

Aquarius Homes



## Flat 10 Sladebrook Court

Englishcombe Lane, Bath, BA2 2EP

Offers In The Region Of £240,000



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## Apartment

The apartment is accessed via communal entrance doors from either the front aspect or to the side aspect from the parking area into a communal staircase. The apartment can be found on the top floor.

## Entrance Hall

Door to front. Night storage heater. Carpet. Airing Cupboard. Cupboard. Doors to bathroom. wc, sitting room, kitchen and 2 bedrooms.

## Lounge/Diner

23'10" x 13'8" (7.26 x 4.17)

Expanse of double glazed windows to rear with great views over city. 2 x night storage heaters. Carpet. TV and telephone points.

## Kitchen

9'8" x 7'9" (9'9" x 7'10") (2.95 x 2.36 (2.97 x 2.38))

Open hatch to sitting room. Fitted kitchen with base units, stainless steel draining unit inset into rolled edge worksurface. Integrated "Neff" electric oven and hob with extractor fan over. Washing machine. Fridge/Freezer. Tiled flooring.

## Bedroom 1

10'11" x 10'0" (3.33 x 3.05 (3.34 x 3.06))

Double glazed window. Built in wardrobes. Carpet. Telephone point.

## Bedroom 2

10'2" x 7'11" (3.10 x 2.41 (3.11 x 2.43))

Double glazed window to front. Built in wardrobes. Carpet.

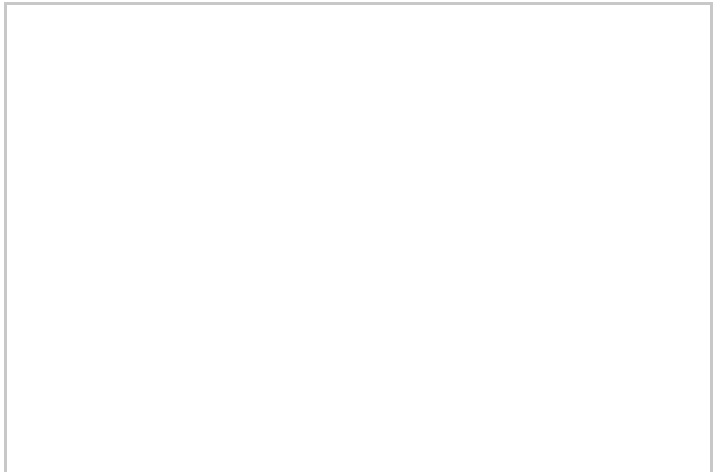
## Bathroom

Bath with electric Mira Sport shower over. Wash hand basin. Shaver point. Full height tiling to walls. Extractor fan. Tiled floor.

## Cloakroom

Low level wc. Tiled floor.





Road Map



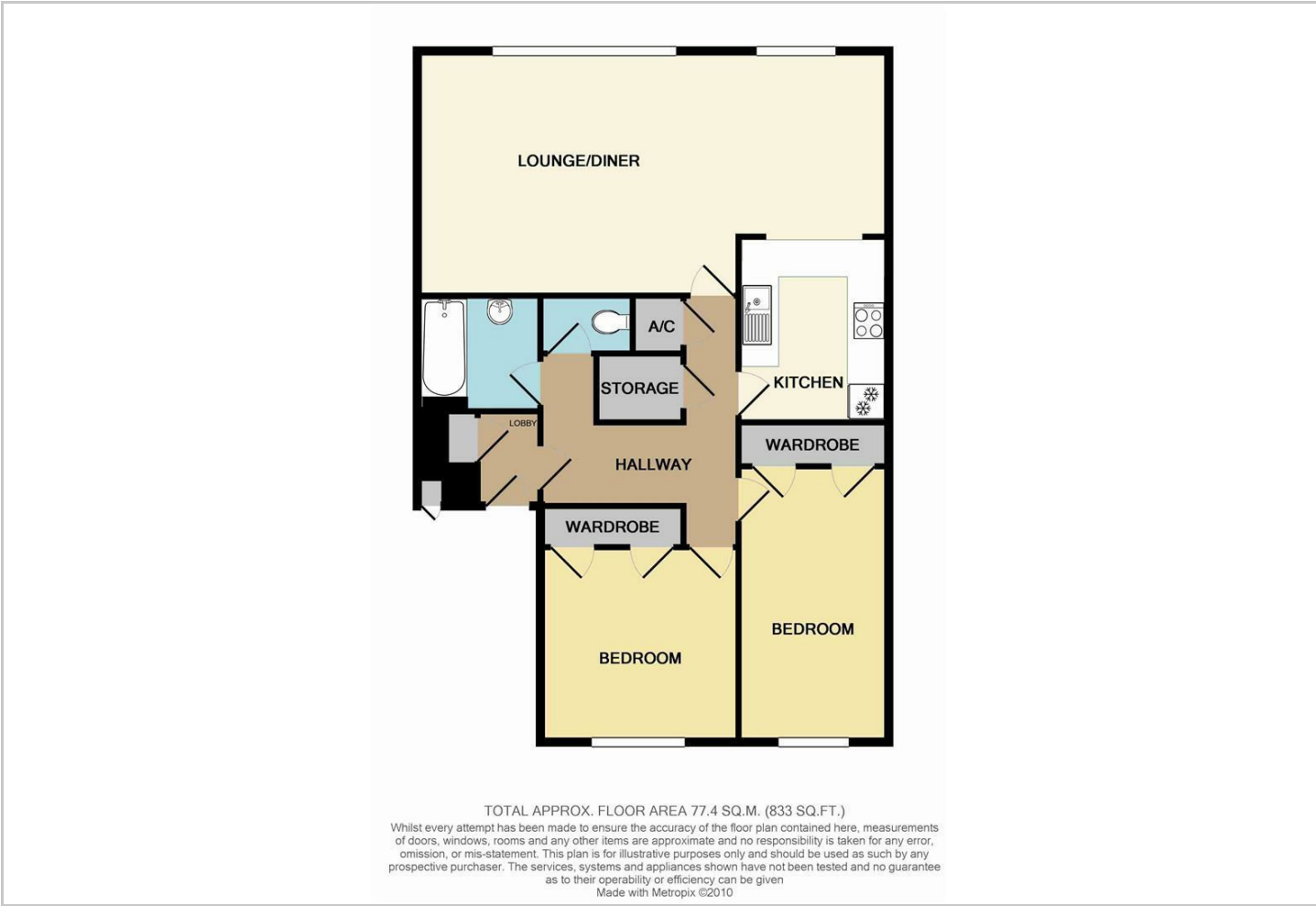
Hybrid Map



Terrain Map



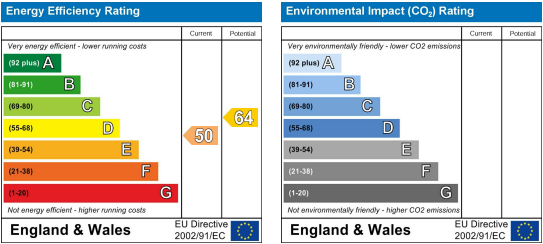
Floor Plan



Viewing

Please contact our Aquarius Homes Office on 01225 840007 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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