ASPIRE
TO MOVE









Rockliffe Avenue, Bath, BA2

Situated in the popular Bathwick area of Bath, Rockliffe Avenue offers an excellent location for students looking to enjoy everything this beautiful city has to offer.

The property is conveniently positioned for access to Bath city centre, with its fantastic selection of shops, supermarkets, independent cafés, restaurants, bars and nightlife. The nearby Pulteney Bridge and Great Pulteney Street areas offer attractive surroundings, while Bath's green spaces provide the perfect escape from busy student life.

The property is particularly well suited to students attending the University of Bath, with convenient access towards the Claverton Down campus. Regular university bus services operate from Bathwick Hill and the city centre, including the U1 and U3.

Bath Spa University students are also well connected, with the U3 university bus service linking Bath city centre with the Newton Park campus, making the property an attractive option for groups studying at either university.

With the added benefit of Bath's shopping, entertainment and transport connections close by, this is a fantastic location for students seeking a balance between university life and everything the city has to offer.

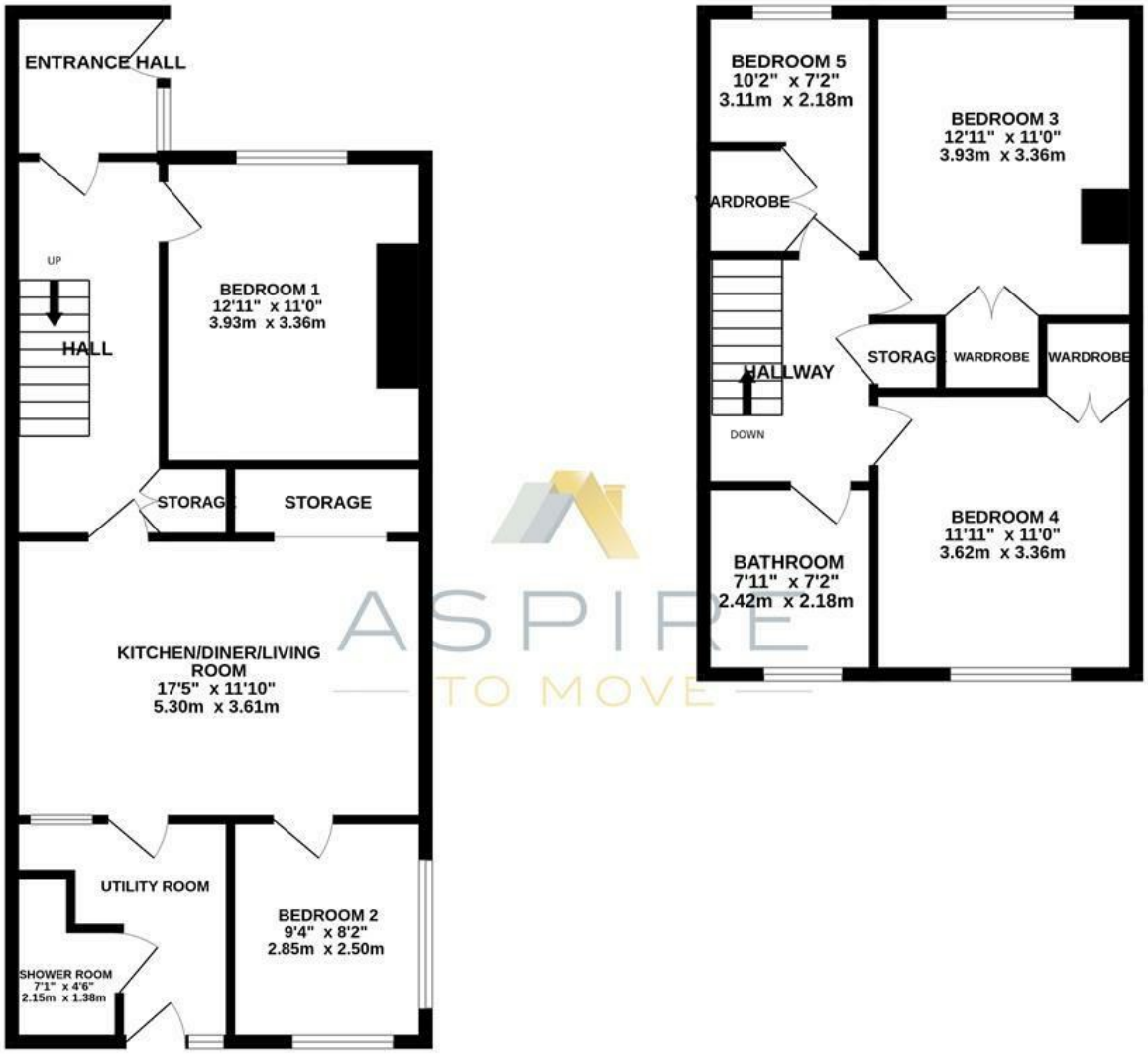
£3,500 PCM

- 5 bed student property
- 1st July 2027 availble
- 2 single rooms
- 3 double rooms
- Garden
- Holding deposit - one weeks worth of rent - £807.00
- Furnished

Floor Plans

GROUND FLOOR
674 sq.ft. (62.6 sq.m.) approx.

1ST FLOOR
501 sq.ft. (46.5 sq.m.) approx.

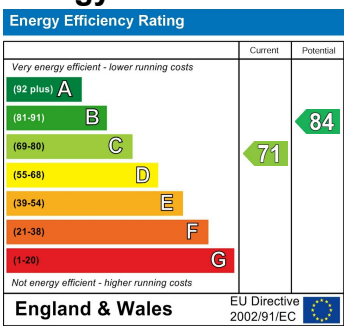


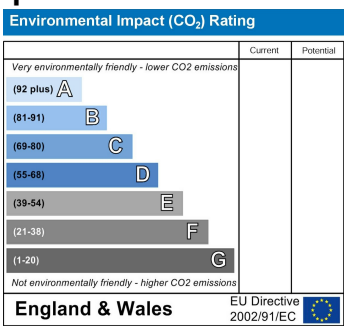
ROCKLIFFE AVENUE, BATH, BA2

TOTAL FLOOR AREA : 1175 sq.ft. (109.2 sq.m.) approx.

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 for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Performance Graph





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