



Harrington Place, Bath
£190,000



THE HARRINGTON CLUB
150 YEARS

Flat 2 2 Harrington Place Bath, BA1 1HF

The Property

Forming part of this period grade 2 listed townhouse, located in the heart of the city's many shopping and leisure facilities yet ideally placed for access out of Bath. Just a short stroll takes you into the famous Queen Square & Gay Street and a wealth of shopping and leisure amenities. Whilst a similar distance will be found The Theatre Royal. Commuters are well catered for, being walking distance to Bath Spa station with Bristol Temple meads 20 Minutes and London Paddington 90 minutes. The apartment comprises entrance hall, sitting, modern kitchen and a bathroom. Benefits include gas heating and period features, making an ideal central base for investors and first-time buyers alike.

The Situation

Harrington Place is situated within the heart of Georgian Bath, a short stroll from Queen Square and close to The Circus and Royal Crescent. There is a wide range of amenities close to the property, including boutiques, cafes and wine bars along Queen Street and nearby Johns Street. Bath is a World Heritage Site famed for its Roman heritage and Georgian architecture that offers a wide variety of cultural, leisure, sports and shopping facilities along with 2 universities and excellent schools in both the private and state sectors.

There is a mainline rail link to London Paddington (90 mins) and Bristol Temple Meads. The motorway network can be accessed at junction 18 of the M4 which is approximately 11 miles north

Communal Entrance Hall

Stairs rising to first floor.





Entrance Lobby

Built-in cupboard with hot water cylinder.

Sitting Room

Two sash windows with working shutters, electric ceiling heaters.

Kitchen

Sash window over looking the front, a range of wall and base units with laminate work tops over, inset single drainer sink unit, plumbing for washing machine, space for appliances, electric cooker panel.

Bedroom

Sash window, electric panel heater, built-in wardrobe.

Leasehold Information

Tenure: Leasehold

Lease Term: 125 years remaining

Pets Allowed: yes

Service Charge: £866.72

Management Company: Curo Housing

Miscellaneous items

EPC: Exempt
Council Tax: C
Utilities: All main services
Authority: Bath & North East Somerset
Tenure: Leasehold
Lease: 125 Years
Service Charge: £866.72

Agents Notes

If any issue such as location, condition, specific access requirements, communications, proximity to amenities or transport hubs are of material importance to your decision to view then please discuss these priorities with our friendly team before making arrangements. Extensive information on all our properties can be viewed online at www.chasebuchanan.co.uk

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Independent Mortgage Advice

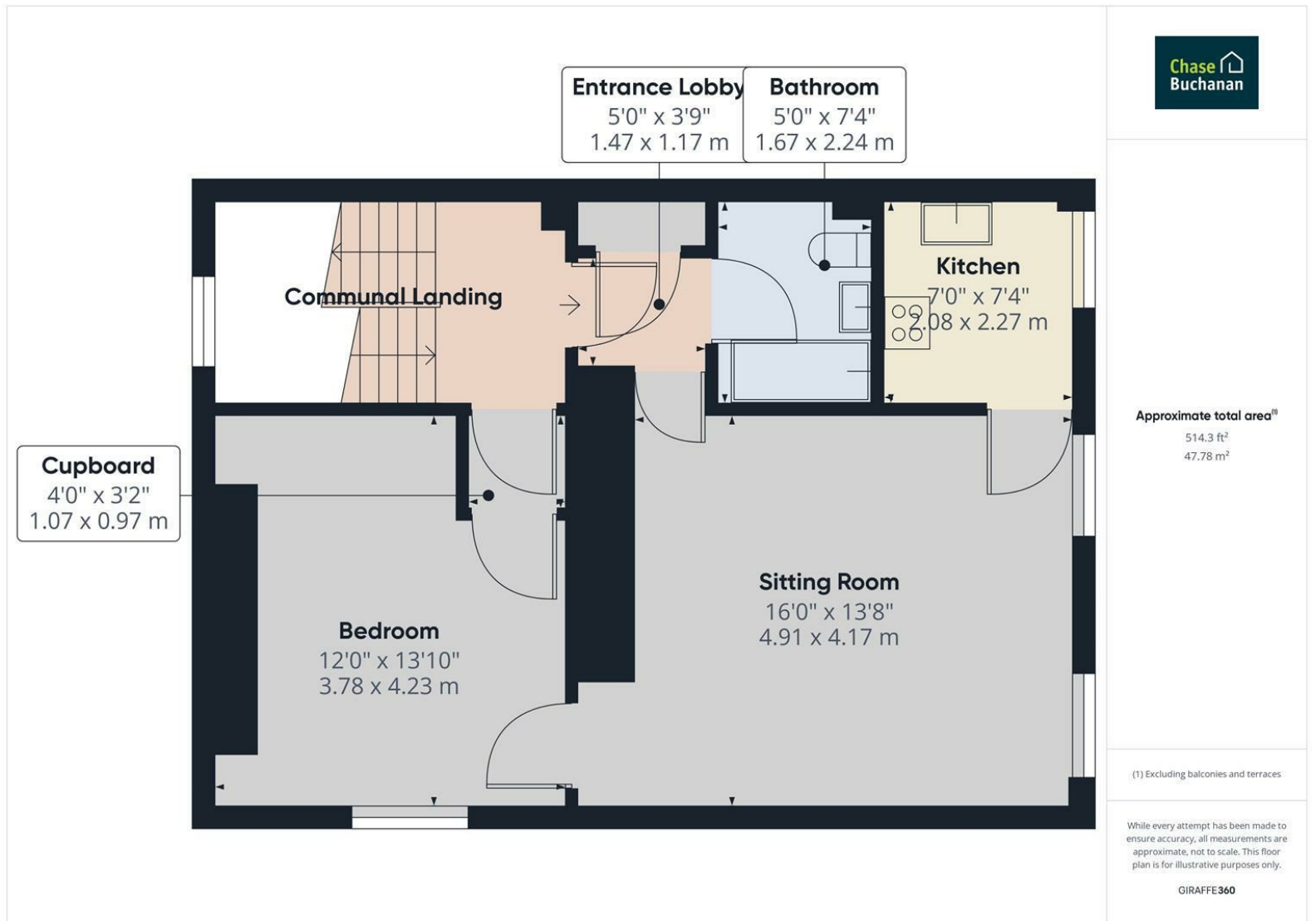
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- * Truly independent advice with access to approximately 130 mortgage lenders
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