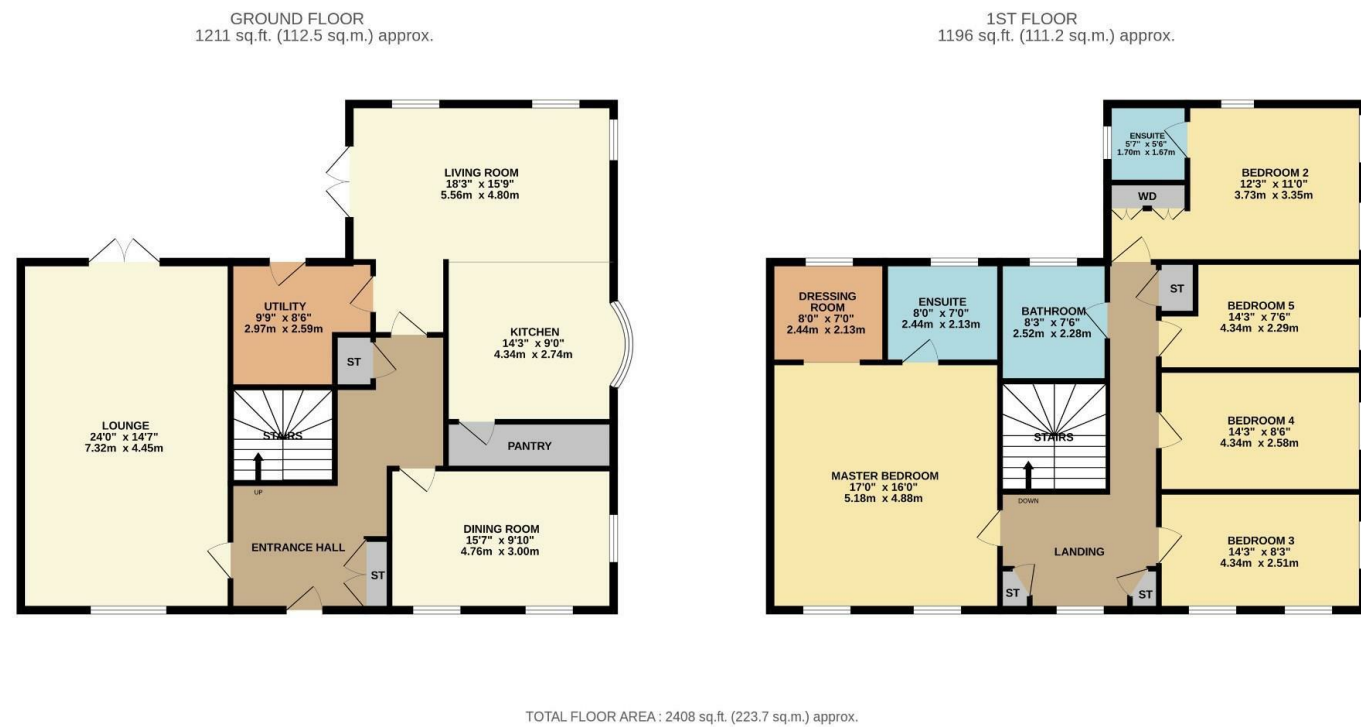
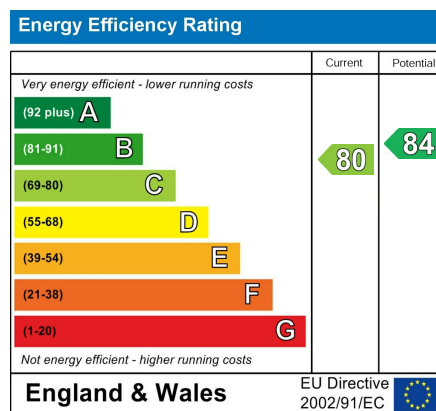


Floor Plan



Energy Performance Certificate



Directions

Proceed out of Harrogate towards Knaresborough. Turn left onto Bogs Lane and number 55 is easily found on the left hand side marked by a Hopkinsons for sale board.

Council Tax Band Tenure Freehold

Agents Notes

We do not set out to avoid our civil and criminal liabilities by using clever use of word or photography however it is not always possible for us to guarantee that everything in our sales material is accurate. We strongly recommend that prospective purchasers seek their own professional advice. No responsibility can be accepted for any expenses incurred by intending Purchasers. We do not check or guarantee the condition of appliances, services or equipment. Equally any verbal statement from our staff forms no point of a contract. If you require written confirmation on any point we will gladly assist.



£625,000

55 Bogs Lane, Harrogate, HG1 4EB

5 Bedroom House - Detached

A well presented five bedroomed detached family home that occupies a generous plot with ample hardstanding and farmland views to the front. No chain involved.



HOPKINSONS

E S T A T E  A G E N T S

16 Princes Street, Harrogate, HG1 1NH
Telephone: 01423 501 201
info@hopkinsons.net

Description

Formally the show house this double-glazed and centrally heated family home offers generous accommodation arranged over two floors. Reception hall with two useful storage, cupboards, guest, cloakroom/WC, spacious lounge, plus a separate family room.

The main feature of this delightful property is the spacious L-shaped, living family kitchen that incorporates a feature fireplace with space and provision for a stove. There are double-opening doors that provide access to the enclosed private rear garden. The kitchen features integrated appliances and a cooking range set to a stylish range of fitted cupboards with granite worktops. There is a useful walk-in pantry.

On first floor there is a spacious landing that could incorporate a study area. The master bedroom suite incorporates a walk-in dressing area as well as a luxury fully tiled ensuite shower room. There is a further guest bedroom with ensuite shower room and fitted bedroom bedroom furniture. There are three further bedrooms and a house bathroom .

The property features enclosed front lawn and garden areas and a side path with a covered log store. At the rear there is a newly turfed rear garden, which is ideal for those with children and pets. Additionally, there is a spacious patio area providing a pleasant, private entertaining area.

