



9 Vernslade

Weston, Bath, BA1 4DN

Offers Over £550,000

 3

 2

 2

 B



9 Vernslade

Weston, Bath, BA1 4DN

Offers Over £550,000



Entrance Porch

Door to Front. Tiled Flooring. Light Fitting.

Entrance Hallway

Part Glazed Door to Front with Glazed Side Panel. Stairs Cupboard. Radiator. Stairs to First Floor. Coat Hooks. Carpet Flooring. Central Light Fitting. Doors to Utility Room and Lounge.

Lounge

Double Glazed Window to Front. Fire Place with Hearth and Mantle with Multi-Fuel Burner, Radiator, TV Point, Wall Lights, 2 x Pendant Lights, Carpet Flooring. Doors to Hallway and Kitchen/Diner.

Kitchen/Diner

UPVC Double Glazed Window to Rear. UPVC Double Glazed Door to Side. UPVC Double Glazed Patio Doors to Rear. Doors to Utility Room and Lounge. Modern Fitted Kitchen with Wall and Base Units, White Sink and Drainer, Slate Look Work Surfaces, Integrated Double Oven, Integrated Hob and Cooker Hood on Island with storage and drawers under, Integrated Dishwasher, Space for Fridge/Freezer, Spot Lights, Lantern Light over dining area, Kitchen area tiled flooring and Dining area wood flooring.

Utility Room

Double Glazed Window to Side. Door to Hallway and Shower Room and opening to Kitchen/Diner. Base Units, Coloured Sink and Drainer, Plumbing for Washing Machine, Worcester Combi-Boiler, Radiator, Pendant Light Fitting, Tiled Flooring.

Shower Room

Fully Tiled with Shower Cubicle, Vanity Wash Hand

Basin, Low Level WC, White Ladder Radiator, Extractor, Blue Tooth Mirror, Spot Lights.

Landing

Double Glazed Window to Side. Loft Access. Doors to all bedrooms and family bathroom, Radiator. Carpet Flooring. Pendant Light Fitting. Carpet Flooring.

Bedroom 1

Double Glazed Window to Front. Free Standing Mirrored Door Wardrobes. Radiator. Carpet Flooring. Pendant Light Fitting.

Bedroom 2

Double Glazed Window to Rear. Mirror Fronted Freestanding Wardrobes. Radiator. Carpet Flooring. Pendant Light Fitting.

Bedroom 3

Double Glazed Window to Front. Radiator. Built in Cabin Bed with shelves and cupboards. Carpet Flooring. Pendant Light Fitting.

Family Bathroom

Double Privacy Glazed Window to Rear. White Suite Comprising: Bath with Shower Over and Shower Screen, Vanity Wash Hand Basin, Low Level WC, Tiling to Wet Areas, Extractor Fan, Bulkhead Light Fitting, Wall Mounted Heater, Tiled Flooring.

Home Office/Studio

Great Sized Home Office/Studio with Windows to Front and Side, Doors to Front, Wooden Flooring, Shelving, Power Sockets, Light Fittings.

Garage

Good Sized Garage with concrete flooring, Double glazed window to Rear, Patio Doors to Side and Wooden Doors to Front.

Rear Garden

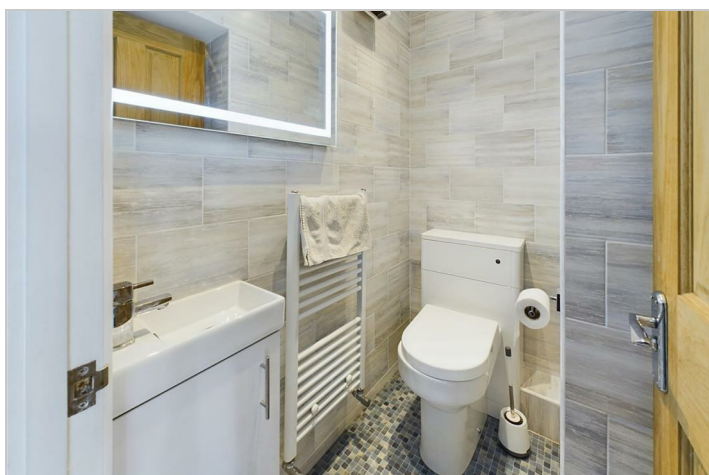
Great Sized Rear Garden, laid mainly to lawn with patio area, trees, shrubs, flowers, raised border, borders, surrounded by fencing and hedges, outside tap.

Front Garden

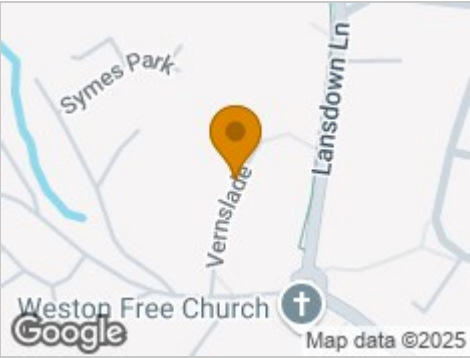
Driveway Parking for Several Cars. Gravel with trees, borders, hedges, walls and fencing surrounding. Path to front door and gate for access to side entrance of kitchen, shed, garage and rear garden.

Shed

Wooden Shed to Side.



Road Map



Hybrid Map



Terrain Map



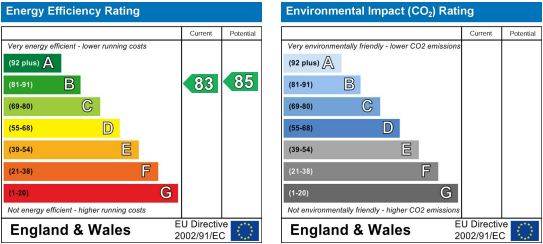
Floor Plan



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



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.