



33A MONMOUTH STREET
Bath

Carter Jonas

33A MONMOUTH STREET, BATH, SOMERSET, BA1 2AN

**A BEAUTIFULLY PRESENTED SELF-CONTAINED TWO DOUBLE BEDROOM
MAISONETTE IN THE CENTRE OF BATH. IDEAL FOR INVESTMENT AND
HOLIDAY LETS.**

Private front door • Living room • Kitchen • Two double bedrooms • Shower room

DESCRIPTION

This is a unique opportunity to acquire a superb recently refurbished central Grade II Listed maisonette.

It has its own private front door leading onto a staircase to the first floor living space. A large living/dining room has two large windows to the front and rear elevations and opens into a fitted kitchen with built in appliances.

On the second floor are two double bedrooms and a shower room. Both bedrooms have two large windows with lovely views of the central Bath city scape and the property is presented to a very good standard throughout.

SITUATION

33A Monmouth Street sits right in the historic centre of World Heritage Site Bath and for those theatre lovers is only a few doors down from the Theatre Royal, Ustinov and The Egg.

The creative quarter of Bath with its bars, restaurants and cafes are moments away as is the fashion quarter of Milsom Street. Nearby Queen Square plays host to numerous events such as the annual Bath Boules tournament and occasional artisan markets.

For intercity links, Bath Railway Station is a ten minute walk and there are excellent bus services at the nearby central bus station.



ADDITIONAL INFORMATION

Tenure: Leasehold (999 years from 10 August 2015)

Service Charge: No set annual service charge - payment only due when necessary/required.

Services: All mains services are connected.

Planning: The property is listed Grade II. Holiday lets are permitted.

Local Authority: Bath and North East Somerset Council.

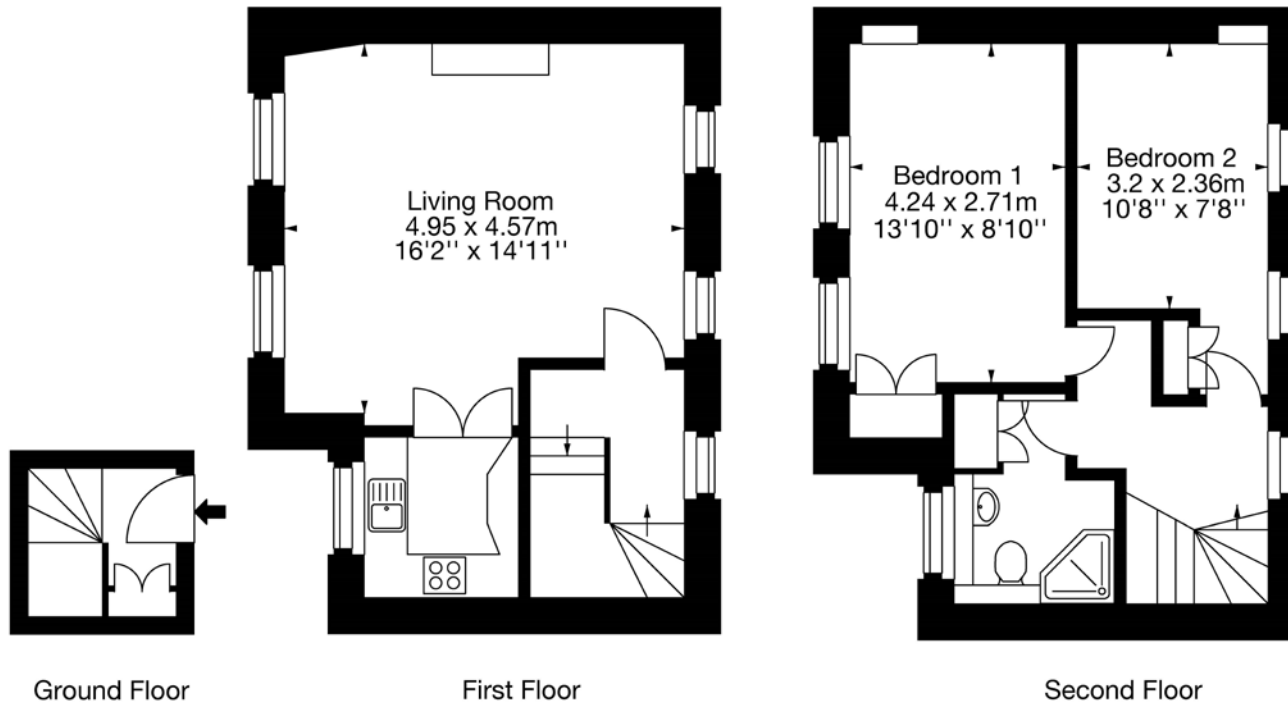
Council Tax: Band B

EPC: Band C

Viewings: Strictly by appointment with Carter Jonas.



Approx. Gross Internal Area
734 Sq Ft - 68.18 Sq M



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All Measurements are approximate and should not be relied on as a statement of fact.
Plan is for illustration purposes only. Not drawn to scale.



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