

# KIT JOHNSON

residential



Weston, Bath

£450,000

**Light & Spacious Three Bedroom House. Garden & Parking. EPC Grade C**



40 Greenbank Gardens  
Bath  
BA1 4EE

**PRICE: £450,000**

A well appointed 1960's mid terrace house in a popular Cul-de-Sac off Penn Hill Road. Convenient for all the amenities in Weston Village, local schools and the Royal United Hospital, the property is offered with vacant possession. Lobby, open plan kitchen/reception with fitted units and integrated appliances, sitting room and garden room. On the first floor are three bedrooms and a bathroom suite, with a useful loft room on the second floor (not an assigned bedroom). At the front there is parking with gates, level rear gardens with a useful workshop/home office at the end. A home you can move in to where demand is high.

**Three Bedroom 1960's Mid Terrace**

**Fitted Kitchen/ Reception**

**Sitting Room**

**Loft Room**

**Bathroom**

**Gas Central Heating**

**UPVC Double Glazing**

**Council Tax Band C £2014**

**1221 Sq Ft (113.4 Sq Mt) Excl Workshop**

**Attractive Gardens**

**Workshop/Home Office**

**Vacant Possession**



40 Greenbank Gardens



All measurements of walls, doors, windows, fittings and appliances, their size and locations are approximate and cannot be regarded as being an accurate representation neither by the vendor nor their agent.  
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