

whiteley helyar



817 ft²



2 bedrooms



shower room



garage with
parking in front

Guide Price £375,000

Flat 4, Hampton house, Warminster Road, Bath, BA2 6SG

A beautifully presented penthouse apartment in this impressive Grade II listed building enjoying stunning views over the valley as well as beautifully kept communal gardens and a garage with parking in front.

ACCOMMODATION

communal entrance hall with entry phone
spacious hall with generous storage cupboards
open plan kitchen/living/dining room

two bedrooms
stylish shower room
gas central heating system

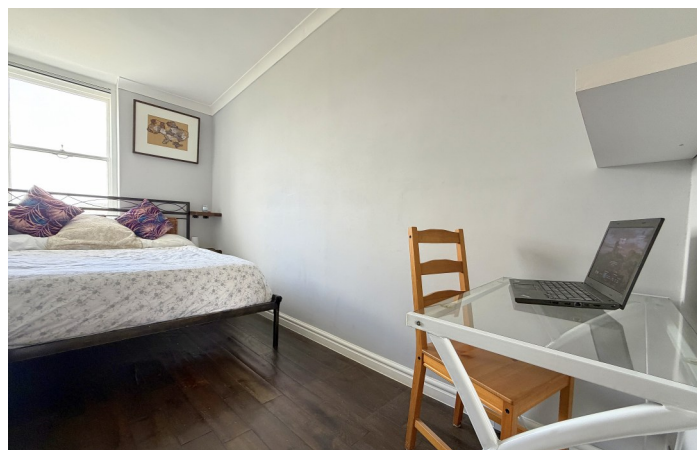
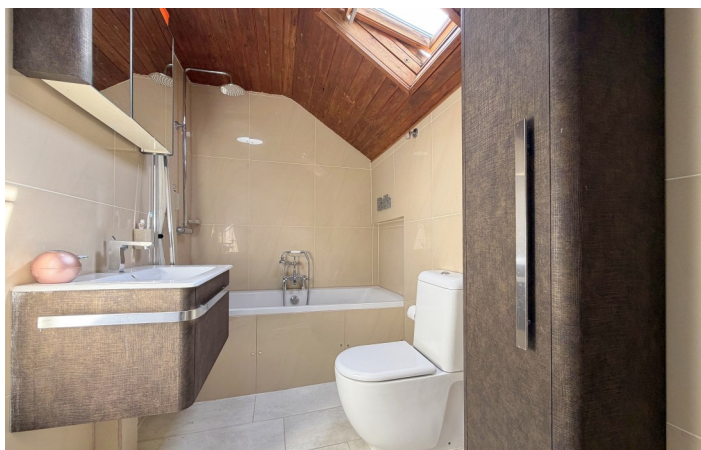
EXTERNALLY

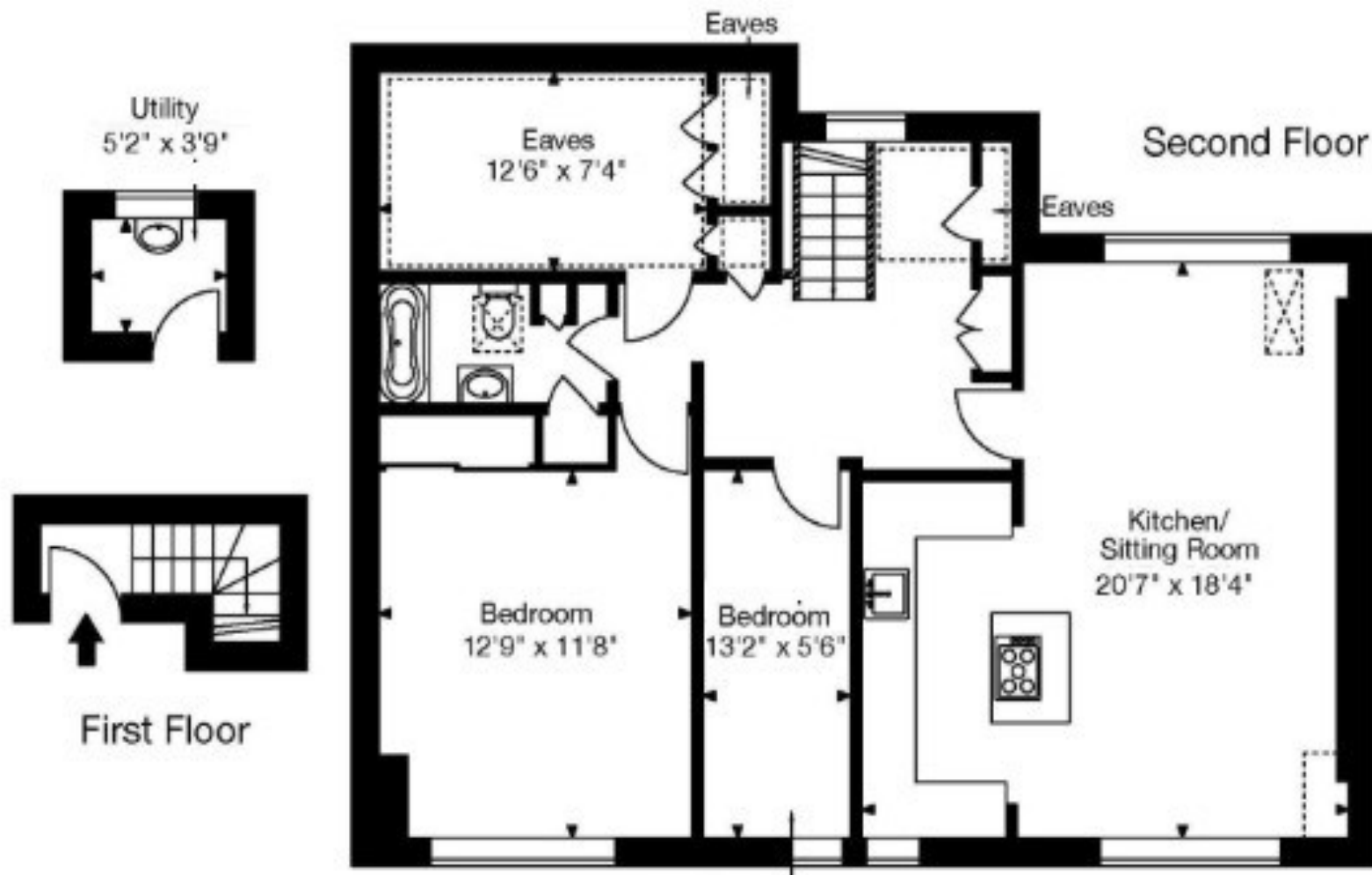
There are beautifully kept communal gardens laid to lawn to the rear accessed via a driveway sweeping down from the front of the building, this provides access to visitors parking and the apartments garage with dedicated parking in front.

LOCATION

The property is situated between Bathampton and Bathwick enjoying a wonderful open outlook towards Batheaston to the rear. The property is well served by frequent local busses and is nicely positioned for wonderful walks along the Kennet and Avon canal towards the city centre just over a mile away.





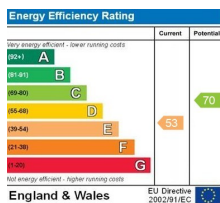


Approx. Gross Internal Area 817 Sq Ft - 76 Sq M

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement.

This plan is purely for illustrative purposes only and should be used as such by any prospective purchaser.

Area includes internal and external wall thickness



Tenure: Share of freehold, internally managed.
Service charge: £1,200 PA
Council Tax Band: 'B' = £1,835.47 (2026/2027)

