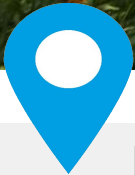




THE APARTMENT COMPANY®
20TH ANNIVERSARY



Dale House, St Michaels Court, Monkton Combe

- AVAILABLE 20th JUNE 2025
- Unfurnished - Appliances included in Kitchen
 - No pets
- Excellent transport links with Bath and surrounding area including Trowbridge
 - Council Tax Band C
- Two Bedrooms
- Sought after location with Parking Available
 - Stunning Views
 - 12 Month Tenancy
- EPC Rating D





THE APARTMENT COMPANY®
20TH ANNIVERSARY

£1,350 Per Calendar Month





THE APARTMENT COMPANY®

20TH ANNIVERSARY

***AVAILABLE 20th JUNE 2025 ***. We are delighted to be able to offer this conveniently located second floor apartment in highly sought after and beautiful village of Monkton Combe. The property comprises open plan modern kitchen with integrated appliances and large sitting room with a fantastic outlook, the property further benefits from two doubles bedrooms, a separate WC and a family bathroom. Council tax Band C. EPC Rating D. 12 month tenancy.



THE APARTMENT COMPANY®

20TH ANNIVERSARY



Communal Entrance Hall
Stairs rising to all floor levels. Post box.

Entrance Hall
Airing Cupboard with slatted shelving. Laminate flooring.
Doors leading to:

Dining Room/Bedroom Two
Fitted carpet. Radiator. TV and telephone points. Deep window sill. Double glazed window offering views.

Cloakroom
Laminate flooring. Wall shelving. WC and wall mounted wash basin. Vent. Downlight.

Bathroom
White suite comprising P-shaped bath with glazed screen and shower over. Wall mounted wash basin. Mirror wall. Fitted tiled walls. Laminate flooring. Vent. Heated towel rail.

Bedroom One
Obscure glazed paned door. Fitted carpet. Radiator. Deep wooden window sill. Double glazed windows offering views. Telephone and TV points. Built in wardrobe fitment comprising 4 single wardrobes with hanging rails and shelving over, 4 drawer unit underneath and cupboards above.

Sitting Room/diner with kitchen area
Laminate flooring. TV and telephone points. Dresser. Cupboard housing gas fired CH boiler. Laminate flooring. 2 radiators. Double glazed windows with deep window sill enjoying far reaching views. Spotlight fitting.
Kitchen area: Laminate flooring. Range of base cupboards with work surfaces over. Drawer unit. Built in 12 pce dishwasher. Built in single oven/grill with Neff 4 ring hob and extractor over. Single bowl sink unit with mixer tap over. Wall tiling. Window offering far reaching countryside views. Deep window sill. Wall unit comprising built in fridge and freezer.

Built in drier and washing machine. Storage cupboards. Wall shelving. Spotlight fitting.

Outside
There are communal gardens and parking is available. Rotary clothes line to side elevation for communal use.



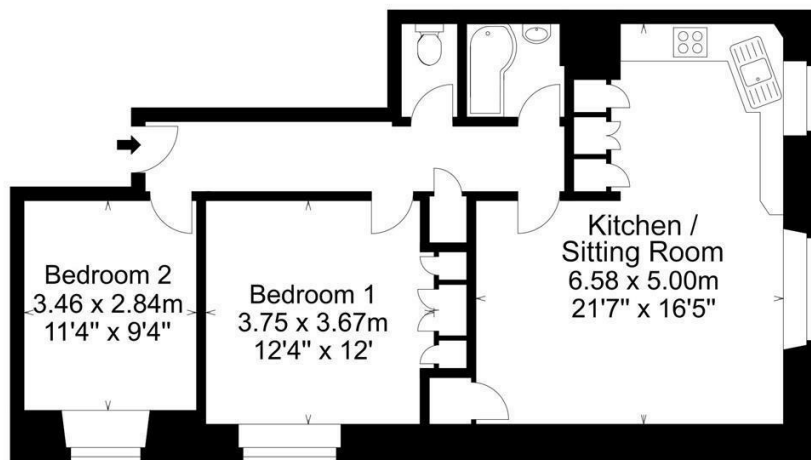
THE APARTMENT COMPANY®
20TH ANNIVERSARY

Dale House, St Michaels Court, Monkton Combe

22 Dale House,
St Michaels Court,
Monkton Combe,
Bath, BA2 7HA
Approx. Gross Internal Area
735 Sq Ft - 68.28 Sq M



TOWN &
COUNTRY
MEDIA



Second Floor

These plans are prepared in accordance with the guidelines as set out by the RICS Code of Measuring Practice. Whilst every attempt has been made to ensure accuracy, all measurements should be treated as approximate and as such are for illustrative purposes only. Not to Scale. Photos | Floor Plans | Energy Performance Certificates | Design | Print www.townandcountrymedia.co.uk © Town & Country Media 2015

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	62	68
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	