

£350,000

Energy Efficiency Rating: D

Chantry Mead Road, Bath, BA2 2DE.

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An excellent opportunity has arisen to purchase this immaculate stone built three bedroom semi detached property in a highly sought after location. The benefits include gas heating, double glazing and a garage. The property briefly comprises an entrance porch, lounge, kitchen/dining room, utility room, cloakroom, workshop, three bedrooms and a bathroom as well as areas of hall and landing. Externally the front garden is laid mainly to lawn and landscaping. To the rear the garden is laid mainly to lawn and patio. There is private parking and a very useful garage. The shop and cafés of Moorland Road are within easy reach along with parks and play areas.

The property offers good access to the City Centre, the Universities and Bristol beyond. Early viewing advised.

Entrance Porch:
Double glazed patio doors to front aspect, double glazed windows to front and side aspects, floor tiles, pleasant aspect towards front garden.

Entrance Hall:
Double glazed door to front aspect, double glazed windows to front aspect, radiator, cupboards containing fuse box, electricity meter, gas meter, stairs rising to first floor landing.

Lounge: 5.57m(max) x 3.57m(max)
3x double glazed windows to front aspect, radiator, fireplace surround with gas fire and Baxi back boiler, built in cupboard, pleasant aspect towards front garden.

Dining Room/Kitchen: 4.62m x 2.69m
Double glazed window to rear aspect, range of base and wall mounted units, stainless steel sink drainer unit, integrated cooker hood, tiled splashbacks, pleasant aspect towards rear garden.

Utility Room:
Double glazed window to rear aspect, range of base and wall mounted units, stainless steel sink drainer unit, plumbing for washing machine, tiled splashbacks.

Lobby:
Door to side aspect.

Workshop: 3.05m x 2.19m
Double glazed window to rear aspect, built in units.

Cloakroom:
Double glazed window to side aspect, vinyl floor tiles, rail, WC.

Storage Cupboard:
Good sized storage area.

First Floor Landing:
Loft access, doors to all rooms.

Bedroom: 3.89m(max) x 3.58m(max)
Double glazed window to front aspect, built in cupboards containing immersion tank, pleasant aspect towards front garden, views towards Northern Slopes.

Bedroom: 3.88m x 2.69m
Double glazed window to rear aspect, radiator, pleasant aspect towards rear garden.

Bedroom: 2.84m(max) x 2.57m(max)
Double glazed window to front aspect, radiator, built in cupboard, views.

Bathroom:
Double glazed window to rear aspect, wash basin within vanity unit, panelled bath with Triton electric shower over, WC, wall tiles.

Garage/Parking:
Private parking area, garage with up and over door, further door and window.

Front Garden:
Laid mainly to lawn with areas of landscaping.

Rear Garden:
Laid mainly to lawn with patio area.

For further details or to arrange an internal inspection, please contact us on 01225 463006 or email us on sales@ahea.co.uk

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16 Chantry Mead Road
Bath
BA2 2DE

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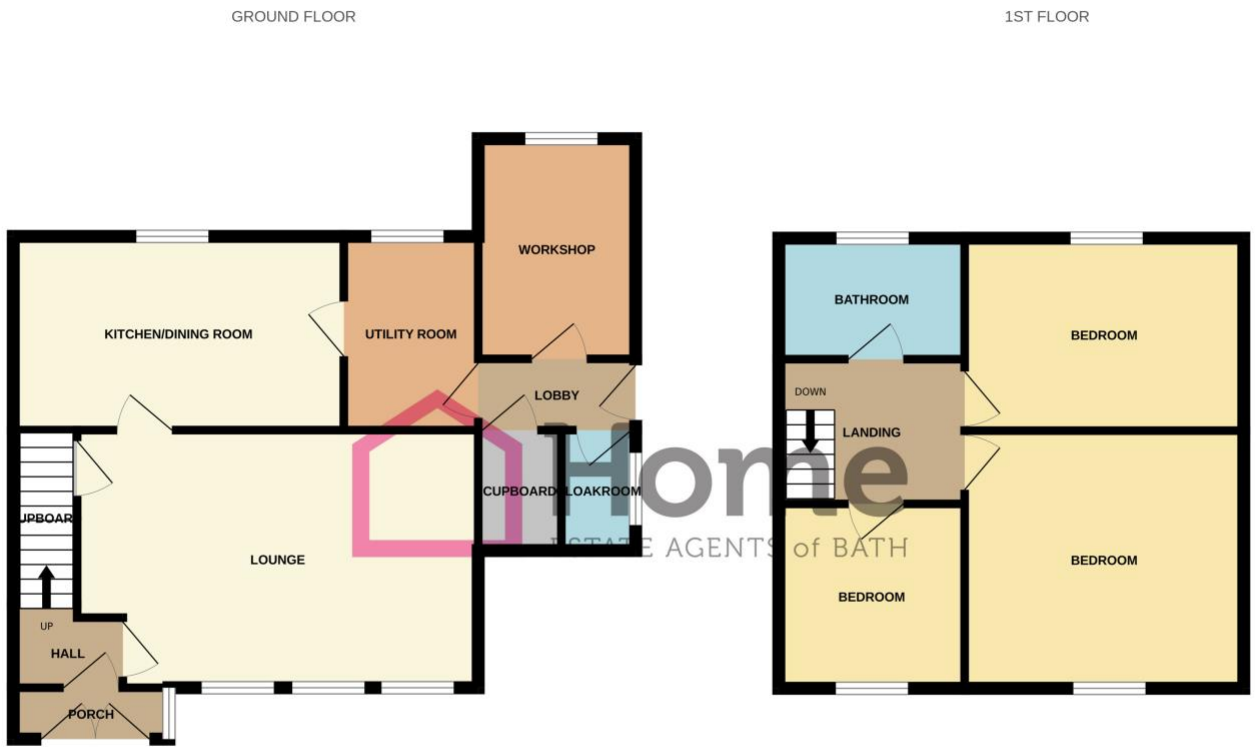
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Home
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