



STONIER
• HOBBS
RESIDENTIAL

27 Church Street, Weston, Bath BA1 4BU

PROFESSIONAL SERVICE
PERSONALLY DELIVERED

27 Church Street, Weston

A classic 2-3 bedroom Georgian townhouse in the heart of Weston Village with gardens to the front and rear.

- 2-3 Double bedrooms
- Front and rear gardens
- Convenient location
- Private vault



Description

27 Church Street is a classic Georgian townhouse set above Weston High Street in the heart of the village. Situated on a raised pavement, this charming three-floor Georgian townhouse is away from traffic and pedestrians.

Currently used as two reception rooms and two bedrooms but the house is flexible in layout and three bedrooms are an easy option. The rear kitchen/dining room is well fitted and opens onto an enclosed courtyard. The one bathroom and separate cloakroom are set on the first (middle) floor. Gas central heating is provided and the house is presented with neutral decorations and flooring.

To the front is a detached area of lawned garden with a useful vault room for storage of bicycles etc. To the rear, an enclosed courtyard is set off the kitchen and steep gated steps climb to a further area of level lawned garden beyond. Unrestricted street parking is available on Weston High Street.





Situation

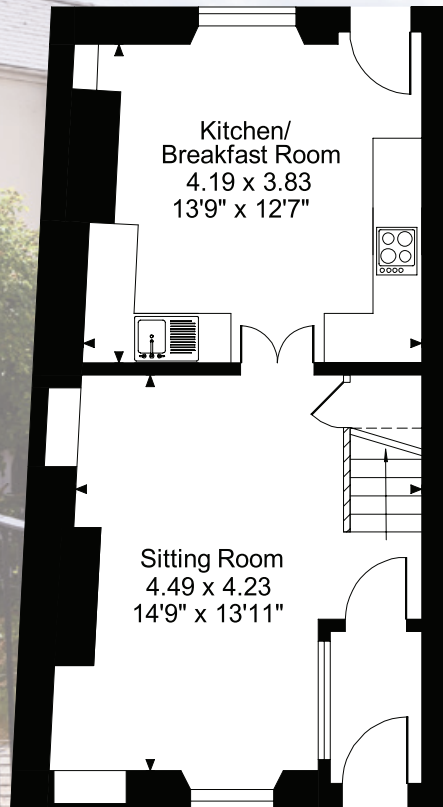
Church Street is in the centre of Weston Village about 1.5 miles from Bath city centre. The village is fully self-contained with a wide range of local shops and businesses. Weston is popular with commuters as there is easy access to the M4 (junction.18).

General Information

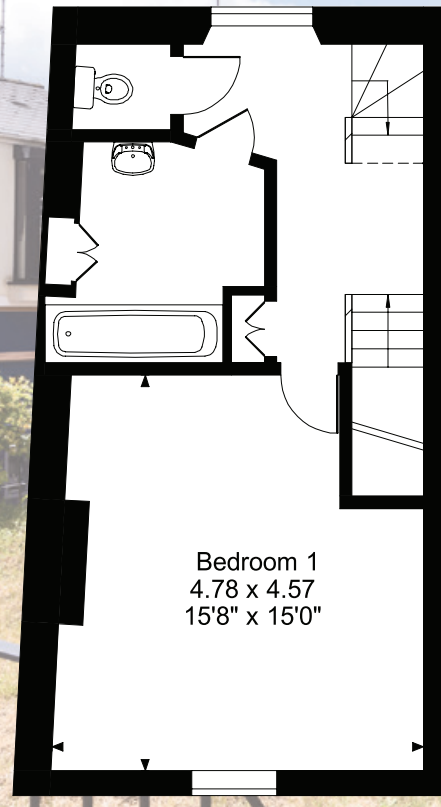
Tenure:	Freehold
Services:	All mains services are connected
Council Tax:	Band D
Local authority:	BANES
Viewing:	By appointment only with sole agents Stonier Hobbs Residential



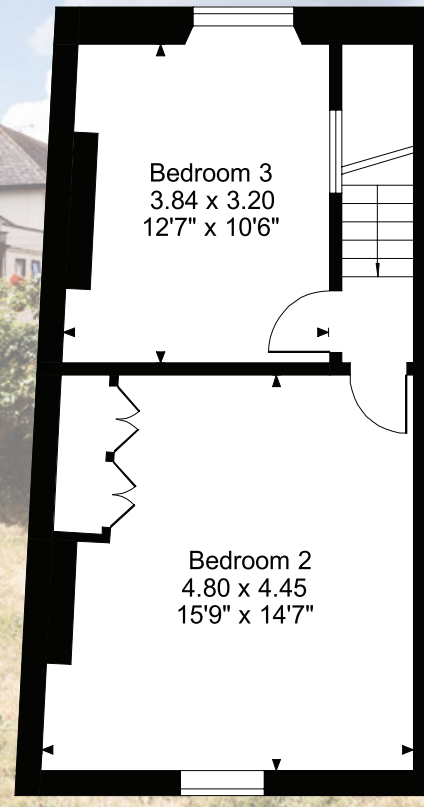
27 Church Street, Weston, Bath, BA1 4BU
Approximate Gross Internal Area = 115.2 sq m - 1240 sq ft
Vault = 16.67 sq m - 179 sq ft
Total = 131.87 sq m - 1419 sq ft



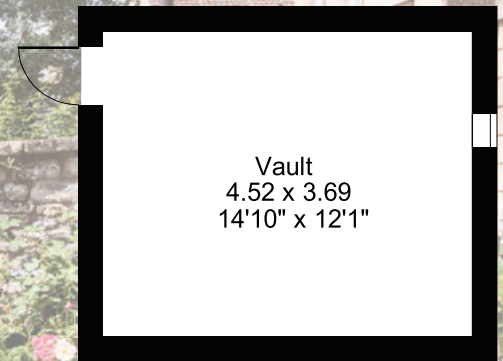
Ground Floor



First Floor



Second Floor



Stonier Hobbs and the client give notice that:

They have no authority to make or give any representations or warranties in relation to the property. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of facts. Any areas measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should be not be assumed that the property has all necessary planning, building regulation or other consents and Prince Land & Property has not tested any services or equipment.

01225 463322

10 Fountain Buildings
Lansdown Road, Bath BA1 5DU

f: 01225 469672

e: post@stonier-hobbs.com

www.stonier-hobbs.com

STONIER
HOBBS
RESIDENTIAL