



COLD BATH ROAD
£665,000



ANDREW HILL

12 COLD BATH ROAD

Harrogate, HG2 0NA

A substantial Georgian town house providing five stories of highly flexible accommodation, previously run as a chiropractor's clinic but would easily revert back to a single residence.

The property was renovated in 2005 as a house and could readily provide 5 bedrooms, 3 bathrooms and 3/4 reception rooms. There is an enclosed garden at the rear.

The property is located along the very fashionable Cold Bath Road which adjoins the Montpelier Quarter, regarded as one of the finest places to live, being so close to the Stray and all of Harrogate's restaurants & café bars.

Handsome Georgian properties of this size and stature are such a rarity within this predominantly Victorian spa town and this one represents an exciting opportunity to create a magnificent home.





- Georgian Town House
- 5 Floors Of Accommodation
- Currently As A Business
- Ideal Family House

- Renovated in 2005
- Potential For 5 Bedrooms
- Rear Garden
- Great Location

- Fantastic Potential
- Gas Central Heating
- Grade II Listed
- Retains Original Features



Services

- Mains services connected.
- Gas central heating.
- Grade II listed.

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