



10 Barberry Close, Harrogate, HG3 2NZ





# Key Features

- Detached bungalow
- Cul-de-sac setting
- Beautifully maintained
- Modern fitted kitchen
- Lounge with bay window
- Two bedrooms
- No onward chain
- Detached garage
- Resin & gated driveway
- Close to the bus route to Harrogate



*A fantastic opportunity to purchase this two bedroom detached bungalow, in a popular quiet residential cul-de-sac, in Harrogate.*









This two bedroom detached bungalow is brought to the market with no onward chain.

The property is accessed via a hallway with a useful cloaks cupboard and tiled flooring. The kitchen has a range of wall and base units with a Neff gas hob, an electric oven, space for an under counter fridge and space and plumbing for a washing machine. To the front is generous lounge with a bay window and gas fire.

To the rear are two bedrooms, one with fitted wardrobes and there is a fully tiled shower room with a towel radiator.

Externally there is a pretty gravelled garden to front and a resin driveway with a metal gate leading to the detached garage. The rear garden has generous flower beds, a patio and a lawned area.

The bungalow is located about a mile and a half to the historic Spa town of Harrogate, having an extensive range of restaurants, bars and shops, both independent and chains. The property is situated within 3 miles of the beautiful RHS Harlow Carr gardens and 4 stunning golf courses at Pannal, Harrogate, Oakdale and Rudding Park. There is a regular bus service from Saltergate Drive, at the end of Barberry Close, to the centre of Harrogate.

**SERVICES:** We are advised that the property has mains water, electricity, drainage and gas.

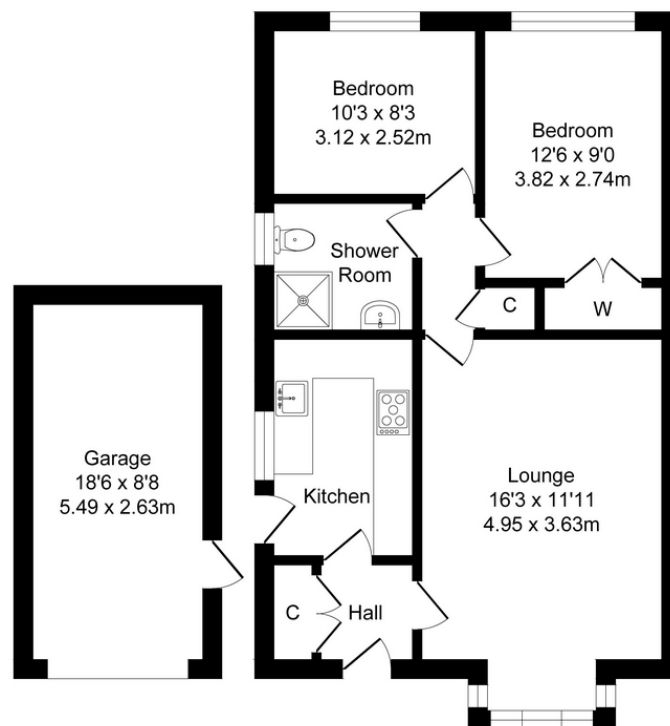


# Barberry Close, Harrogate

## Total Approx. Floor Area 798 Sq.ft. (74.1 Sq.M.)

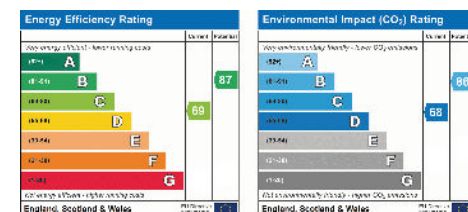
(Including garage)

Surveyed and drawn by Lens Media for illustrative purposes only. Not to scale. Whilst every attempt was made to ensure the accuracy of the floor plan, all measurements are approximate and no responsibility is taken for any error.



**Garage**  
Approx. Floor  
Area 155 Sq.Ft  
(14.4 Sq.M.)

**Ground Floor**  
Approx. Floor  
Area 643 Sq.Ft  
(59.7 Sq.M.)



**Tenure Type:** Freehold  
**Council Tax Band:** D  
**Council Authority:** North Yorkshire Council

