



ASPIRE

— TO MOVE —



Great Pulteney Street, Bath, BA2

A newly refurbished apartment over two floors within an elegant Grade I listed Georgian townhouse on one of Bath's most prestigious streets.

The city centre is a short, level walk over Pulteney Bridge with a range of amenities including extensive shopping (Waitrose supermarket is within 0.5 miles), museums, theatres and art galleries. Nearby, there are the gardens of Henrietta Park and Sydney Gardens, which features The Holburne Museum.

£2,750 PCM

Great Pulteney Street, Bath, BA2

- Four bedrooms
- Second and third floor maisonette
- Available from December
- Great Pulteney Street
- Close to city centre
- Furnished
- Council tax band E
- Holding deposit: £634

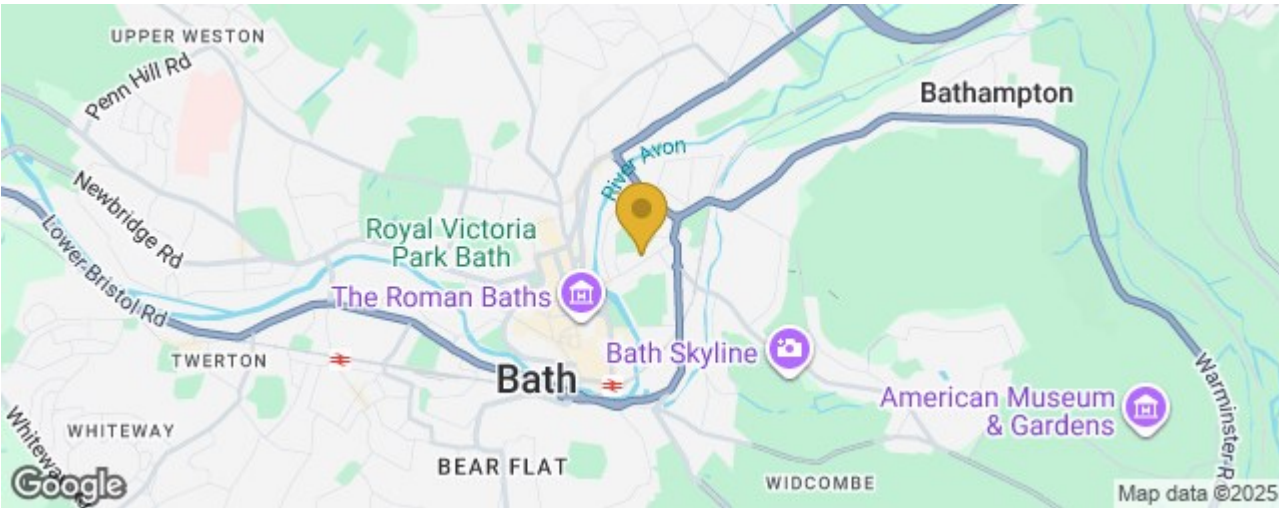
Four bedroom maisonette located on the popular Great Pulteney Street, Bath. Available from December and offered furnished.

Great Pulteney Street is one of the finest Georgian streets in Bath. The city centre is a short, level walk over Pulteney Bridge with a range of amenities including extensive shopping (Waitrose supermarket is within 0.5 miles), museums, theatres and art galleries. Nearby, there are the gardens of Henrietta Park and Sydney Gardens, which features The Holburne Museum. Bath has an excellent range of private and state schools, catering for all age groups, which include King Edwards, Kingswood and The Royal High, are all within easy reach. Bath has a mainline rail link to London Paddington and Bristol Temple Meads from Bath Spa.

Immaculately refurbished throughout, it has sound-proofed, light oak flooring, original features (including four fireplaces), high ceilings, shutter-framed windows and new, columned radiators throughout. The kitchen/dining room has a marble central island unit with Siemens hob and soft green cupboards with marble worktops. Two original, built-in cupboards add to the classic, yet modern look and feel. Double wooden doors with leaded glass panelling open into the living room, allowing light to flow from one end of the apartment to the other. Two large windows overlook Great Pulteney Street and there's a stone fireplace and storage built into the alcove on one side. A door leads to the study (also accessed from the internal hallway), which also has views to GPS. There's also a WC on this floor. Upstairs, there are four bedrooms - two at the front and two at the rear - the latter with views across Henrietta Park and up to Camden Crescent. A family bathroom has a bath and shower with wall-hung units and new Duravit fixtures and fittings. A utility room has storage cupboards and plenty of space for drying clothes. There is also a useful loft space for extra storage.

Available from December.

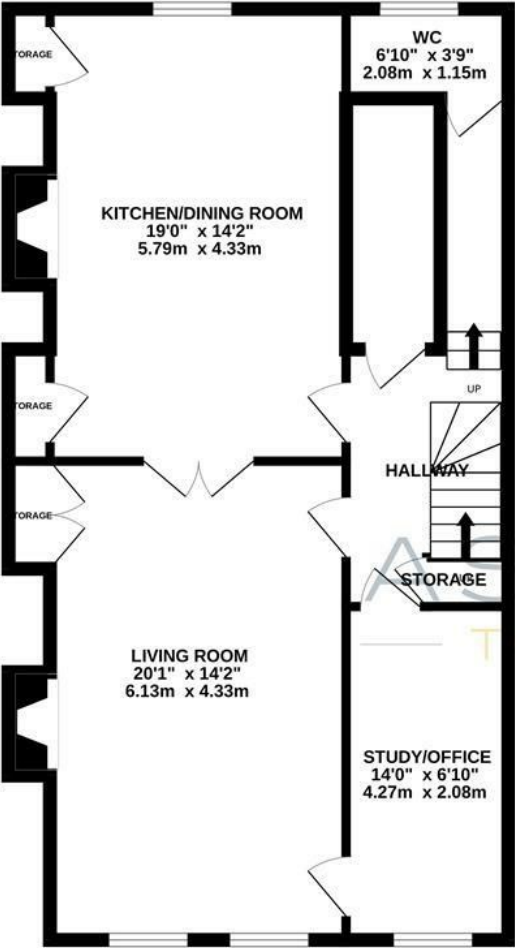
Council tax band E: £2706.67



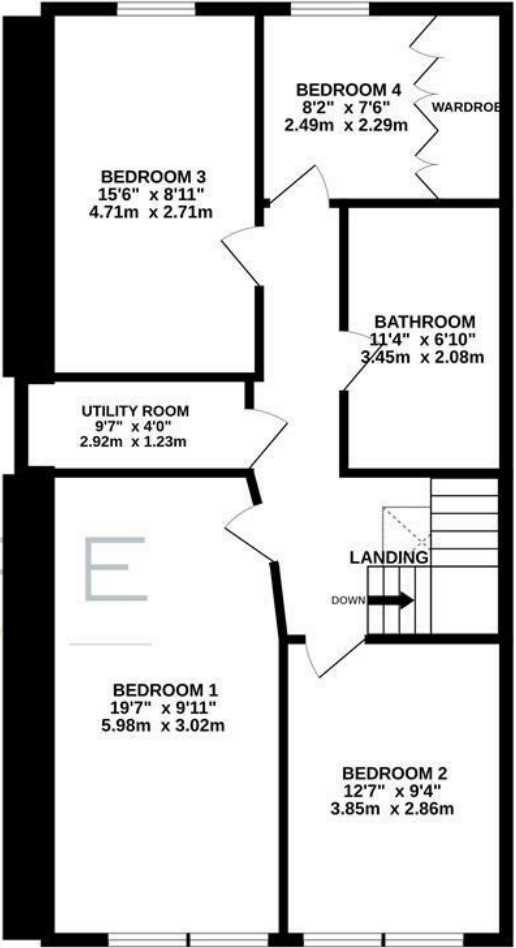


Floor Plan

SECOND FLOOR
736 sq.ft. (68.3 sq.m.) approx.



THIRD FLOOR
759 sq.ft. (70.5 sq.m.) approx.



GREAT PULTENEY STREET, BATH, BA2

TOTAL FLOOR AREA : 1494 sq.ft. (138.8 sq.m.) approx.

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 for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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