



WentWorth
Estate Agents



Flat 19, 33 Great Pulteney Street, Bath, BA2 4BX

▪ One Bedroom Lower Ground Floor Retirement Apartment ▪ Exclusively for the Over 55's ▪ Situated within an impressive Grade I Listed Building ▪ Bright and Spacious Living Accomodation ▪ Stylish Kitchen and Shower Room ▪ Access to the Elegant Communal Gardens ▪ Highly Desirable Location ▪ Residents Drawing Room and Laundry ▪ On-Site

Property Manager

Price guide £195,000

Location

Situated in one of Bath's most iconic streets is this superb retirement apartment. The property is a short level walk from the city centre across the famous Pulteney Bridge. Bath offers an abundance of fine dining choices and boutique shops, with The Theatre Royal and the Thermae Spa also both a leisurely stroll away. There are transport links to London either from junction 18 of the M4 which lies to the north of the city or by rail from Bath Spa railway station to London Paddington (Approx 90 mins). The World Heritage City is famous for its golden architecture, parks and history.

Internal Descriptions

Entering through the front door you are led into an impressive communal hallway. Take the stairs (or lift) down to the lower ground floor and the apartment is to your left. A welcoming hallway greets you as you enter the property. The light and airy living room is both well-proportioned and spacious, with room for a dining table. There are patio doors leading out into the gardens with a small patio directly outside. The kitchen has cream wall and base units, complemented by the worktops and flooring. Benefitting from integrated fridge/freezer and dishwasher. The bedroom is generous and enjoys natural light and there is a stylish shower room, with a walk-in shower. There is also a Residents drawing room and a laundry room as well as an on-site Property Manager.

External Descriptions

To the rear of this superb building there are beautifully manicured and well tended gardens for residents to enjoy. There are seating areas surrounded by lawns and flanked by mature trees and herbaceous borders. Gravel paths lead to a rear access gate, and Henrietta Park beyond.

Additional Information

Tenure - Leasehold

Listed Status - Grade I

Approx. Lease Length - 958 years

Annual Service Charges - £5640.32

Management Company - Retirement Properties Ltd

Council Tax Band - C

Agents Note

The Property Misdescriptions Act 1991. The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer must obtain verification from their Legal Advisor or Surveyor. Stated measurements are approximate and any floor plans for guidance only. References to the tenure of a property are based on information supplied by the Seller. The Agent has not had sight of the title documents and a Buyer must obtain verification from their Legal Advisor.

Great Pulteney Street, Bath, BA2

Approximate Area = 550 sq ft / 51.1 sq m

For identification only - Not to scale



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		81
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	51	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © n°cheom 2026. Produced for WentWorth Estate Agents (Bath). REF: 1417484







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