



**Skipton Road
Harrogate
North Yorkshire
HG1 3EZ**

Offers In Excess Of £299,950

bettermove

Skipton Road Harrogate

Bettermove are proud to present this 3 bedroom semi-detached house in Harrogate.

The property benefits from double glazing, gas central heating throughout and has off street parking available via large driveway and garage outside.

The council tax band is C.

The interior of this beautifully presented property comprises a spacious living room, dining room, bathroom and fitted kitchen on the ground floor. The first floor consists of 3 bedrooms and the family bathroom. The exterior boasts a private rear garden, perfect for enjoying the summer months.

Located in the popular town of Harrogate, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs.

Excellent transport connections can be found from A59, Harrogate train station and many local bus routes.

This exciting opportunity should not be missed! All enquiries can be made through Bettermove on 0330 004 0050.

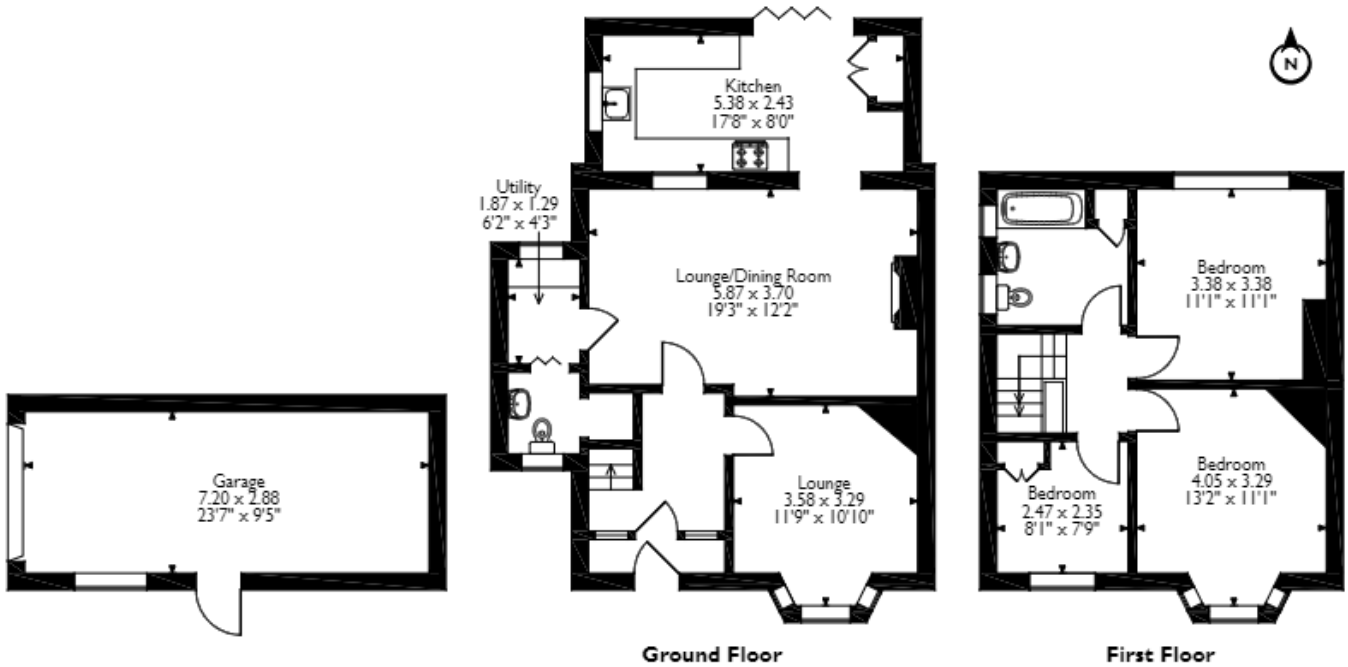
You can secure the purchase today by paying an exclusivity fee of £1,000 which gives you the rights to purchase within a given timeframe.

Paying this fee ensures that the seller takes their property off the market and reserves it exclusively for you, therefore eliminating the risk of gazumping and aborted costs.

The exclusivity fee is returned to you upon successful completion of the property.



Skipton Road, Harrogate
 Approximate Gross Internal Area
 Main House = 102 Sq M/1098 Sq Ft
 Garage = 21 Sq M/226 Sq Ft
 Total = 123 Sq M/1324 Sq Ft



Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		84
(69-80) C	72	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	



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