



19 HARLOW TERRACE
Harrogate

Carter Jonas

19 HARLOW TERRACE, HARROGATE, HG2 0PN

Offering classic Victorian charm, versatile, stylishly presented accommodation and an outstanding location, this attractive property represents a wonderful opportunity to acquire a quality home in one of Harrogate's most prestigious residential settings.

Set along the ever-popular Harlow Terrace, this elegant semi-detached Victorian townhouse blends period character with modern family living in a prime Harrogate location. Just moments from Cold Bath Road, the property enjoys easy access to a wide selection of independent shops, cafés and restaurants, while The Valley Gardens, The Stray, and several highly regarded schools – including Western Primary School and Harrogate Grammar School – are all within comfortable walking distance. Harrogate town centre and train station are also close by, making this an excellent choice for both families and commuters.

Arranged over four floors, the home retains a wealth of original features, including impressive ceiling heights, ornate cornicing and attractive period fireplaces, all contributing to a sense of timeless elegance throughout. The ground floor is centred around a light-filled reception room with large bay window, complemented by a superb "L-Shaped" open-plan kitchen, dining and living space with bi-folding doors to the contemporary low maintenance garden. Finished with modern units and a central island with breakfast bar, this sociable room opens directly onto the enclosed rear courtyard from the sitting area as well as the kitchen, ideal for everyday family life and entertaining. On the lower ground floor, there is a practical utility area, a large store room and a spacious room at the rear which could potentially be used as a home gym or cinema room.

A BEAUTIFULLY PRESENTED 5 BEDROOM VICTORIAN SEMI-DETACHED TOWN HOUSE, IDEALLY POSITIONED IN ONE OF HARROGATE'S MOST SOUGHT-AFTER AREAS, TUCKED AWAY IN THIS QUIET STREET NESTLED BETWEEN COLD BATH ROAD AND THE VALLEY GARDENS, AND WITHIN THE CATCHMENT AREA FOR HARROGATE GRAMMAR SCHOOL.



The first floor offers two generously sized double bedrooms, a useful study or occasional bedroom, and a spacious contemporary family bathroom. The second floor arrives on a bright landing with additional easy to access loft storage and provides access to the principal bedroom with en-suite bathroom and a second single bedroom with clever built in storage and cabin style bed.

To the rear, the private south facing contemporary courtyard garden is fully enclosed and offers a quiet, low-maintenance outdoor space — ideal for alfresco dining or enjoying a secluded morning coffee and being a semi-detached house, there is a very useful gated side passage leading to the pretty front garden which is laid to resin for continued ease of maintenance.

ADDITIONAL INFORMATION

Tenure: We are advised that the property is freehold with vacant possession given on legal completion.

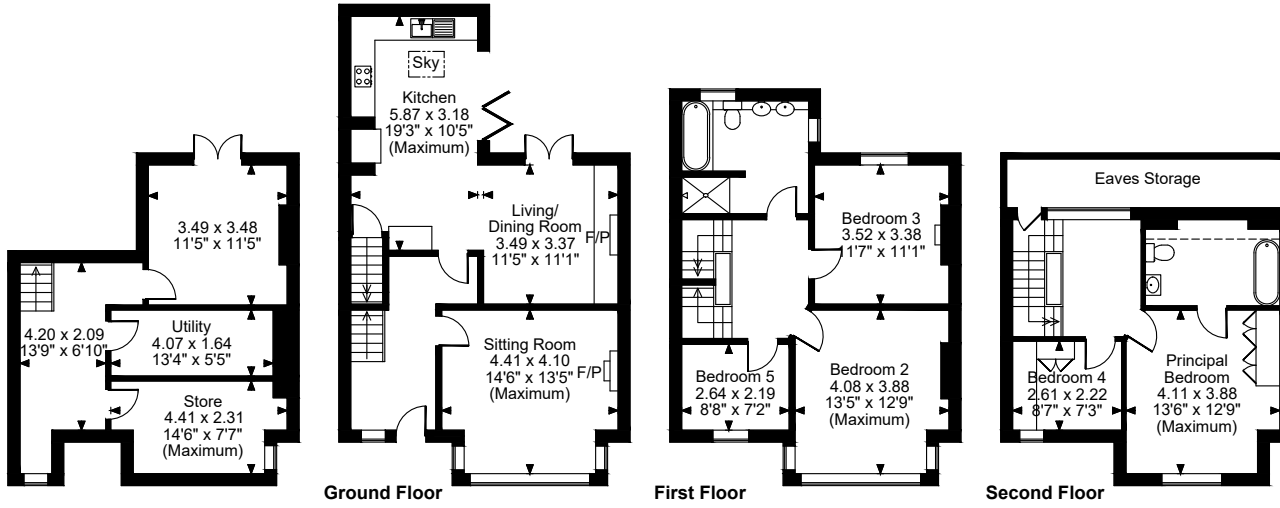
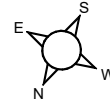
Services: All mains services are installed.

Viewings: Strictly by appointment through the selling agents Carter Jonas 01423 523423.

Directions - HG2 OPN: From Harrogate town centre proceed up Cold Bath Road and after approximately 400m turn right into West Cliffe Grove. Follow this round into Harlow Terrace where Number 19 will be found towards the top on the left hand side.



19 Harlow Terrace, Harrogate
Approximate Gross Internal Area
2,032 sq ft / 189 sq m



FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE

The position & size of doors, windows, appliances and other features are approximate only.

□ □ □ Denotes restricted head height

© ehouse. Unauthorised reproduction prohibited. Drawing ref. dig/8689979/AMA

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		74 C
55-68	D		
39-54	E	53 E	
21-38	F		
1-20	G		

Harrogate & Leeds 01423 523423

harrogate@carterjonas.co.uk

Regent House, 13-15 Albert Street, Harrogate, HG1 1JX

Exclusive UK affiliate of

CHRISTIE'S
 INTERNATIONAL REAL ESTATE

IMPORTANT INFORMATION

Our property particulars do not represent an offer or contract, or part of one. The information given is without responsibility on the part of the agents, seller(s) or lessor(s) and you should not rely on the information as being factually accurate about the property, its condition or its value. Neither Carter Jonas LLP nor anyone in its employment or acting on its behalf has authority to make any representation or warranty in relation to this property. We have not carried out a detailed survey, nor tested the services, appliances or fittings at the property. The images shown may only represent part of the property and are as they appeared at the time of being photographed. The areas, measurements and distances are approximate only. Any reference to alterations or use does not mean that any necessary planning permission, building regulation or other consent has been obtained. The VAT position relating to the property may change without notice.