



15 Church Street, Bath, BA1 7TU
£495,000





£495,000

Solsbury View Cottage, 15 Church Street Bathford, BA1 7TU

A very charming, three-bedroom terraced cottage of great character, delightfully located in the heart of this highly sought-after village. Listed Grade II, the house stands in 240' long gardens and enjoys wonderful semi-rural views towards Solsbury Hill.

Solsbury View Cottage stands in long, beautiful gardens. The gardens are mostly laid to lawn with a couple of paved sun terraces and a number of shrubs and bushes. There is also an old stone-built store, a timber shed, and a water tap.

The current owners have fully renovated the property and extended it above the kitchen to the rear to create the third bedroom with a beautiful balcony. The property also has a modern country-style kitchen, including an Aga and Belfast sink, and a lovely modern shower room.

LOCATION

The property stands behind a cobbled pavement on this desirable road in the middle of Bathford. It is within easy walking distance of the various amenities in the village (including a community shop/cafe, hair salon, pub, frequent bus service, 'outstanding' primary school, children's playground, allotments, rugby and cricket clubs and a church). Wonderful walks are very close to hand - either in the nearby open countryside or in the woodland at Brown's Folly, yet the city centre is just 3½ miles away.



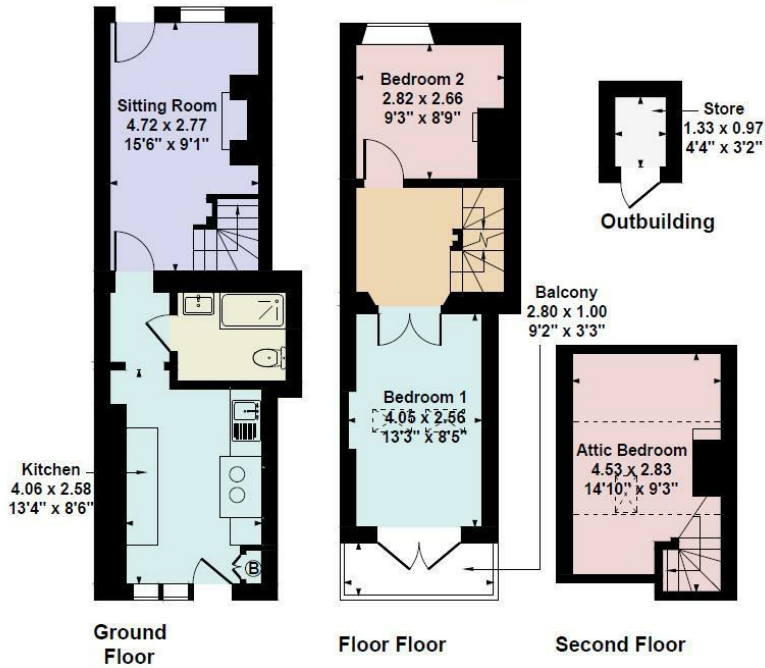




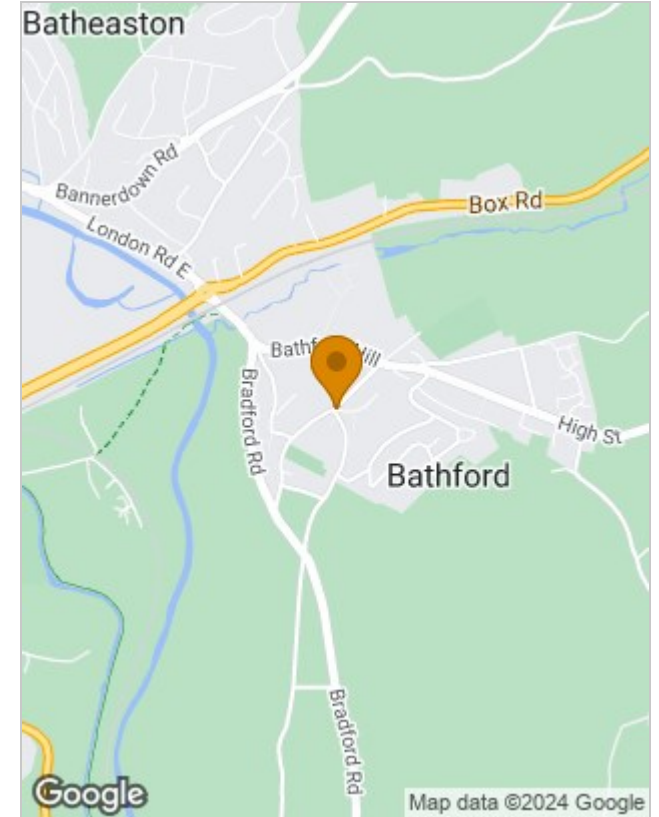
Floor Plans

Solsbury View Cottage, 15 Church Street, Bathford, BA1 7TU

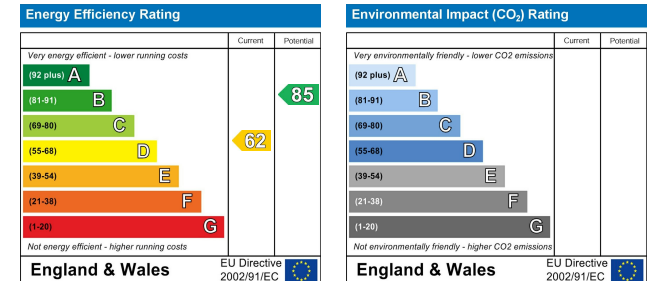
Approximate Gross Internal Area
 Total = 69 sq m (741 sq ft)
 Main House = 68 sq m (727 sq ft)
 Outbuilding = 01 sq m (14) sq ft



Location Map



Energy Performance Graph



Viewing

Please contact our Rivendell Estates Office on 01373 489 888 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

Rivendell Estates Frome Business Park, Manor Road, Somerset, BA11 4FN
 Tel: 01373 489 888 Email: info@rivendell-estates.co.uk <https://www.rivendell-estates.co.uk>