



ASPIRE

— TO MOVE —



Newbridge Road, Bath, BA1

Video viewing and physical viewings available. Studio flat offered furnished, located on Newbridge Road, with access to a rear garden, available now.

Newbridge occupies an area to the west of Bath city centre, just north of the River Avon. The main shopping area in Newbridge is Chelsea Road, a small area of shops, restaurants and hairdressers. Shops include a bakery, a hardware shop, a SPAR supermarket, a cycle shop and nearby on Newbridge Road a post office. Bus stops can be found at regular intervals along both Newbridge Road and Newbridge Hill which provide access to Bath city centre and both universities. Bath spa train station is 1.7 miles from Chelsea Road. The area benefits from its close proximity to the Royal United Hospital.

£950 PCM

Newbridge Road, Bath, BA1

- Video viewing available
- Furnished
- Holding deposit: £219
- Studio flat with separate kitchen
- Available now
- Access to rear garden
- Council tax band A

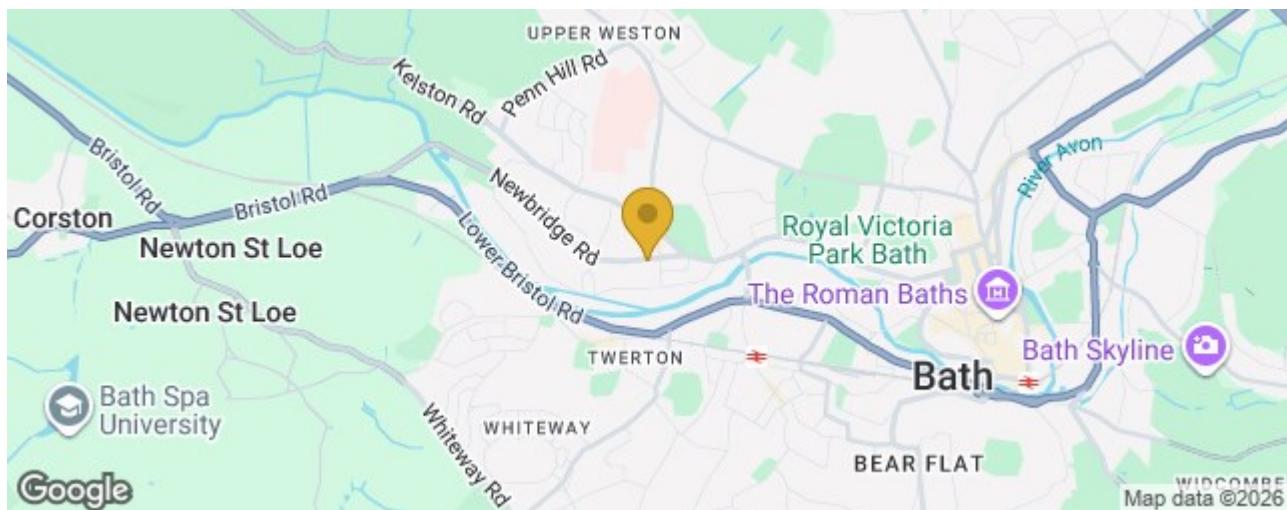
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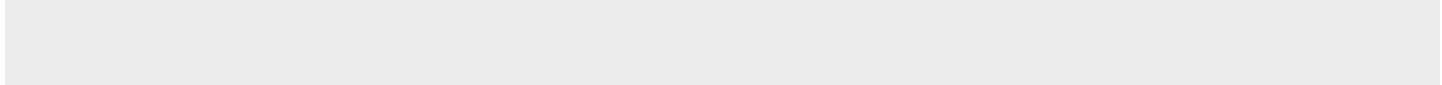
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The property occupies the rear lower ground floor of the property and has just been completed renovated. There is a new kitchen with cooker, hob, fridge/freezer and slimeline dishwasher. The studio room has a double bed, dining table and chairs, wardrobe, chest of drawers, coffee table and bedside table. There is also access to the rear garden. The bathroom is also new and features a shower over bath, WC and sink. Washing machine and tumble dryer included in hallway.

Available now and offered furnished.

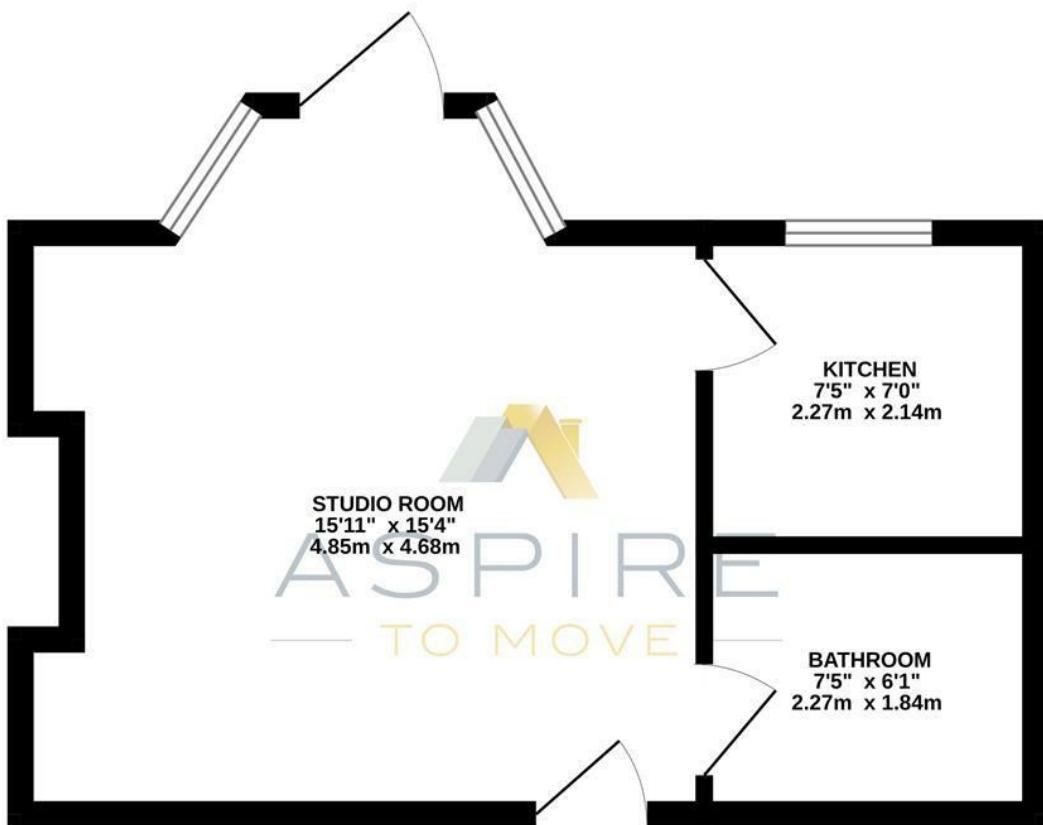
Council tax band A: £1,476.36





Floor Plan

BASEMENT FLOOR 312 sq.ft. (29.0 sq.m.) approx.



NEWBRIDGE ROAD, BATH, BA1

TOTAL FLOOR AREA: 312 sq.ft. (29.0 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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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs	(92 plus) A		
(81-91) B			76
(69-80) C			
(55-68) D		67	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales			
EU Directive 2002/91/EC			

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions	(92 plus) A		
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales			
EU Directive 2002/91/EC			