



Flat 4, Colleagues House, 130-132 Wells Road
Bath BA2 3AH

Monthly Rental Of £1,100



Wrights Residential, 24 Fore Street, Trowbridge, BA14 8ER
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www.wrightsresidential.co.uk

One bedroom apartment

First floor

Situated within easy reach of the city centre

Double bedroom

Built in wardrobe

Modern electric heating

Double glazing

One secure allocated parking space

This one double bedroom first floor apartment, is situated within easy reach of the city centre. The property benefits from a built in wardrobe, modern electric heating, double glazing and a one secure allocated parking space. Available early December, unfurnished.

The property comprises

Entrance Hall

With laminate flooring and intercom phone.

Lounge *15' 1" x 9' 10" (4.61m x 3.00m) max*

With laminate flooring and radiator. Open plan into....

Kitchen *8' 2" x 18' 2" (2.5m x 5.53m) max*

With wood laminate flooring, a range of eye level and base units, sink/drainers, integrated electric oven and hob with extractor hood, space for washing machine and fridge freezer, radiator and double glazed window.

Bedroom *12' 3" x 18' 2" (3.74m x 5.53m)*

Large double bedroom with laminate flooring, radiator, built in wardrobe, boiler cupboard and two double glazed windows to the rear.

Shower Room

With suite comprising shower enclosure with mains shower, low level w.c, pedestal hand basin, radiator and extractor fan.

Externally

One secure allocated parking space.

Council Tax

The property is in council tax band B.

Services

Mains 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 - 304Mbps

Mobile phone coverage

Outdoor coverage is likely - source Ofcom.



First Floor

Approx. 56.9 sq. metres (612.8 sq. feet)



Total area: approx. 56.9 sq. metres (612.8 sq. feet)