



**PALLADIAN, BATH RIVERSIDE, BA2**  
£1,350 per month\*

**Carter Jonas**



# BATH RIVERSIDE, BATH, BA2 3FL

A modern, fourth floor one bedroom apartment in the Bath Riverside development

## THE PROPERTY

A modern, fourth floor one bedroom apartment in the Bath Riverside development. The living space is light and spacious with open plan living room and kitchen space equipped with fridge/freezer, oven with hob and dishwasher. The living room has double doors onto the communal garden allowing light and a lovely open, airy feel to the property. Through the hallway, which is host to the utility's cupboard as well as bathroom with shower over bath, is the double bedroom. The bedroom would comfortably fit a double bed and is perfect for a professional individual or couple. The Bath Riverside development is extremely convenient for those wanting to be in and around the city centre with buses frequently running into the city as well as the convenience of around a 15-minute walk to the centre.

Offered unfurnished. Available February 2025.

Available for an initial 12-month tenancy.

EPC Rating B. Council Tax Band B (please see Bath & North East Somerset website for current cost)

Mains electric, and metered mains water.

Communal boilers run by EON (supplier cannot be changed).

No Parking available for this flat.

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

At a rent of £1350.00 per calendar month: Holding deposit of 1 week's rent £342.78 (deducted from first month's rent) Security deposit of 5 weeks rent £1713.94





**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

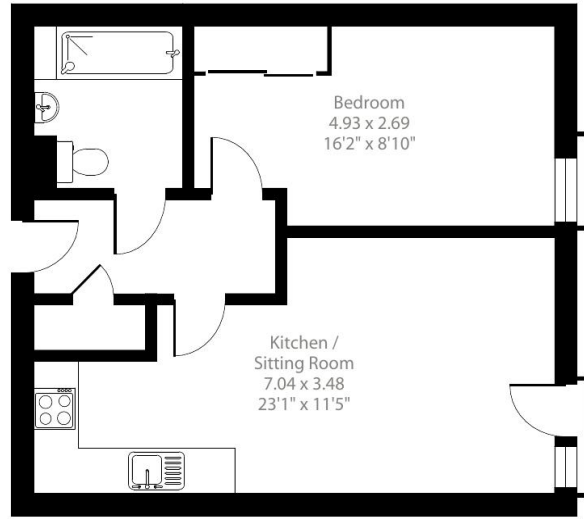




## Palladian, Victoria Bridge Road, Bath, BA2

Approximate Area = 482 sq ft / 44.8 sq m

For identification only - Not to scale



First Floor



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2025. Produced for Carter Jonas. REF: 1235296

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B	81	81
(69-80) C		
(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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