



**Flat 1, Colleagues House, 130-132 Wells Road**  
Bath BA2 3AH

**Monthly Rental Of £1,250**



Wrights Residential, 24 Fore Street , Trowbridge, BA14 8ER  
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**Two bedroom apartment**

**Walking distance to Bath City Centre**

**Ground floor**

**Electric central heating**

**Double glazing**

**Unfurnished**

**Available early March**

**This modern two double bedroom ground floor apartment is situated on Bear Flat, within walking distance of Bath city centre. Features include an open plan kitchen/living room, two double bedrooms with built in wardrobes, shower room, electric central heating and double glazing,. Available early March, unfurnished.**

**The property comprises**

**Entrance Hall**

**Kitchen/Living Room**

With wood laminate flooring, range of wall and base units with worktop space over, sink/drain unit, integrated electric oven and hob with extractor hood over, space for fridge/freezer and plumbing for washing machine.

**Bedroom 1**

With wood laminate flooring and built in double wardrobe.

**Bedroom 2**

With wood laminate flooring, built in double wardrobe and boiler cupboard.

**Shower Room**

With white suite comprising shower enclosure, W.C and hand basin.

**Council tax**

The property is in council tax band B.

**Services**

Mains electricity, water and drainage are connected. The property is heated by an electric central heating boiler to radiators. Please note that the Agent has not tested any appliances.

**Broadband**

Ultrafast broadband is available (source - Ofcom)  
Predicted maximum download speed - 330Mbps

**Mobile phone coverage**

Outdoor coverage is likely - source Ofcom.



