



Flat 10, Rosefield House Polebarn Road
Trowbridge BA14 7EQ

Monthly Rental Of £950



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

Two bedroom top floor apartment

Modern electric heating

Two double bedrooms

Available immediately

Situated close to Trowbridge Town centre

Open plan kitchen/living room

Off road parking

Unfurnished

This two bedroom top floor apartment is situated in a Grade II listed building within easy walking distance of Trowbridge town centre. Features include an open plan kitchen/living room, two double bedrooms and electric heating. Available immediately, unfurnished.

The property comprises:

Entrance Hall

With wall mounted electric Quantum storage heater and cupboard housing hot water cylinder.

Open plan living room/Kitchen *15' 11" x 9' 11"*
(4.84m x 3.01m)

With a range of eye level and base units, worktops with tiled splash backs, sink/drainers, integrated electric oven and ceramic hob with extractor hood over, washing machine and space for fridge/freezer, wall mounted electric Quantum storage heater and sash window.

Bedroom 1 *12' 8" x 11' 0" (3.86m x 3.36m)*

With wall mounted electric heater and sash window.

Bedroom 2 *11' 8" x 9' 10" (3.55m x 2.99m)*

With wall mounted electric heater and door to fire escape.

Bathroom

With heated towel rail, white suite comprising bath with mains shower over, close coupled W.C and hand basin with vanity unit.

Parking

Off road parking for one vehicle.

Council tax

The property is currently in council tax band A.

Energy Performance

The current EPC rating is D (58)

Services

Mains electricity, water and drainage are connected. Please note that the Agent has not tested any appliances.

Broadband

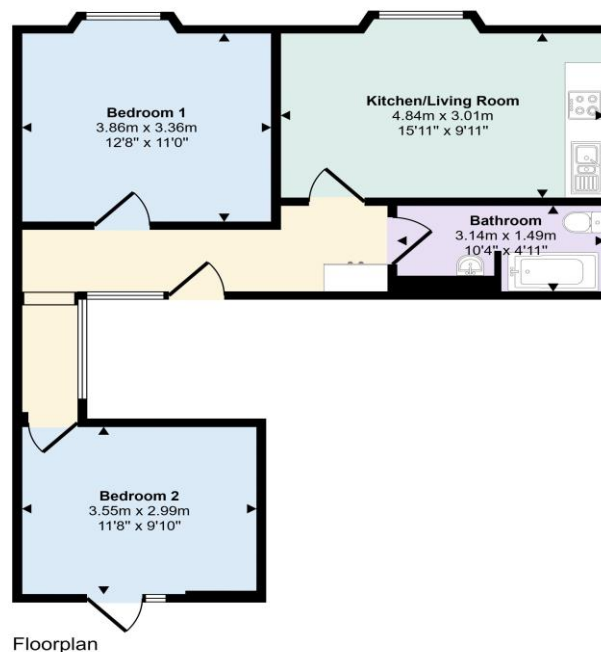
Ultrafast available (source - Ofcom) Predicted maximum download speed - 1000Mbps

Mobile phone coverage

Outdoor coverage is likely - source Ofcom.



Approx Gross Internal Area
54 sq m / 585 sq ft



This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.