

whiteley helyar



2,400 ft²



5 bedrooms



3 bathrooms



*residents parking
permits available*

Guide Price £1,250,000

Sherford House, Lansdown Road, Lansdown, Bath, BA1 5SU

A very well presented and particularly spacious semi-detached Victorian house most pleasantly situated in an extremely sought after position in the heart of Lansdown. Retaining a number of fine and original period features, the house offers extensive and well proportioned accommodation in an excellent location and enjoys a pleasing open outlook.

ACCOMMODATION

4 double bedrooms
study/bedroom 5
dining room
kitchen/breakfast room
gas fired heating

3 bath/shower rooms
large sitting room
sun room
utility/cloakroom
'on street' parking by means of permits (zone 11)

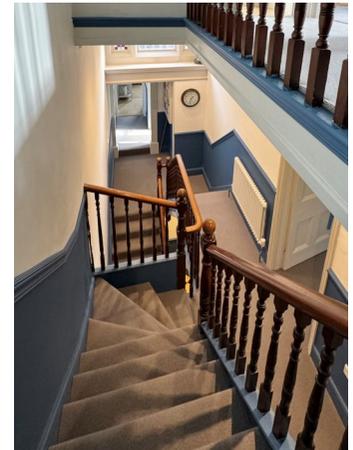
EXTERNALLY

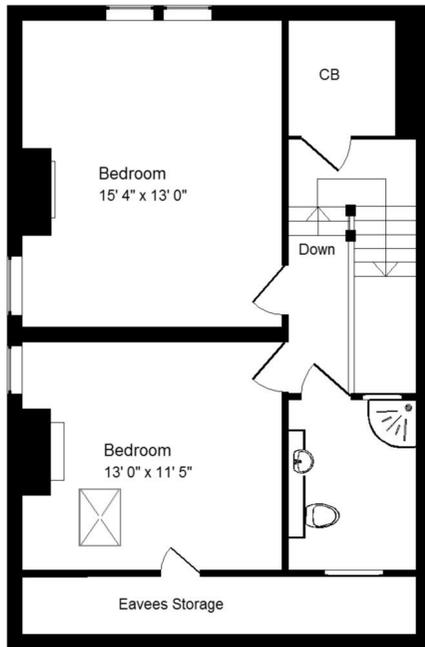
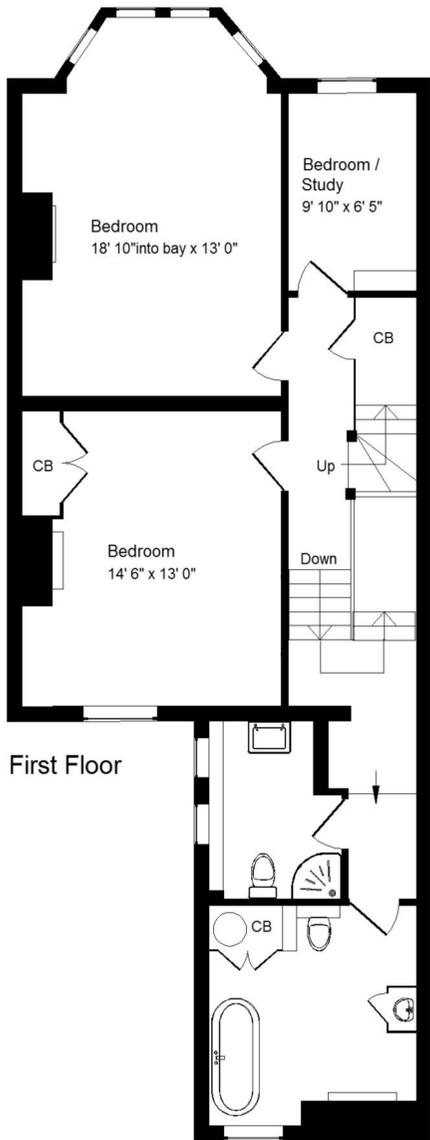
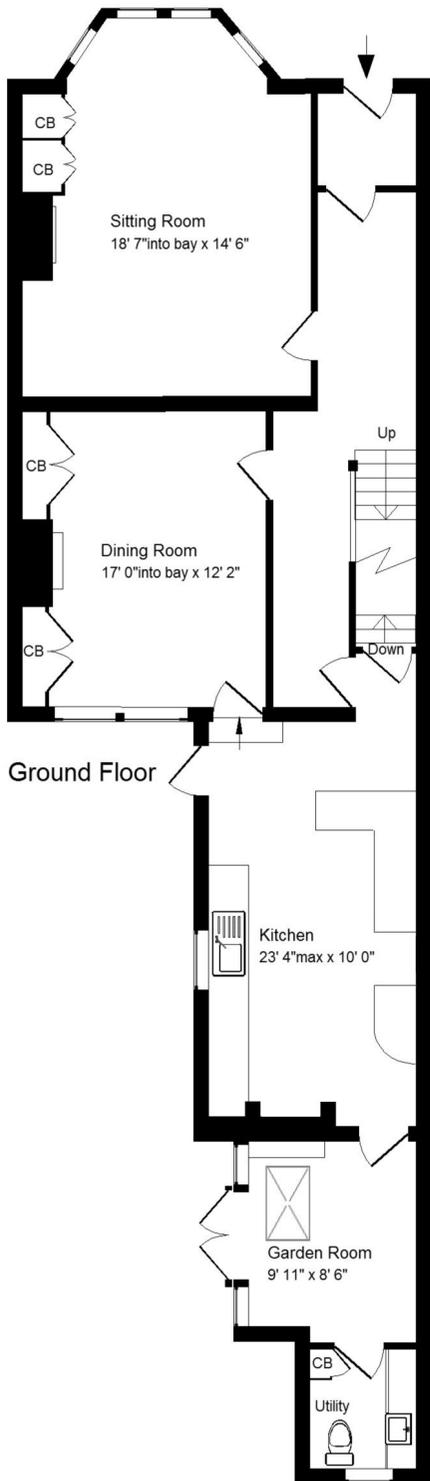
Sherford House stands in attractive gardens to both front and rear, linked by a clematis covered walkway. The front garden comprises numerous shrubs, bushes and ornamental trees, whilst the back garden is enclosed and laid to lawn with paved sun terraces (one with fitted benches) - ideal for outdoor dining and to take full account of the sunny position. There are further flower and herbaceous borders, shrubs, trees and a timber shed.

LOCATION

The property stands well back from the road in this select and extremely popular position, within walking distance of St Stephens, Royal High and Kingswood Schools. The very centre of Bath is within a mile or so, whilst there is a regular bus service close at hand and swift access to the M4 is available without having to cross the city.

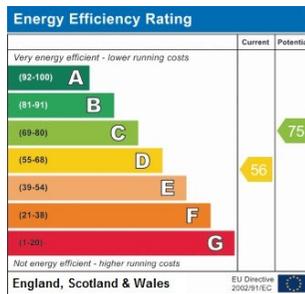






Second Floor

Approx. Gross Internal Floor Area 2,400 Sq. Ft. / 223 Sq. M
 Includes Conservatories. Excludes Garages, Porches etc. unless stated
 For identification purposes only. Not to scale.
 Sherford House, Lansdown Road, Lansdown, Bath, BA1 5SU.



Reference:
 0362-2880-7599-2870-6865

Tenure: Freehold
Council tax band: 'G' £3,181.59

