



1 bed apartment to buy in BA1

Phoenix House, Bath, Somerset, BA1 2SL

£180,000 Starting Bid

 x1  x1  x1

Tenure

Leasehold

Allocated parking

Property features

- ✓ BEING SOLD VIA SECURE SALE ONLINE BIDDING - T&Cs APPLY
- ✓ Top-floor apartment with stunning panoramic views across Bath's skyline and lift access
- ✓ Prime location behind the iconic Royal Crescent
- ✓ Superfast broadband available
- ✓ EPC Rating D

Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: D
- ✓ Heating supply: Electric
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Broadband: FTTP (fibre to the premises)
- ✓ Mobile signal: Good

Arrange a viewing

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Branch Manager
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- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

A bright, central top-floor apartment with spectacular Bath skyline views just moments away from the Royal Crescent and offered with no onward chain.

Being sold via Secure Sale online bidding. Terms & Conditions apply. Starting Bid £180,000.

Situated just behind the iconic Royal Crescent, this central one bedroom apartment offers approximately 465 sqft of light-filled accommodation in the heart of Bath. Occupying a top-floor position, the property benefits from extensive views across the city's skyline, with both the south-facing living room and bedroom enjoying an abundance of natural light throughout the day.

The apartment features a spacious reception room, a generous double bedroom, built-in storage, a well-appointed kitchen and bathroom, together with lift access for added convenience. Residents also have access to a communal courtyard and parking is available through a residents' permit scheme. The property includes basement storage area.

Perfectly located for enjoying everything Bath has to offer, the property is less than a 10-minute walk from Bath city centre, Royal Victoria Park and Bath Approach Golf Course, while Bath Spa railway station can be reached on foot in approximately 20 minutes. There is also a direct bus to University of Bath in front of the building. Superfast broadband is available, making the apartment equally well suited to home working.

The property would make an ideal first-time purchase, pied-à-terre or buy-to-let investment, with an estimated rental income of approximately £1,150 - £1,200 per calendar month.

Offered to the market with no onward chain, this is a rare opportunity to acquire a bright, centrally located apartment in a highly desirable residential setting.

Council Tax Band: A

Tenure: Leasehold

Length of Lease: 175

Annual Ground Rent Amount: £1.00

Annual Service Charge Amount: £1,356.00

Price: Starting Bid £180,000

Property Type: Apartment

Parking: Allocated

Construction materials: Stone built

Roofing type: Slate tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Electric

Electric: National Grid

Water: Direct mains water

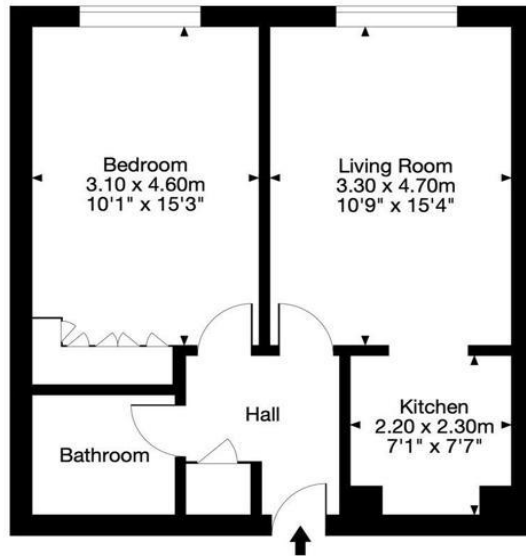
Water meter: No

Sewerage: Standard UK domestic

Broadband: FTTP (fibre to the premises)

Mobile signal coverage: Good

Phoenix House, Northampton Street, Bath BA1 2SL
 Gross Internal Area (Approx.)
 43 sq m / 465 sq ft



Capture Property Marketing 2020. Drawn to RICS guidelines. Not drawn to scale. Plan is for illustration purposes only. All features, door openings, and window locations are approximate. All measurements and areas are approximate and should not be relied on as a statement of fact.

Capture.

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) A		
(81-91) B		S1
(69-80) C		
(55-68) D	53	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	

Phoenix House, Bath, Somerset, BA1 2SL

Contact your local branch today for more information on this property:

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