

KIT JOHNSON

residential



Weston, Bath

£185,000

Spacious, Two Bedroom Retirement Property with Private Balcony. EPC Grade D



12 Mount Haviland
97 Lansdown Lane
Bath
BA1 4NB

PRICE: £185,000

Beautifully appointed, high specification two bedroom apartment at ground level on entrance in this development for purchasers over the age of 60. The accommodation was recently updated to include a new kitchen and bathroom suite, there is also an architect designed small South-West facing Balcony giving the use of private outside space beyond the communal gardens. Communal hallway, private hall with views, living room with opening on to the kitchen with various integrated appliances, bathroom and two good size bedrooms. There are excellent communal facilities to include Laundry, Reading Room, Meeting Room and Parking. Service charges include the Estate Manager. It is increasingly rare to find quality two bedroom retirement apartments. Vacant Possession.

Over 60's Development

Vacant Possession

Two Bedrooms

Lovely Rural Views

**Convenient Bus Service to
Weston/ Bath City Centre**

Fitted Kitchen

Bathroom Suite

Private Balcony

Excellent Communal Facilities

Light & Spacious

Communal Gardens & Parking

Estate Manager (01225 421432)

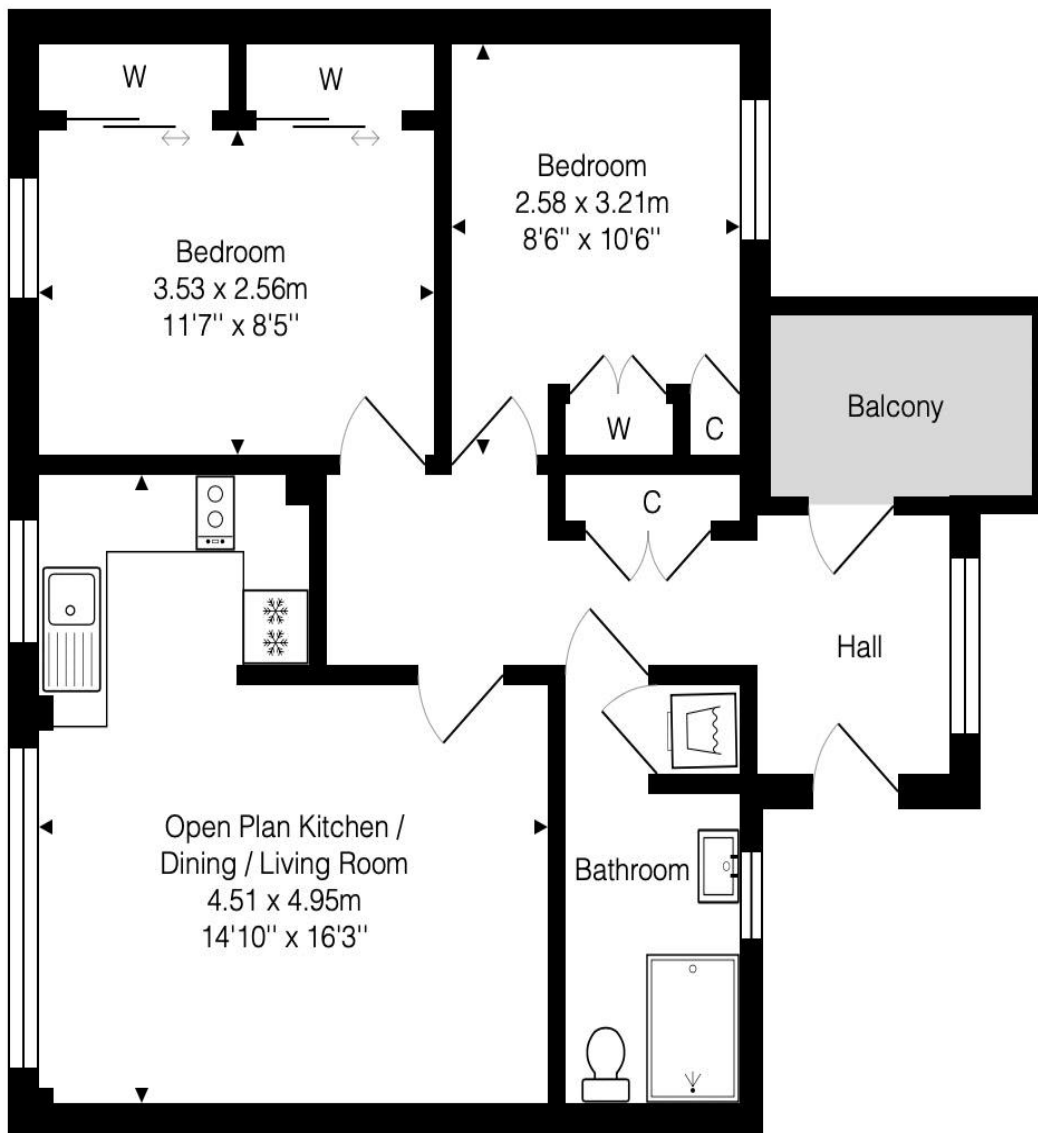
New 125 Year Lease

Council Tax Band C £1681

594 Sq Ft (55.2 Sq Mt)

**Service Charge £445pcm
(including Water/Hot Water)**





Total Area: 56.3 m² ... 606 ft² (excluding balcony)

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement.

This plan is purely for illustrative purposes only and should be used as such by any prospective purchaser.

Area includes internal and external wall thickness

www.energyassessmentservices.co.uk

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