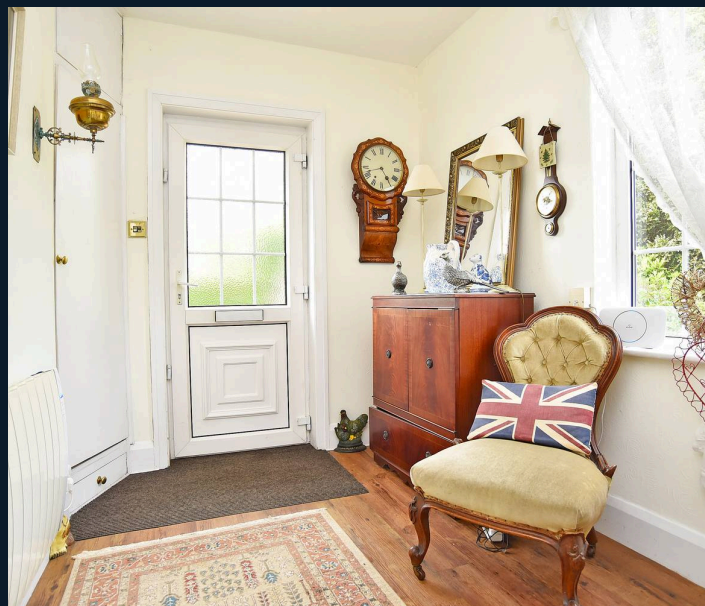
OUTSIDE

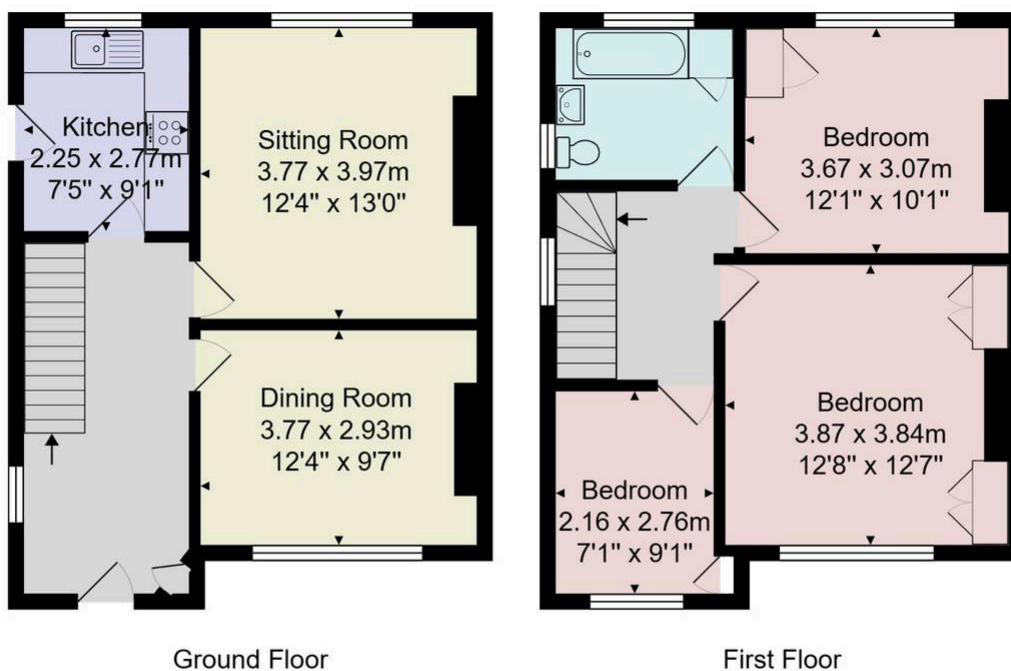
A driveway provides off-road parking.

To the rear there is an attractive garden laid mainly to lawn with sitting areas and a timber garden shed.

AGENT'S NOTE

The property benefits from an electric heating system. There is no mains gas connected to the property, although all other mains services are available.





Total Area: 89.4 m² ... 963 ft²

All measurements are approximate and for display purposes only.

No liability is accepted by either the agency or Box Property Solutions Ltd as to the exact measurements of the rooms.

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