



St Catherines Court, Catherine Street, Frome

£110,000 Council Tax Band A Tax Rate £1,625 per annum



FOREST MARBLE
PROPERTY SALES & LETTINGS

Interact with the virtual reality tour and contact Forest Marble 24/7 to arrange your viewing of this gorgeous flat that you will find on Catherine Street, one of Frome's most renowned locations and within the town's historic conservation area. The property itself is a single story flat with a light and spacious open plan living space that includes a modern fitted kitchen, and the double bedroom is serviced by a shower room. The building benefits from a large communal courtyard that is private and tucked away from the street outside. To view the virtual tour please follow this link: [Click Here](#)

What our Vendor Loves

"This is a quiet and cosy home, tucked off a lively street in the heart of town. I love the big windows that get lots of sunshine, the high ceilings and the beautiful historic building in which the flat nestles. When I moved in, I did a complete renovation and am happy that it is a fresh and comfortable base. Being right in the middle of Frome, close to yoga classes, cafes, green spaces etc..., gives a sense of being part of a vibrant and artistic community... There is always something going on nearby! Overall, this is a simple and comfortable hideaway in a lively little town...I hope you enjoy it as much as I have done!"

Situation

The flat is found within a grade 2 listed period building in heart of Frome's Conservation area. You will find shops, bus routes and amenities of the town just moments away and local schools are within in walking distance. Frome town itself is one of Somerset's finest artisan towns which boasts a fantastic spirit of togetherness. There is a wide range of supermarkets, public houses, theatres and schools. However, Frome prides itself on the great selection of independently run shops that line the historical cobbled streets. While away your days sipping coffee in one of the cafes or buying gifts from the amazing boutiques. Frome is well known for its weekly markets and its monthly artisan market on a Sunday which draws people from all around. There is a rail service that is on the Paddington Line and also feeds into the cities of Bath and Bristol. Transport links will have you quickly out onto the ring road and the cities of Bath, Bristol and Salisbury are well within reach.

Key Features

Converted Period Apartment

One Bedroom

High Ceilings

Communal Courtyard

Town Centre Location

Grade 2 Listed Building



Rooms

Communal Entrance Hall

As you enter the building you are greeted by an impressive main hallway which allows access to the flat.

Open Plan Kitchen and Living Space

13'11" x 15'9" (4.24m x 4.80m)

Bedroom

8'11" x 9'5" (2.72m x 2.87m)

Bathroom

4'11" x 5'11" (1.50m x 1.80m)

Outside Space

The property benefits from a communal courtyard quietly tucked away behind the front doors of the building.

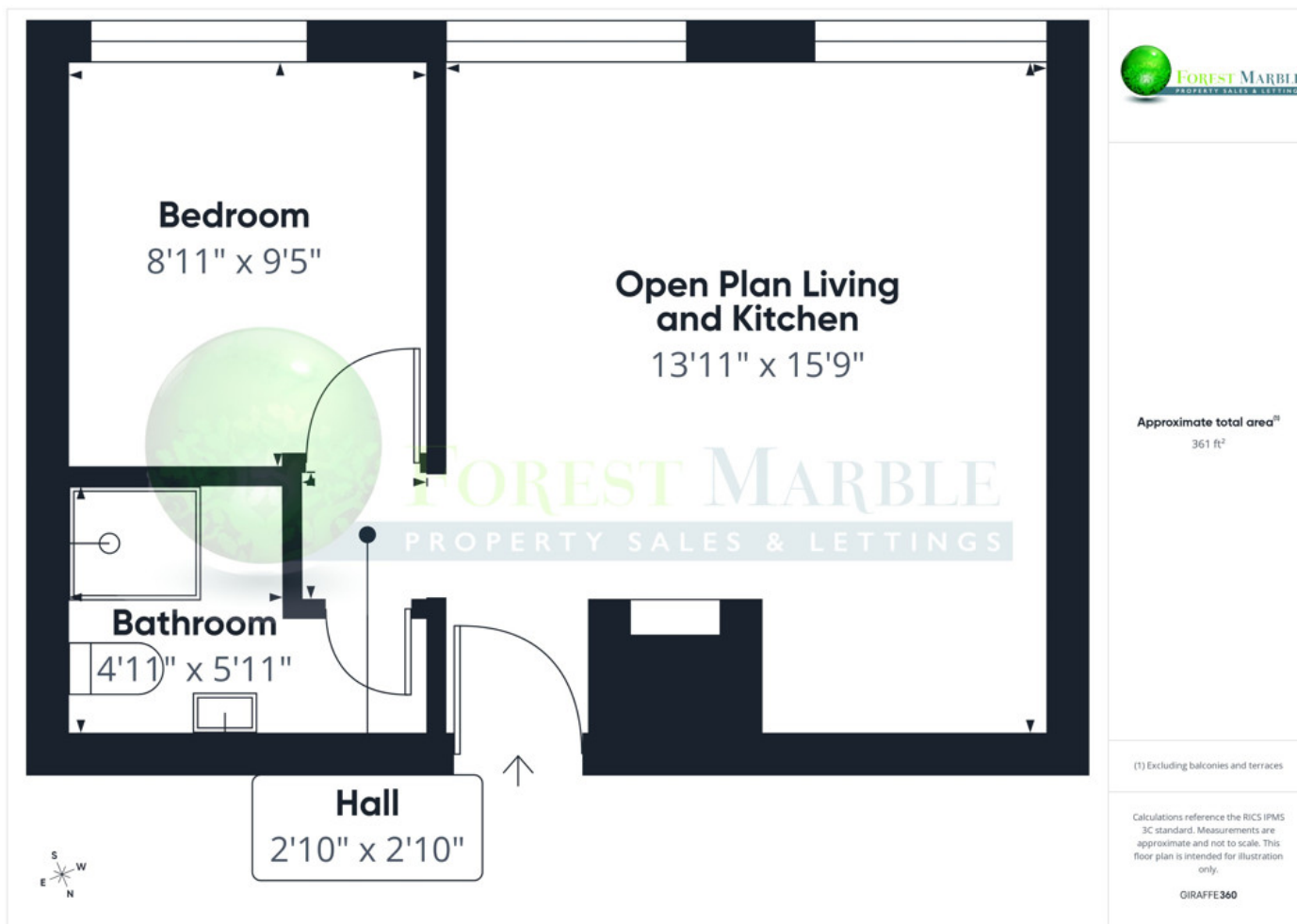
Directions

From our offices turn right up Wallbridge and bear right onto Portway. Continue along to the T-Junction and turn right down to the roundabout at the top of Bath Street. Turn left along Christchurch Street West and then right into Catherine Street. The property can be found on your right hand side.

Agent Notes

This is a leasehold property with the remainder of the 999 year lease and subject to a monthly management charge of £212 which includes buildings insurance. Additional material information may be available from the agent. At Forest Marble estate agents we bring together all of the latest technology and techniques available to sell or let your home; by listening to your specific requirements we will work with you so that together we can achieve the best possible outcome for your property. By using our unique customer guarantee we will give you access to a true 24/7 service (we are available when you are free to talk), local knowledge, experience and connections that you will find will deliver the service you finally want from your estate agent. Years of local knowledge covering Frome, Westbury, Warminster, Radstock, Midsomer Norton and all surrounding villages.





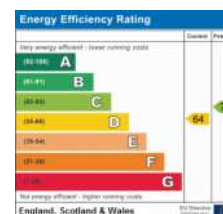
Forest Marble Ltd

Forest Marble, 4 Harris Close, Frome BA11 5JY

Call: 01373 482900

Web: www.forestmarble.co.uk

Email: aaron.blaney@forestmarble.co.uk



MONEY LAUNDERING REGULATIONS 2003 intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale. Consumer Protection from Unfair Regulations 2008: The Agents has not tested any apparatus, equipment, fixtures and fittings, or services, so cannot verify that they are in working order or fit for the purpose. The buyer is advised to obtain verification from his or her Professional Buyer. References to the Tenure of the property are based on information supplied by the Vendor. The agents have not had sight of the title documents. The buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of any property before travelling any distance to view.