



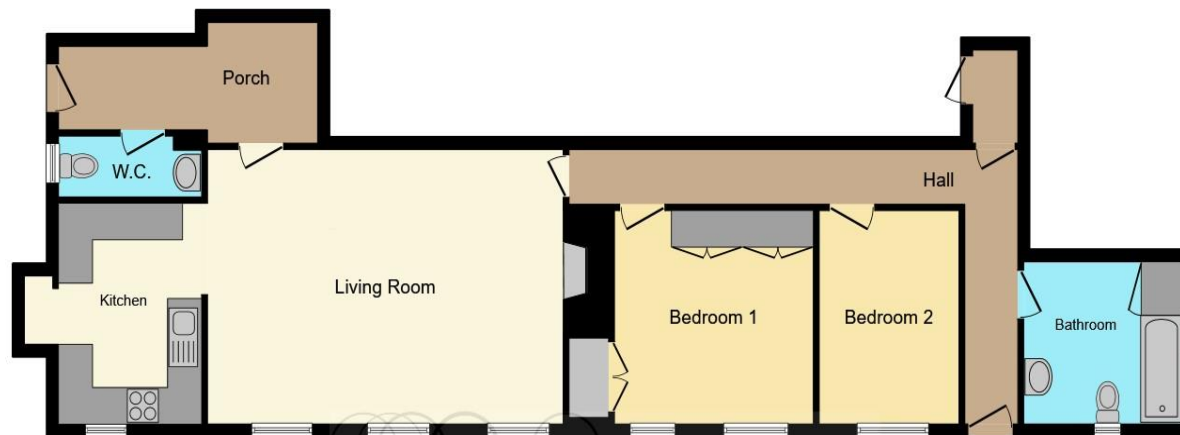
Hampton Hall, Warminster Road, Bath, BA2 6SQ

welcome to

Hampton Hall, Warminster Road, Bath

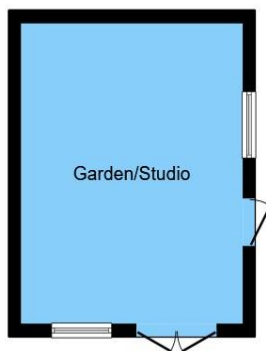
A fantastic two bedroom basement level period apartment, in need of modernisation, situated on the edge of Bathwick and Bathampton, offering a substantial garden and garage. Just a stone's throw from the River Avon, Kennett and Avon canal tow path walks, and Bathampton Village amenities.





Floor Plan

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Outbuilding

Entrance Hall

Cloakroom

Living Room

15' 6" max x 20' 11" max (4.72m max x 6.38m max)

Kitchen

8' 1" x 11' 9" (2.46m x 3.58m)

Inner Hallway

Bedroom 1

11' 7" x 12' 7" (3.53m x 3.84m)

Bedroom 2

8' x 12' 3" max into recess (2.44m x 3.73m max into recess)

Bathroom

Outside

Garden

Outbuilding

16' 2" x 12' 10" (4.93m x 3.91m)

Garage

9' 9" max x 18' 5" (2.97m max x 5.61m)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

welcome to

Hampton Hall, Warminster Road, Bath

- Offering no onward chain
- Ripe for renovation
- Large two bedroom basement apartment
- Approx. 96 sq. m./1032 sq. ft. in size
- Beautiful gardens with views across Bath

Tenure: Leasehold EPC Rating: D

This is a Leasehold property with details as follows; Term of Lease 999 years from 07 Feb 1978. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£450,000



Please note the marker reflects the postcode not the actual property

view this property online allenandharris.co.uk/Property/LAR105406



Property Ref:
LAR105406 - 0015

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