



Ground floor flat, 14 Lansdown Crescent
Bath BA1 5EX

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Beautiful ground floor apartment within Grade I listed building situated in the iconic Lansdown crescent

Ground floor | Open plan living | Family Bathroom
En-Suite Shower room | Utility room | Spacious
master bedroom | Study/Snug | Private Garden

Situation

Lansdown Crescent is arguably the most sought-after of all Bath's Georgian Crescents due to its elevated position overlooking the city. The elegant ground floor apartment at No. 14 benefits from spectacular views over the green and beyond. The City Centre is just a half mile walk, offering easy access to all Bath's shops, restaurants, bars, and entertainment facilities, as well as its wide range of cultural attractions. The property is well placed for commuters, being approximately 20 minutes' drive from the M4. Bath Spa station is approximately three quarters of a mile away, offering high speed rail links to London Paddington in approximately 90 minutes.

Description

This ground floor apartment is set within a beautiful Grade I listed town house, with wonderful high ceilings and many period features such as large sash windows, working shutters and original Cornicing. As you enter the flat you are greeted by a spacious open plan living space. The free-standing kitchen island is perfect for entertaining and family living. Natural light flows into the room through the two large sash windows with views over the crescent grounds. Just off the main living area is a utility room with storage and additional sink. Opposite is the main bathroom for the flat, fitted with a free standing bath and shower.

To the rear of the apartment is the main bedroom with views into the private garden, along with built in storage space. The bedroom flows through onto the second bathroom and study/snug area. This additional room can be used as a second bedroom, office or snug. Double doors open to the gravelled courtyard with an abundance of shrubs, bushes and sitting area.





General Information

Bath & North East Somerset Council.

Council Tax Band E

Service charge - £2700.00 PA

Share of freehold

Lease length - 997 years

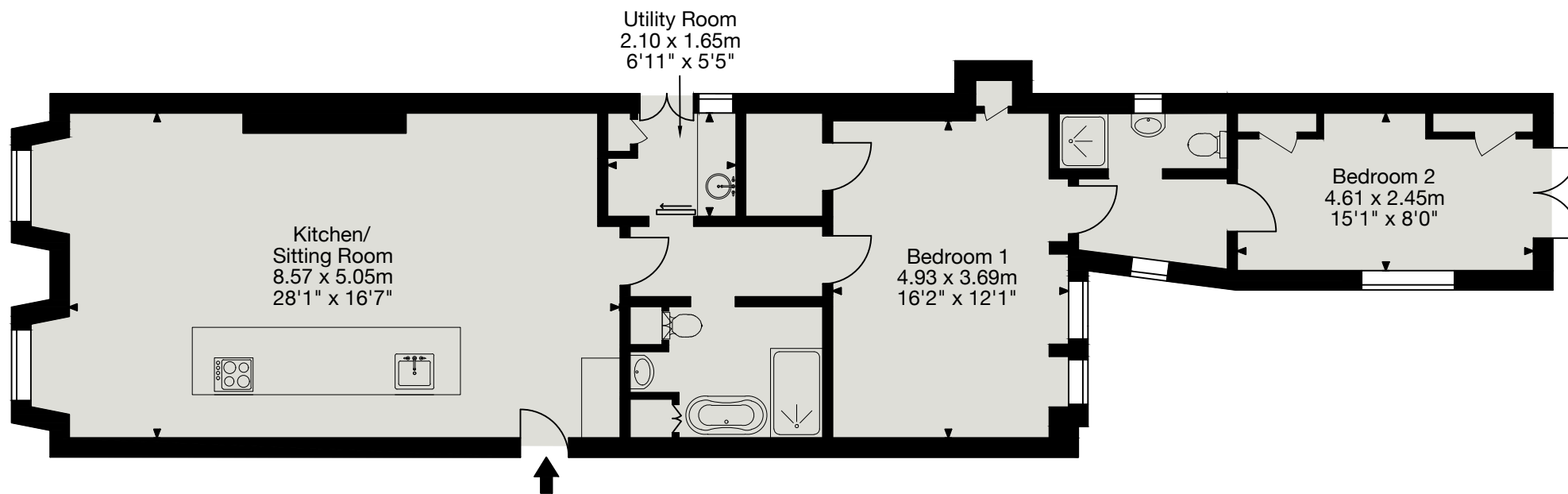
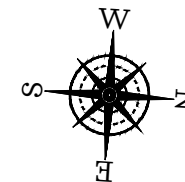


Ground Floor Flat

14 Lansdown Crescent, Bath BA1 5EX

Gross Internal Area (Approx.)

97 sq m / 1,044 sq ft



Ground Floor