



Flat 13 St James Court Church Street
Trowbridge BA14 8DW

Monthly Rental Of £925



Wrights Residential, 24 Fore Street , Trowbridge, BA14 8ER
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One bedroom garden apartment

Newly renovated to a high standard

Grade II listed building

Town centre location

High quality integrated appliances

Double bedroom with built in wardrobe

Contemporary shower room

Internet included in rent

This beautifully presented one bedroom garden apartment is set within a stunning Grade II listed former school, ideally located in the heart of Trowbridge town centre. Recently renovated to a high standard, the accommodation comprises an open plan kitchen and living area featuring high quality integrated appliances, a double bedroom with built in wardrobe, and a contemporary shower room finished to an excellent standard. Additional benefits include gas central heating, internet included in rent and its own generous courtyard garden. Available immediately, unfurnished.

The property comprises

Kitchen/Diner 9' 7" x 10' 3" (2.93m x 3.13m)

With tiled flooring and under-floor heating, intercom phone, a range of eye level and base units with breakfast bar and under counter lighting, porcelain worktops with splash backs, integrated electric oven and large induction hob with extractor hood over, integrated fridge/freezer and dishwasher, freestanding washer/dryer and inset sink unit. Open plan into...

Living Room 10' 8" x 19' 8" (3.24m x 5.99m)

With radiator, wood framed windows to three aspects and door to the courtyard garden.

Bedroom 10' 5" x 12' 6" (3.17m x 3.80m)

With radiator, built in wardrobes, wood framed window and fire exit door.

Shower Room

With tiled flooring, suite comprising a large walk in rainfall shower, hand basin with vanity unit and W.C, large marble-effect wall tiles, inset ceiling spotlights and extractor fan.

Courtyard Garden

The apartment benefits from its own low maintenance courtyard, accessed directly from the living room. The space is mainly laid to patio, providing a low maintenance area, ideal for relaxation or al fresco dining.

Council tax

The property is in council tax band A.

Energy performance

The current EPC rating is E (48)

Services

Mains gas, electricity, water and drainage are connected. Please note that the Agent has not tested any appliances.

Broadband

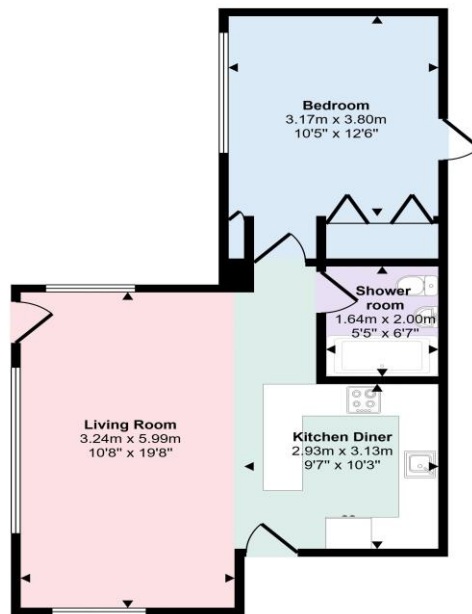
Ultrafast broadband is available (source - Ofcom)
Predicted maximum download speed - 1000Mbps

Mobile phone coverage

Both indoor and outdoor coverage are likely - source Ofcom.



Approx Gross Internal Area
51 sq m / 547 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.