

22 Inverness Road, East Twerton, Bath. BA2 3RX



At a glance...

- Lovely 1920s home
- Private Parking space
- 3 bedrooms
- Pretty gardens
- Cul-de-sac location
- Close to the cycle path

Price £345,000



The property Absolutely lovely, 3 bedroomed 1920s home with attractive gardens, end-of-terrace position and the huge bonus of off-street parking and cul-de-sac position.

This characterful home begins with an arched opening, leading to the front door and on into the hallway.

Here there is maple wood flooring (which continues throughout the dining room), and stairs to the first floor.

The sitting room to the front (which is currently used as a music room) features a splayed bay sash window to the front, picture rail, tiled fireplace and built-in alcove shelving and bookcasing. The dining room is a generous room featuring attractive décor, understairs cupboard and double glazed window to the rear.



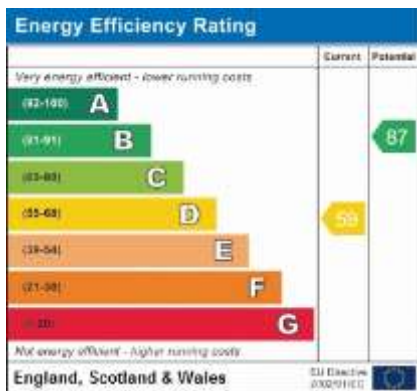
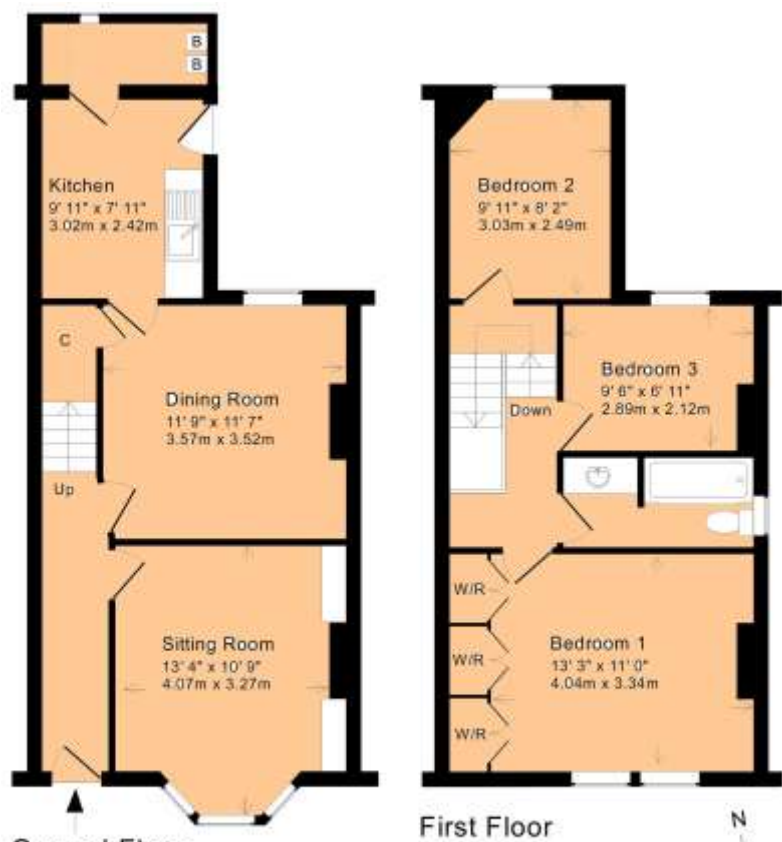
The kitchen comprises a selection of modern, maple shaker-style units with roll-edge worktops. There is a gas hob and electric oven and a stainless steel sink unit with a double glazed window. Finally, a useful walk-in larder/boiler space has a built-in dresser and two gas boilers for the hot water and central heating respectively.

Upstairs, the landing has hatched loft access and the benefit of a skylight window allowing natural light to pour in. Bedroom one is a generous double bedroom spanning the full width of the house. Here, there are two sash windows, two radiators and attractive, built-in wardrobes. Bedroom two is a small double or good single to the rear with cast-iron fireplace and window overlooking the garden, whilst the third bedroom is a single room to the rear, which could double as an ideal home office room.

The bathroom comprises a white suite of panelled bath, hand-basin and WC with recessed spotlights, radiator and double glazed window.

The gardens at the property are attractive and easy to keep, beginning at the front where the garden is bounded by low-stone walls with railings and bushes. There is the huge bonus of off-street parking to the side of the house with a dropped kerb, two stone pillars and space for up to two vehicles. A gateway leads from front to back where the rear garden begins with a patio seating area which leads to a long, level lawn with walled and fenced boundaries. There is a pergola at the rear of the garden with a vine and a most useful timber shed.

Location Inverness Road is situated between the Lower Bristol Road and leafy, Linear Park. Facilities at nearby Moorland Road cater for day to day needs and there is access to Oldfield Park railway station, local bus routes and roads to Bristol. Bath City centre and Sainsbury's supermarket are also a short drive away. The shops and services of nearby Twerton High Street are also available. And the Sustrans Twin Tunnels cycle path is located just at the end of the street with connections to Bath, Bristol and Somerset Towns.



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