

KIT JOHNSON

residential



Kipling Avenue, Bath

£575,000

Elegant Edwardian Terraced House. EPC Grade D



41 Kipling Avenue
Bath
BA2 4RB

PRICE: £575,000

A classic early Edwardian double bay fronted terraced house in the popular Poet's Corner above Bear Flat and close to Alexandra Park and Beechen Cliff School. Porch, hall, sitting room, dining room, kitchen/breakfast room and cloakroom. Upstairs there are three good bedrooms and a bathroom. Plenty of period features throughout to include fireplaces, dressers and plaster cornice. Ideally situated, the gardens face West at the rear with lawns and access. Once someone has put their own stamp on this property it has the makings of a fine home in a popular tree lined Avenue. Planning permission was granted in 2019 for a side extension and loft conversion.

Sought After Location

Edwardian Terrace

Period Features

Three Bedrooms

Two Reception Rooms

Bathroom & Cloakroom

Kitchen/Breakfast Room

West Facing Garden

Residents parking Zone (18)

1224 Sq Ft (113.7 Sq Mt)

Freehold

Gas Central Heating

Council Tax Band D £1734



41 Kipling Avenue



Ground Floor

Area: 56.9 m² ... 612 ft²

First Floor

Area: 56.9 m² ... 612 ft²

Total Area: 113.7 m² ... 1224 ft²

All measurements of walls, doors, windows, fittings and appliances, their size and locations are approximate and cannot be regarded as being an accurate representation neither by the vendor nor their agent.
www.inovusproperty.co.uk

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