









Wellsway, Bath, BA2

Video and physical viewings available. Substantial four bedroom end of terrace family home located in the popular area of Bear Flat. Offered unfurnished and available 1st August 2025.

The property is located on Wellsway, Bear Flat. The property provides excellent access to local shops and amenities in Bear Flat including a co-op, café, and renowned restaurant. There are bus stops located along Wellsway and Bath Spa train station is 0.9 miles away.

Wellsway, Bath, BA2

- Video viewing available
- Garage and parking
- Close to Bear Flat

- Four bedroom family home
- Available August 2025
- Council tax band D

- Ample downstairs living area
- Low maintenance rear garden
- Holding deposit: £646.00 (one weeks worth of rent)

Initial 12 month contract

Video and physical viewings available. Substantial four bedroom end of terrace family home located in the popular area of Bear Flat. Offered unfurnished and August 1st 2025.

The property is located on Wellsway, Bear Flat. The property provides excellent access to local shops and amenities in Bear Flat including a co-op, café, and renowned restaurant. There are bus stops located along Wellsway and Bath Spa train station is 0.9 miles away.

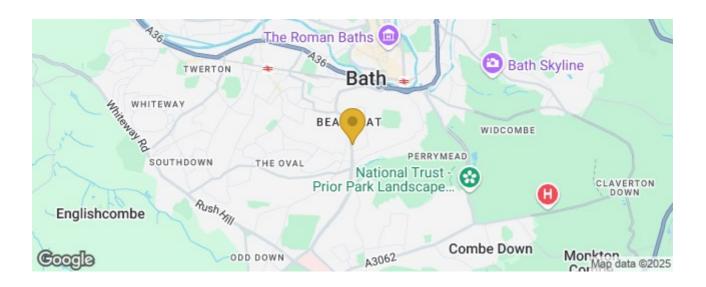
The property is end terrace and benefits from garage and parking space to the rear. Downstairs the property has a large kitchen with base and wall units and open plan conservatory. To the rear of the kitchen is a utility area and WC. There is a dishwasher, oven and hob provided. Also downstairs is an open plan living/dining room with bay window.

On the first floor there is a master bedroom to the front with ensuite shower room and dressing room. Also on this floor are two double bedrooms and a family bathroom. On the second floor there is an attic room with eaves storage and an ensuite shower room

To the rear, there is an enclosed low maintenance garden with a side entrance from the pavement. The property also comes with a garage with solar panels on top which helps go towards saving on utility bills. The property benefits from triple glazing and thermal boarding.

The property is offered unfurnished and available August 1st 2025. Pets considered at landlords discretion.

Council tax band D: £2,214.54













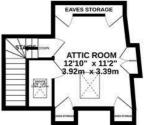








2ND FLOOR 237 sq.ft. (22.0 sq.m.) approx.



WELLSWAY, BATH, BA2

TOTAL FLOOR AREA: 1877 sq.ft. (174.4 sq.m.) approx.

ppt has been made to ensure the accuracy of the floorplan contained here measurements, rooms and any other terms are approximate and no responsibility to taken for any error, common and any other terms are approximate and no responsibility to taken for any error, and the services of the services systems and appliances shown have not been tested and no guarante as to their operability or efficiency can be given.

Made with Metropix 62024

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

