2 bed apartment to buy in HR1

Frome Court, Hereford, Herefordshire, HR1 4DX

£175,000 Starting Bid

x 2 x 2 x 1

Tenure

Leasehold

Allocated parking

Property features

- Being Sold via Secure Sale online bidding. Terms and Conditions
- Grade II Listed Victorian Gothic Revival Convent
- Massive Room Sizes with High
- Bursting With Character Features Throughout
- EPC Rating C

Key Information

- Council Tax: Band C
- EPC Rating: C
- Heating supply: Gas
- Electric supply: National Grid
- Water supply: Direct mains water
- Broadband: ADSL copper wire

Arrange a viewing

Joe Nicholson
Branch Manager
Midlands Auction

0121 661 8465
midlands@pattinson.co.uk

- Flexible viewing slots
- Accompanied viewings

Description

An Impressive 2 Double Bedroom 1st Floor Apartment, within a converted Victorian Grade II Listed Gothic Revival Convent, offering generous proportions and exceptional character features throughout, all Offered With No Onward Chain.

Entrance Hall with Study Area – Sitting/Dining Room – Kitchen – Bedroom 1 With Ensuite Shower Room – Bedroom 2 – Bathroom – Storage – Communal Grounds – Allocated Parking

This unique apartment forms part of an impressive Gothic Revival building, originally a Victorian convent, now a prestigious residential development in Bartestree. Brimming with charm and history, the property offers expansive interiors featuring soaring ceilings, exposed timber beams, and arched detailing, blending original architectural features with practical modern touches. Located within beautifully maintained communal grounds all just a short drive from Hereford city centre, while enjoying a peaceful village setting with local amenities close by.

The convent was founded in 1863 by Robert Biddulph Phillips of Longworth to ensure his daughter's happiness as a new member of a small order of French nuns, the Sisters of Our Lady of Charity and Refuge. It was designed by E.W. Pugin in the Gothic Revival style of red brick with limestone detail, for which he and his father A.W.N. Pugin, co-designer of the Palace of Westminster, were both renowned.

The Property

Entrance Hall: A remarkable entrance space that sets the tone for this distinctive home, featuring original Gothic archways, high ceilings, and a sense of grandeur. This versatile area could be utilised as a reading nook or home office, with ample natural light filtering through large period windows. Two large closets provides useful storage, while the entire hall is laid in hardwearing Karndean flooring.

Sitting/Dining Room: A stunning, large reception room boasting vaulted ceilings with exposed beams and dual windows. This impressive space is perfect for both relaxing and entertaining, offering flexible layout options and a unique backdrop of historic character.

Kitchen: The separate kitchen is well appointed with a range of wood fronted shaker cabinets, complementary worktops, and tiled splashbacks. Integrated AEG appliances include a gas hob with stainless steel splashback and extractor, fan oven, microwave, fridge/freezer, dishwasher and stainless-steel sink & a half with drainer. A large sash window offers elevated views across the central courtyard.

Bedroom 1 with Ensuite: A generous double bedroom with vaulted ceiling and exposed beams, continuing the characterful theme. The room includes direct access to a private ensuite shower room, fitted with a thermostatic shower enclosure, pedestal basin, WC and chrome heated towel rail.

Bedroom 2: A comfortable second double bedroom, ideal as a guest room or study, with a tall sash window providing excellent natural light.

Bathroom: A second bathroom serves the property, fitted with a full-length bath with overhead shower and glass screen, pedestal basin, WC, and large splashback wall tiles.

Outside

The apartment is set within beautifully landscaped communal grounds that reflect the grandeur of the original convent building, offering manicured lawns, mature planting, and seating areas to enjoy the surroundings. An allocated parking space is provided, with additional visitor parking also available.

Practicalities

Herefordshire Council Tax Band ‘C’

Gas Central Heating (new combi-boiler fitted Jan 2024)

All Mains Services

Grade II Listed

Fibre Broadband Available

Directions

From Hereford, take the A438 on Ledbury Road and drive straight for 3 miles, passing through Lugwardine into Bartestree. Proceed through the village, staying on the A438. After the village, turn right just after the bus stop following signs for Frome Park. Proceed straight to Frome Court, where parking is available either to the left, or in a car park situated behind the building.

What3Words: ///prepped.snuck.trim

Council Tax Band: C

Tenure: Leasehold

Length of Lease: 974

Annual Ground Rent Amount: £100.00

Annual Service Charge Amount: £2,505.00

Price: Starting Bid £175,000

Property Type: Apartment

Parking: Allocated

Construction materials: Brick and block, 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: Yes

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

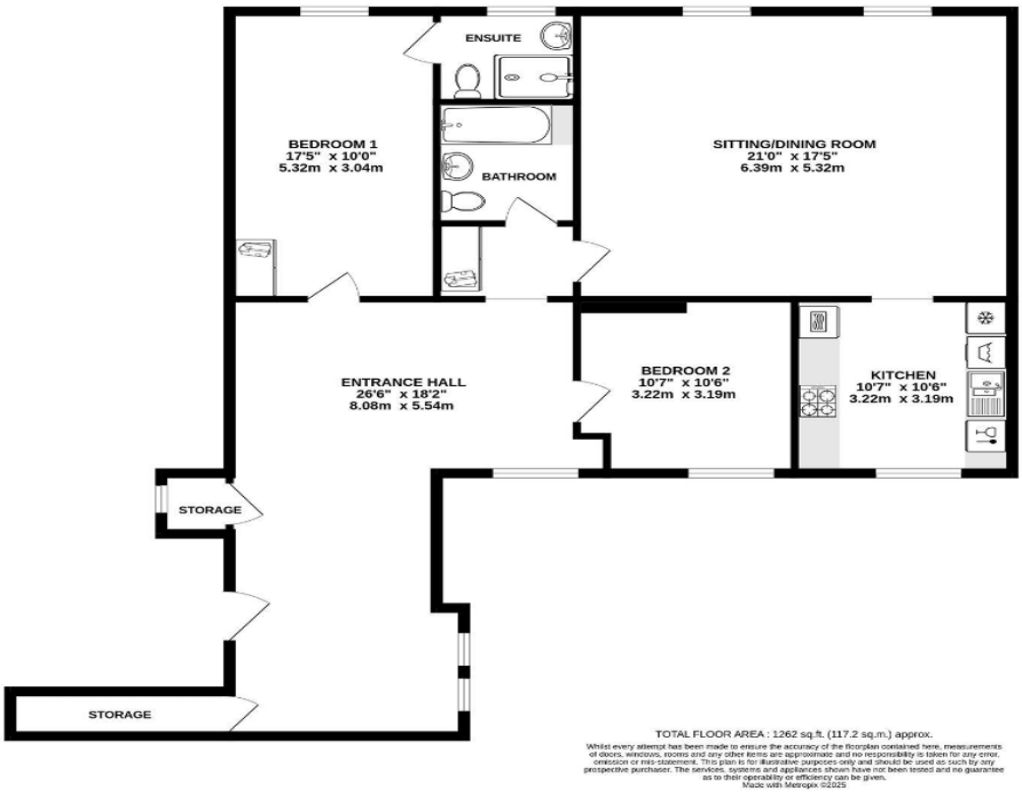
Water meter: Yes

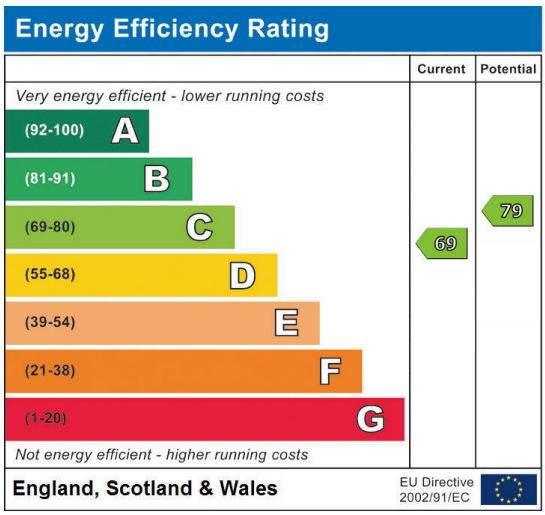
Sewerage: Standard UK domestic

Air conditioning: No

Broadband: ADSL copper wire

FIRST FLOOR





Frome Court, Hereford, Herefordshire, HR1 4DX

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

Mercantile House Silverlink, Wallsend, Tyne and Wear, NE28 9NY, Tel: 0121 661 8465, midlands@pattinson.co.uk, www.pattinson.co.uk

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