

KIT JOHNSON

residential



Leighton Road, Bath

£495,000

A Solid 1960's Three Bedroom Semi. Extensive Gardens & Stunning Views. EPC Grade D



10 Leighton Road

Bath

BA1 4NE

PRICE: £495,000

A well appointed semi detached house with commanding views to Dean Hill and across to Kelston Roundhill. Hall, open plan sitting/dining room with French doors onto the garden, recently fitted kitchen with integrated appliances. Three bedrooms and a bathroom. Lawned front gardens, long driveway to a detached garage. Extensive, beautifully maintained established gardens to the rear extending to circa 1/4 acre plot in total. This is a popular road in Upper Weston, ideal for Weston All Saints Primary School, the RUH, M4 via Lansdown and all the amenities in Weston Village. Scope to extend (stc).

1960's Semi Detached

Three Bedrooms

Large Living/Dining Room

Fitted Kitchen

Bathroom

Detached Garage & Driveway

Useful Loft Area

Rural Views

Council Tax Band D £2155

**904 Sq Ft (84 Sq Mt) exc
Garage**

UPVC Double Glazing

Light & Airy Throughout

Popular Residential Location





First Floor
Area: 42.0 m² ... 452 ft²

Ground Floor
Area: 42.0 m² ... 452 ft²

Total Area: 84.0 m² ... 904 ft² (excluding garage)

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.epcassessments.co.uk

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