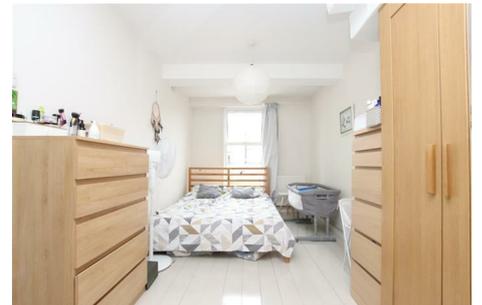




# ASPIRE

— TO MOVE —



## Lampards Buildings, Bath, BA1

Video and physical viewings available. Smartly presented, one bedroom flat with courtyard garden. Available 11th April.

Lampards Buildings is located just off of Julian Road. The location provides excellent access into Bath city centre which is 0.2 miles away. On Julian Road there is a SPAR, Co-op, hairdressers, barbers and a dry cleaners. Hedgemoad park is 0.1 miles away.

**£1,295 PCM**

# Lampards Buildings, Bath, BA1

- Video viewing available
- Available 11th April
- Holding deposit: £298
- Spacious South facing courtyard
- One bedroom
- Unfurnished
- Council tax A

Video and physical viewings available. Smartly presented, one bedroom flat with courtyard garden. Available 11th April.

Lampards Buildings is located just off of Julian Road. The location provides excellent access into Bath city centre which is 0.2 miles away. On Julian Road there is a SPAR, Co-op, hairdressers, barbers and a dry cleaners. Hedgemoor park is 0.1 miles away.

The flat is located on the first floor and benefits from a storage cupboard next to the front door. On entering the flat there is a large storage cupboard to the left hand side equipped with shelving unit and hanging rail. The living/dining room is located straight ahead and has space for sofa, coffee table and dining table with chairs. The kitchen has base and wall units, fridge/freezer, slimline dishwasher, cooker and hob. The bedroom has space for double bed and a built in wardrobe with shelving and hanging space. The bathroom has shower over bath, WC and sink. There is also a cupboard with hot water tank and washing machine. To the rear there is a spacious, South facing courtyard which overlooks Julian Road.

The property is available from the 11th April and would best suit a single professional or couple. Parking is available via a permit, however spaces are limited.

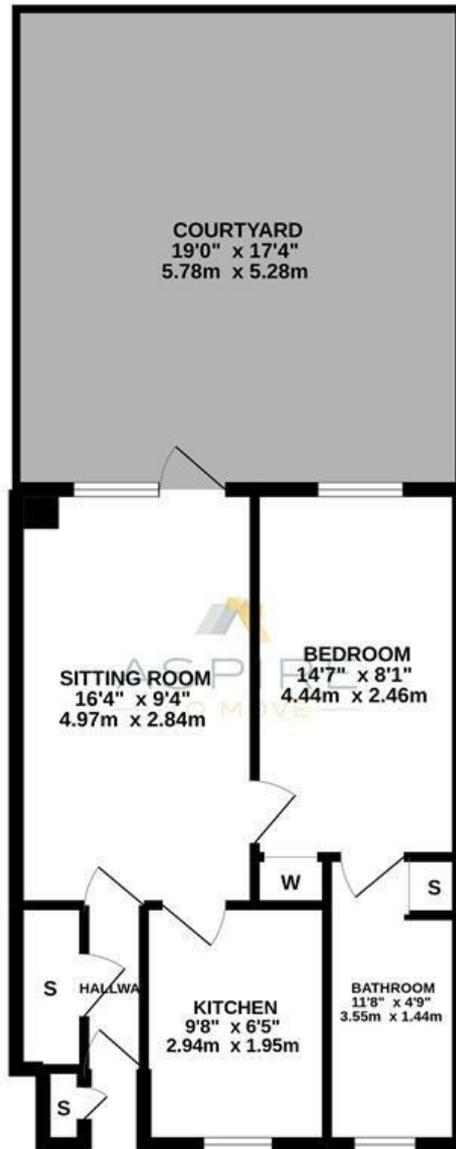
Council tax A £1476.36





# Floor Plan

FIRST FLOOR  
436 sq.ft. (40.5 sq.m.) approx.



LAMPARDS BUILDINGS, BATH, BA1

TOTAL FLOOR AREA: 436 sq.ft. (40.5 sq.m.) approx.

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 for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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