



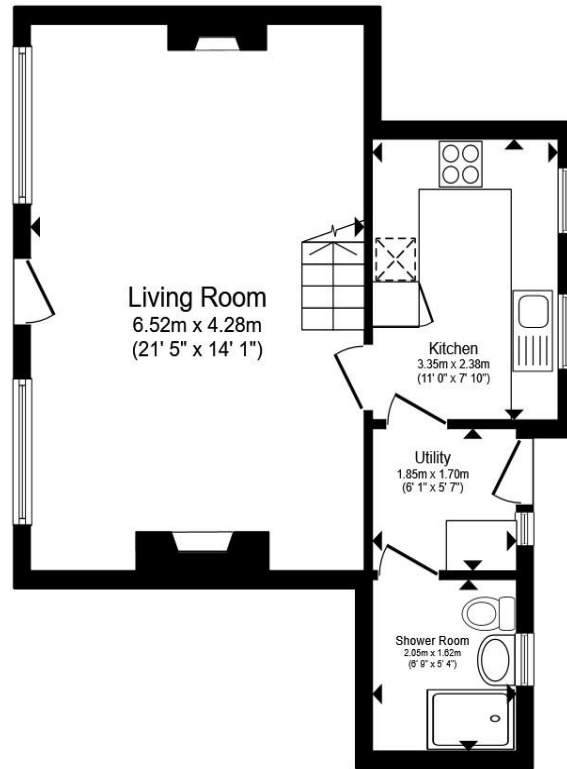
Chapel Row, Norton St. Philip, Bath, BA2 7LF

welcome to

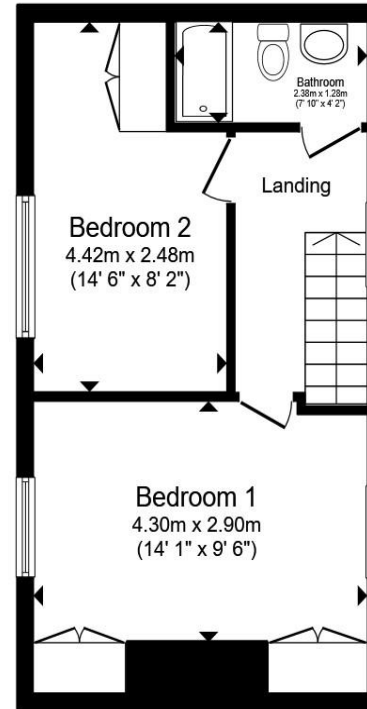
Chapel Row, Norton St. Philip, Bath

Where contemporary and character combine, this two double bedroom property, has been extensively renovated throughout to create a wonderful home. There are charming features throughout including some beautiful fireplaces, as well as having a large rear garden, this home could be just right for you.





Ground Floor



First Floor

Living Room

Kitchen

Utility Room

Shower Room

First Floor

Bedroom One

Bedroom Two

Bathroom

Agent Note: Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

Total floor area 77.9 m² (839 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

welcome to

Chapel Row, Norton St. Philip, Bath

- Stunning two bedroom characterful cottage
- Fully renovated throughout
- Grade II listed
- Generous rear garden
- Picturesque village location

Tenure: Freehold EPC Rating: Exempt
Council Tax Band: C

guide price

£400,000



Please note the marker reflects the
postcode not the actual property

view this property online allenandharris.co.uk/Property/BAT111019



Property Ref:
BAT111019 - 0002

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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