



| Claverton | Bath | BA2 7BG

£1,795 Per month

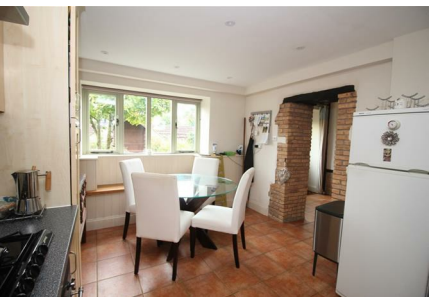


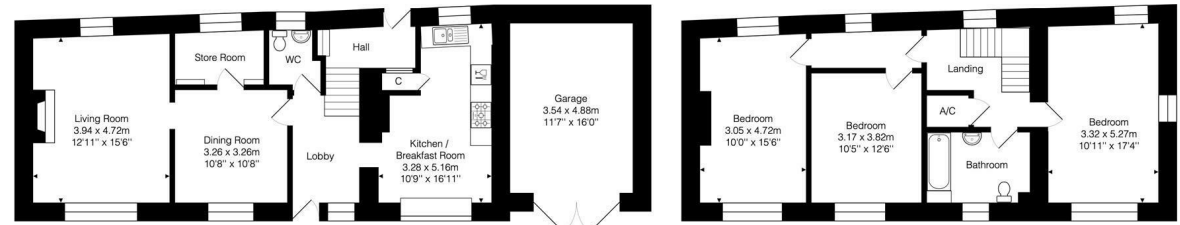
| Claverton
Bath | BA2 7BG
£1,795 Per month
EPC Band: D | Council Tax Band: F

A delightful 3 bedroom barn conversion located in this lovely hamlet close to Bath. This 3 bedroom barn conversion forms an ideal home if you are looking for a country location. Available from mid September.

This is a lovely home nestled in a countryside setting but conveniently located for Bath access. The accommodation comprises of entrance hall, farmhouse style kitchen with a good range of cupboards and work space, dining room, downstairs WC, sitting room with open working fire. Upstairs there are three bedrooms all with cathedral beamed ceilings, and bathroom. There is off street parking for 2 cars, garage and a manageable garden. All in all a delightful home. Available mid September.







Ground Floor
Area: 69.5 m² ... 748 ft²

Total Area: 135.1 m² ... 1454 ft² (excluding garage)

First Floor
Area: 65.7 m² ... 707 ft²

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is purely for illustrative purposes only and should be used as such by any prospective purchaser. Area includes internal and external wall thickness
www.energyassessmentservices.co.uk

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

30 Charles Street
Bath
BA1 1HU
01225 447 440

bath@propertylinkstates.com
propertylinkstates.com