



WESTMORELAND ROAD, BATH, BA2

£1,900 per month*

Carter Jonas

WESTMORELAND ROAD, BATH, SOMERSET, BA2 3EU

A newly converted 2-bedroom house just under one mile from Bath City Centre.

- Open plan living and kitchen
- 2 Bedrooms
- Bathroom
- Courtyard garden
- Downstairs WC

THE PROPERTY

We are pleased to be able to offer to the rentals market a newly converted house just under one mile from Bath City Centre.

The property offers modern accommodation of a stylish, open plan kitchen with fridge/freezer, oven, hob and dishwasher as well as living space with French doors leading through to hallway and downstairs cloak room. The contemporary living continues up to the first floor with two double bedrooms and bathroom with walk-in shower.

The property would make a really wonderful home and offers a flat walk to the centre and Bath Spa Railway Station. The finish of this property is incredibly classy making the property a wholly charming two-bedroom house.



Available for an initial 12-month tenancy. This property would suit a professional individual or couple very well. Regret, not available to students.

EPC band C. Council Tax Band D (please see Bath & North East Somerset website for current cost)

Mains electric, and mains water. Parking: Permit Parking

Internet & Mobile: Further information on availability and speeds can be found on the Ofcom website.

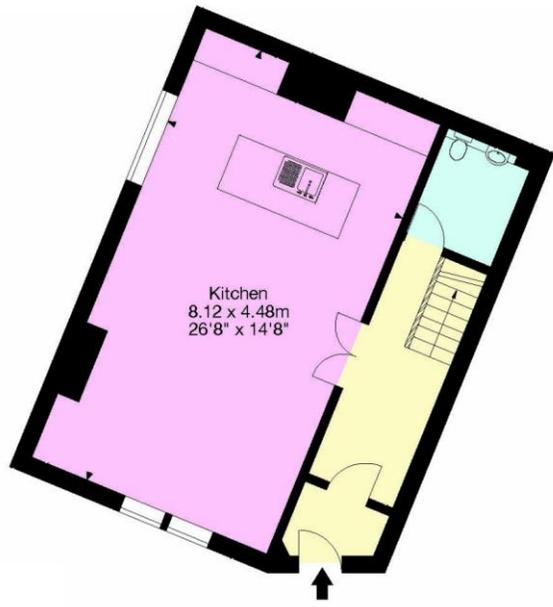
At a rent of £1,900 per calendar month: Holding deposit of 1 week's rent £438.46 (deducted from first month's rent)

Security deposit of 5 weeks rent: £2,192.30

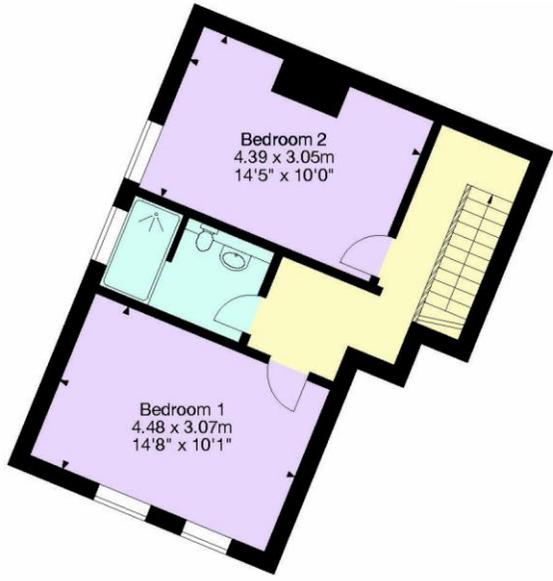
ADDITIONAL INFORMATION

Offers	Available for a minimum term of 12 months longer terms will be considered
Viewing	Strictly by appointment
Local Authority	- Council Tax Band
Directions	





Ground Floor



First Floor

Approximate Gross Internal Floor Area
Total Area = 93 sq m / 1,002 sq ft

Important Notice: This plan is not to scale (unless specified), is for guidance only and must not be relied upon as a statement of fact. All measurements and areas are approximate only (and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice). Please read the Important Notice on the last page of text of the particulars. © Capture Property Marketing 2023.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		91
(81-91)	B		
(69-80)	C	79	
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	



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Classification L2 - Business Data

IMPORTANT INFORMATION

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