



Great Pulteney Street, Somerset, BA2

£345,000 *Leasehold*



An impressive 1 bedroom apartment on one of Bath's most beautiful streets

KEY FEATURES

- 1 bedroom
- 1 bathroom
- 1 reception room
- Kitchen



Bath

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DESCRIPTION

Private entrance hall | sitting room | kitchen | double bedroom | bathroom.

Connaught Mansions is an impressive Grade I Listed development of apartments, ideally located on Great Pulteney Street and providing excellent level access into Bath city centre with local shops and amenities on the doorstep including Waitrose, a chemist, hairdressers, restaurants and bars, the Holburne Museum and plenty of green spaces nearby at Sydney Gardens and Henrietta Gardens.

The apartment is on the ground floor, accessed via the impressive communal entrance hall.

There is a stylish kitchen with shaker style units, wooden worktops and tiled floor.

The sitting room has high ceilings and pillars. There is a double bedroom and modern bathroom with a shower over the bath.

There is lift access down to the parking and rubbish storage.

LEASEHOLD

SERVICE CHARGE TBC

TENURE 999 Years from 1st January 1979

COUNCIL TAX BAND: B

EPC: G

BROADBAND: Standard, superfast and ultrafast broadband is available at the property although applicants should check it is suitable for their requirements.

<https://checker.ofcom.org.uk/en-gb/broadband-coverage#pc=ba24bp&uprn=100121175093>

MOBILE SIGNAL: Variable coverage across major networks. Applicants are encouraged to check coverage with their own chosen provider.

<https://www.ofcom.org.uk/mobile-coverage-checker>





LOCATION

For more information, scan the QR code or visit the link below



<https://www.winkworth.co.uk/sale/property/BAT260018>

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

MATERIAL INFO

Tenure: Leasehold

Term: 0 year and 0 months

Service Charge: £0 per annum

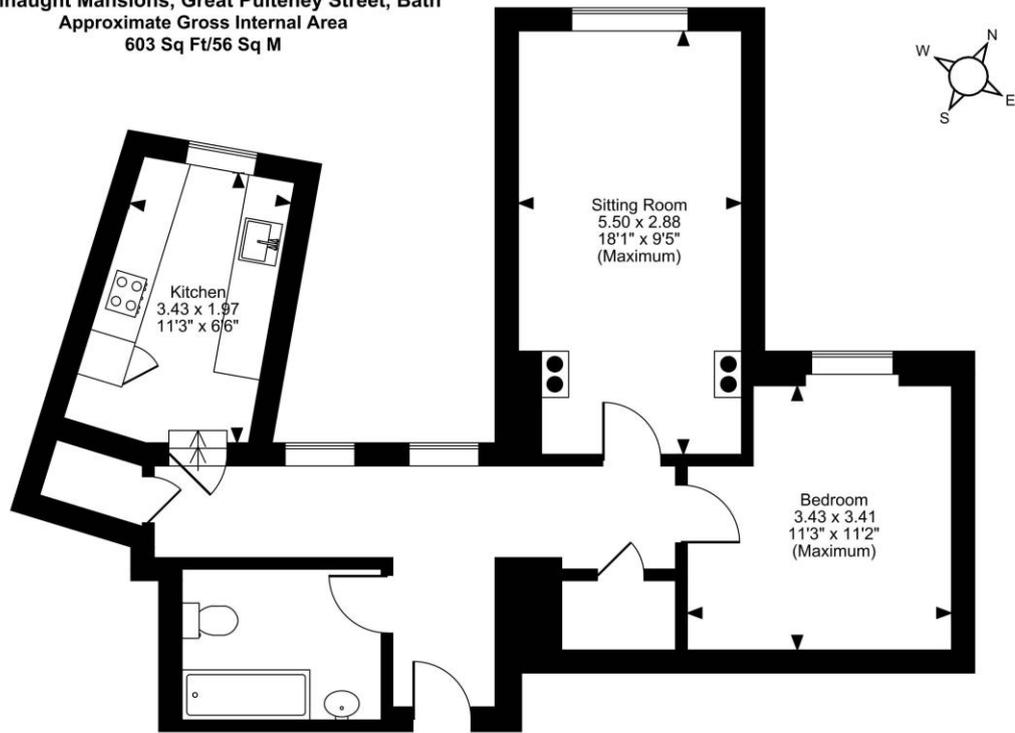
Ground Rent: £ 0 Annually (subject to increase)

Council Tax Band: B

EPC rating: G

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		
39-54	E		50 E
21-38	F		
1-20	G	14 G	

Connaught Mansions, Great Pulteney Street, Bath
Approximate Gross Internal Area
603 Sq Ft/56 Sq M



Ground Floor

FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE

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