



Gloucester Road Bath

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Larkhall, Bath



2 Lambrook Court Gloucester Road

Bath
BA1 8AZ

PRICE: £315,000

A beautifully appointed ground floor apartment with a particularly sunny aspect in this popular development on the East side of Bath. This particular apartment is ideally situated within the development and is a level walk to all the communal facilities, restaurant, communal lounge, laundry and gardens. Constructed in 2018, Lambrook Court is ideally located for the local amenities in Larkhall as well being within the beautiful historic City of Bath. Accommodation includes private entrance, spacious hall, storage cupboard, wet room, dual aspect living room, kitchen with integrated appliances and a double bedroom. We would recommend a site visit to understand the

wonderful opportunities that Lambrook Court has to offer to those over 70.

One Bedroom Ground Floor Apartment

Over 70's

Dual Aspect Living Room

Fitted Kitchen

Spacious Hall

Double Bedroom

**Close to Alice Park &
Larkhall Shops**

**Leasehold 999 Years from
2017**

**Ground Rent £435 Per
Annum**

**Excellent Communal
Facilities**



2 Lambrook Court



Total Area: 48.4 m² ... 521 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

Kit Johnson Residential
26-33 High St
Weston
Bath
BA1 4BX
01225 444447
sales@kitjohnson.co.uk
www.kitjohnson.co.uk