



Combe Park, Bath

£295,000

Elegant, Period, Ground Floor Apartment. Garden and Parking. EPC Grade D



Ground Floor Flat
45 Combe Park
Bath
BA1 3NS

PRICE: £295,000

A well appointed light and airy West facing ground floor/garden apartment in a distinguished Victorian building close to the Royal United Hospital, Chelsea Road and Weston Village. The apartment benefits from private allocated parking at the front as well as a private garden and seating area with a sunny aspect all afternoon and into the evening. Communal hall, private front door, hall, sitting room with plaster cornice, period fireplace and a large Sash bay, kitchen with appliances, double bedroom and an internal bathroom suite. An ideal first property or base in this historic city. Vacant possession.

Ground Floor Apartment

One Double Bedroom

Sitting Room

Period Features

Fitted Kitchen

Bathroom Suite

Private West Facing Front Garden

Parking

Council Tax Band B £1762

Leasehold (Residue 999 Yrs)

**Internal Management Co
£50pcm**

Gas Central Heating

554 Sq Ft (51.5 Sq Mt)

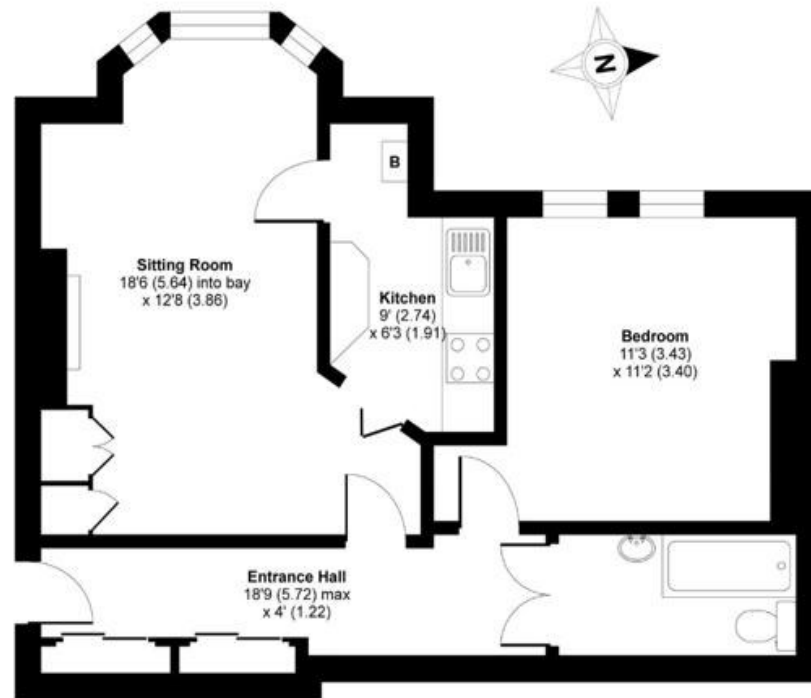
Popular Location



Combe Park, Bath, BA1

Approximate Area = 554 sq ft / 51.5 sq m

For identification only - Not to scale



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © Ritchiecom 2021. Produced for Fine & Country Homes of Bath Ltd. REF: 748992

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