



**8 HAVILAND GROVE, BATH, BA1 4JP**  
£2,100 per month\*

**Carter Jonas**

- Living Room
- Open plan Living/Dining Room Kitchen
- Utility room
- Shower Room
- 3 Bedrooms
- Bathroom
- One shower room
- Garden
- Off street parking

---

## A most wonderful 3 bedroom family home in the ever popular area of Upper Weston with great access to schools, shops and Bath City Centre.

### THE PROPERTY

We are very pleased to offer this wonderful 3 bedroom semi detached property in Upper Weston. The property offers lovely light and bright family accommodation of Sitting Room, ground floor Shower Room, Utility Room and an amazing open-plan kitchen/sitting room/dining room at the rear with bi-fold doors that lead to a private south facing garden. There are lovely views across to the surrounding hills and countryside from the rear terrace and garden. The kitchen has built in appliances of double oven with separate hob with extractor fan, dishwasher and fridge/freezer. The utility room has space for washing machine and tumble dryer. Stairs lead to the first floor where this is a family bathroom with bath and separate shower, main double bedroom, one smaller double bedroom and a single bedroom. EPC Band D. Council Tax Band D. (please see Bath & North East Somerset website for current cost)

This is a wonderful family home which also has the benefit of off street parking for two cars.

Offered unfurnished and available 6 March 2026.

Available for an initial 12 month tenancy.

Mains electric, gas and metered mains water.

Parking: for at least two vehicles to the front off street.

Internet & Mobile: Further information on availability and speeds can be found on the Ofcom website.



Holding deposit £484.61 (one week's rent) - to be deducted from first month's rent

5 weeks' deposit = £2423.05

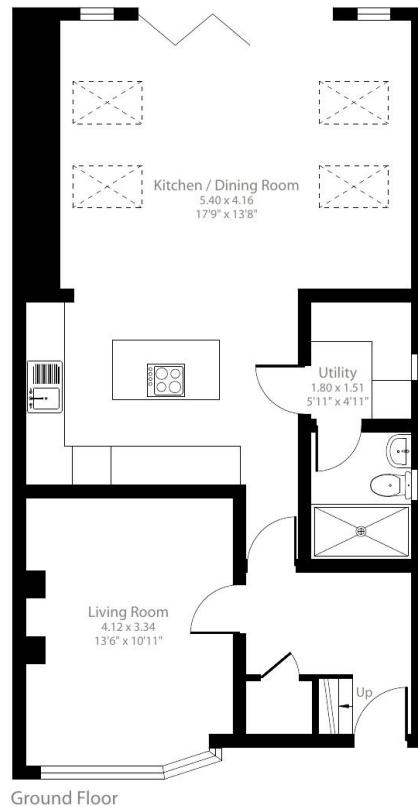
## OUTSIDE

**Lovely enclosed rear garden and on street driveway parking.**

## ADDITIONAL INFORMATION

Offers	Available for a minimum term of 12 months longer terms will be considered
Viewing	Strictly by appointment
Local Authority	- Council Tax Band D
Directions	





Ground Floor



First Floor

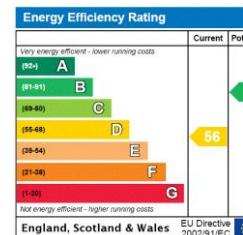
## Haviland Grove, Bath, BA1

Approximate Area = 1152 sq ft / 107 sq m

Outbuilding = 21 sq ft / 1.9 sq m

Total = 1173 sq ft / 108.9 sq m

For identification only - Not to scale



T: 01225 747250

5-6 Wood Street, Bath, Somerset, BA1 2JQ

E: bath@carterjonas.co.uk

A member of



Exclusive UK affiliate of

**CHRISTIE'S**  
INTERNATIONAL REAL ESTATE

Classification L2 - Business Data

### IMPORTANT INFORMATION

These particulars are for general information purposes only and do not represent an offer or contract or part of one. Carter Jonas or anyone in their employment has made every attempt to ensure that the particulars and other information provided are as accurate as possible and they are not intended to amount to advice on which you should rely as being factually accurate. Full information which may be relevant to your decision regarding the property can be found on the property listing on [carterjonas.co.uk](http://carterjonas.co.uk) or a separately available material information sheet, and we would advise you to confirm the details of any material information prior to any offer being submitted. You should not assume that the property has all necessary planning, building regulations or other consents and Carter Jonas has not tested any services, facilities, or equipment. Any measurements and distances given are approximate only. Where Carter Jonas has not provided with a floorplan by a third party, we cannot guarantee that the floorplan has been measured in accordance with IPMS. Purchasers or prospective tenants must satisfy themselves of all of the aforementioned by independent inspection or otherwise. Our images only represent part of the property as it appeared at the time they were taken and do not represent the furnishings included; these are confirmed in a separate inventory. If you require further information, please contact us. \*Administration fees may apply depending on tenancy type. Please contact your local branch for this information.