



8 LICHFIELD GROVE, HARROGATE, NORTH YORKSHIRE, HG3 2UA  
£800 per month

Carter Jonas

# **8 LICHFIELD GROVE, HARROGATE, NORTH YORKSHIRE, HG3 2UA**

- Available Now
- Unfurnished
- Council Tax Band A
- EPC Band D
- Gas Central Heating

## **THE PROPERTY**

Available now, we offer to you 8 Lichfield Grove, a well presented one bedroom apartment located in the popular Jennyfields area of Harrogate.

This wonderful apartment is located on the first floor and benefits from a spacious living room with an electric feature fireplace and laminate flooring, modern kitchen comprising neutral fitted units with an integrated oven and hob, undercounter fridge with plenty of space for a dining table and a utility room conveniently positioned off the kitchen with a washing machine in situ.

There is a well-proportioned double bedroom located at the end of the hallway with a neutral bathroom suite nearby comprising a bath with shower over, basin and WC.

Lichfield Grove sits within close proximity to a range of local amenities and boasts an easily commutable location with easy access to the A59 and A61.

The property is heated via a gas fired central heating system with gas, electricity and water all on a mains supply.

Internet and Mobile: Further information on availability and speeds can be found at [checker.ofcom.org.uk](http://checker.ofcom.org.uk).

The deposit will be £923 (5 week's rent) at a rental value of £800 per calendar month.

The holding deposit will be £184 (1 week's rent) at a rental value of £800 per calendar month.

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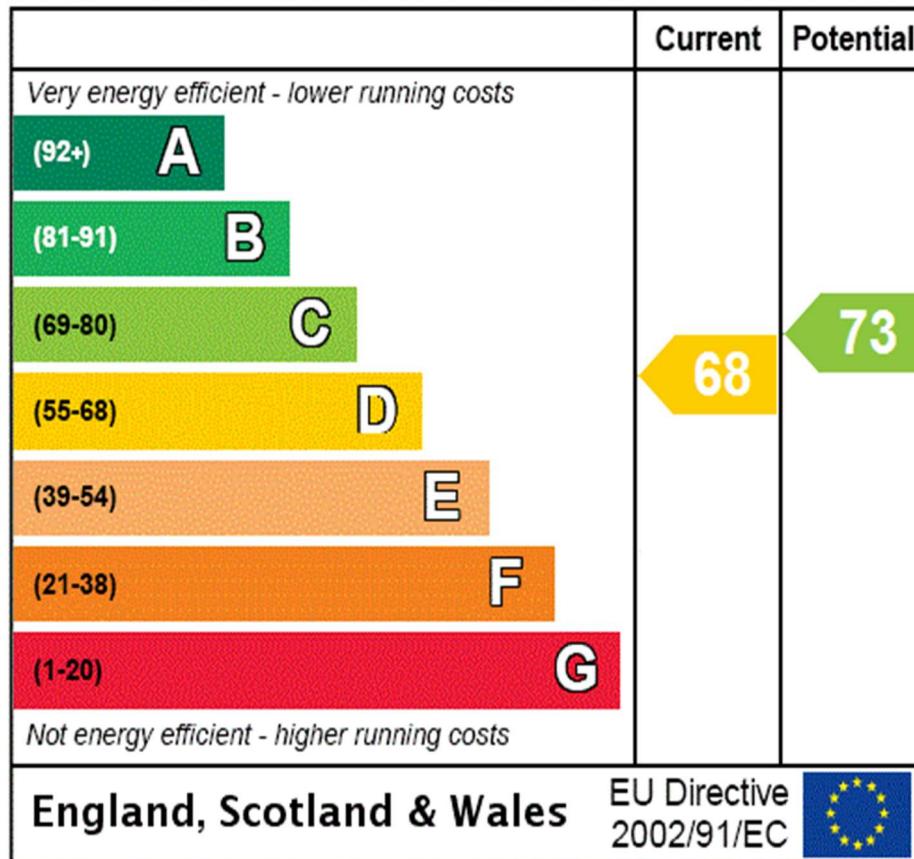


## ADDITIONAL INFORMATION

Offers	Available for a minimum term of 12 months, longer terms will be considered
Viewing	Strictly by appointment only
Local Authority	Council Tax Band A



## Energy Efficiency Rating



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### IMPORTANT INFORMATION

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