



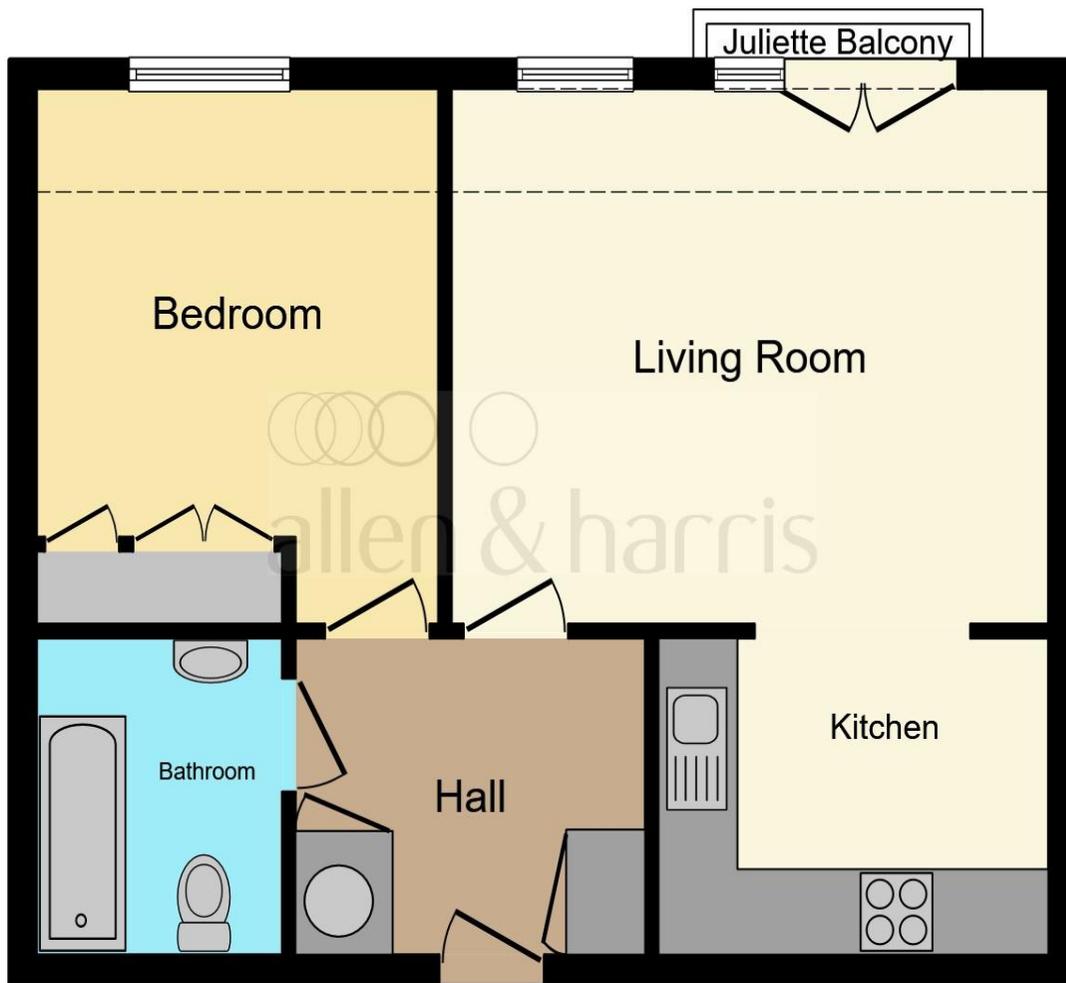
Flat 31 St. Johns Road, Bathwick Bath BA2 6PL

welcome to

Flat 31 St. Johns Road, Bathwick Bath

This well-maintained one-bedroom apartment, is competitively priced for sale, set the top floor of Minerva Court, just a short walk from Bath's historic city centre. With Waitrose, Victoria Art Gallery, cafés, shops, and local parks all nearby, it offers convenience and charm in an ideal location.





Minerva Court Entrance

Private Entrance Hall

8' 10" Max x 7' 3" Max (2.69m Max x 2.21m Max)

Living Room

14' 10" x 11' 11" Part restricted head height (4.52m x 3.63m Part restricted head height)

Kitchen

9' 8" x 7' 3" (2.95m x 2.21m)

Bedroom

10' 10" part restricted head height x 9' 11" (3.30m part restricted head height x 3.02m)

Bathroom

6' 8" x 6' (2.03m x 1.83m)

This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

welcome to

Flat 31 St. Johns Road, Bathwick Bath

- An attractive one bedroom apartment
- Favoured front facing position overlooking well kept gardens with views
- Over 55s accommodation
- Lift (replaced 2021) to all floors
- Residents facilities include a communal garden, lounge and laundry room

Tenure: Leasehold EPC Rating: B

Council Tax Band: C Service Charge: 2284.51

Ground Rent: 10.00

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

guide price



Please note the marker reflects the postcode not the actual property

view this property online [allenandharris.co.uk/Property/BAT108516](https://www.allenandharris.co.uk/Property/BAT108516)



Property Ref:
BAT108516 - 0022

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