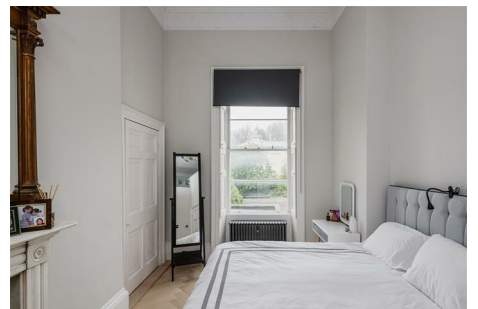




ASPIRE

— TO MOVE —



Lansdown Crescent, Bath, BA1

Two bedroom first floor flat located on Lansdown Crescent, Bath. Offered furnished, and available for occupancy from the 20th July

Lansdown Crescent is one of the most sought after locations in Bath with stunning views overlooking the city. The local community is well served, with the city centre just a mile walk, offering easy access to all of Bath's shops, restaurants, bars as well as its wide ranging cultural attractions. Bath has a fine selection of schools such as Kingswood, The Royal High and St Stephen's Primary, all within easy walking distance of the crescent. Bath racecourse, golf and rugby clubs are also within easy access.

£2,850 PCM

Lansdown Crescent, Bath, BA1

- Two bedroom apartment
- Available 20th July
- Stunning views
- Mezzanine floors
- Assured Periodic Tenancy
- Holding deposit: £657
- Fully furnished
- Council tax band E
- Residents permit parking

This elegant two bedroom first-floor flat at Lansdown Crescent is certainly not to be missed. Centrally positioned on the crescent, it faces south with stunning views over Bath and the surrounding hills.

The communal entrance leads to a spacious hallway with high ceilings, ornate corning, and a cantilevered staircase.

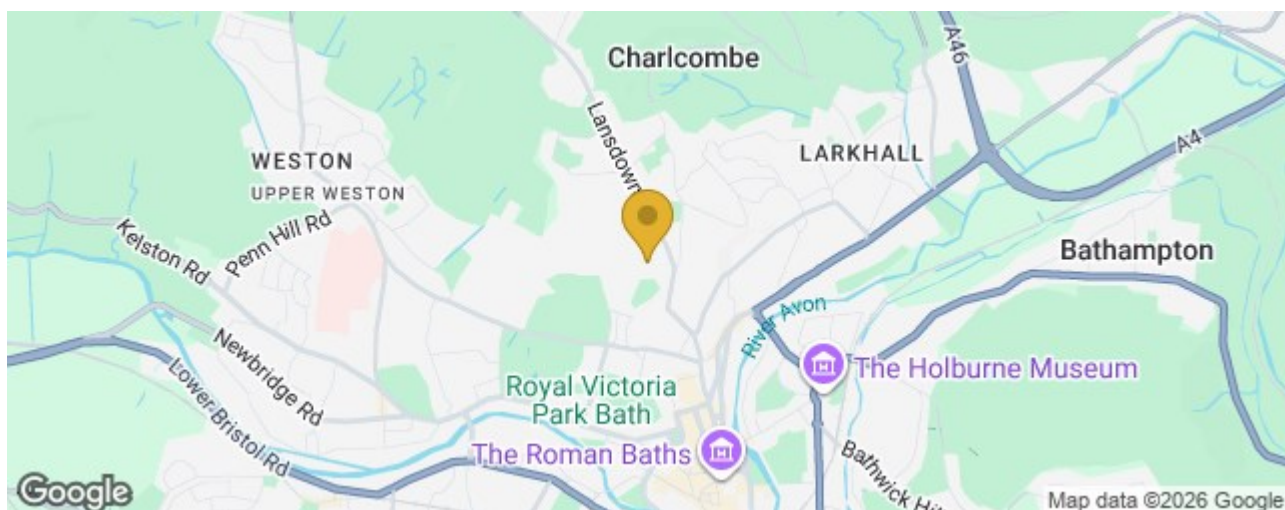
Inside the main apartment, an open-plan living area with grand proportions features three large sash windows with shutters and refined Georgian details. Recent refurbishments include a modern Leicht kitchen with Corian countertops, Siemens appliances, and a mezzanine home office reached by paddle stairs. A gas fire framed by a white surround serves as the focal point.

Beyond the living area, a hallway with light oak herringbone flooring leads to a utility cupboard, bathroom, and two bedrooms. A second mezzanine serves as a nursery and walk-in wardrobe overlooking the principal bedroom, which has high ceilings, a marble fireplace, and garden views. The second bedroom includes a platform bed for added space, while the bathroom features mosaic tiling and a bath/shower.

The property's historic vaults, accessible via a lower ground courtyard, offer convenient communal storage for recycling bins and other shared items, preserving both functionality and character. Parking is highly accommodating, with two resident permits allocated to the first-floor flat, allowing ample access to spaces along the crescent. For guests, designated zones with two-hour free parking make visits easy and enjoyable, ensuring hassle-free access for both residents and visitors alike.

Offered fully furnished and available for occupancy from the 20th July.

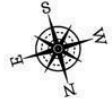
Council tax band E: £2842





Lansdown Crescent

Bath



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