

Bath Office  
35 Brock Street, Bath BA1 2LN  
T: +44 (0)1225 33332  
E: bath@cobbfarr.com

Bradford on Avon Office  
37 Market Street, Bradford on Avon BA15 1LJ  
T: +44 (0)1225 866111  
E: bradfordonavon@cobbfarr.com

[cobbfarr.com](http://cobbfarr.com)

**COBB  
FARR**

Residential Sales

Residential Lettings

Land & Development

**COBB  
FARR**

Residential Lettings



Flat 5, 40 Bloomfield Park, Bath,  
Somerset, BA2 2BX

£2,250 pcm

40 Bloomfield Park is a handsome, very well presented building with communal gardens, two allocated covered parking spaces with EV charger, very well presented communal areas and within a short walk to the popular Bear Flat area with various local shops and eateries.

Available mid April

Unfurnished

## Key Features

- Beautifully presented accommodation
- Two allocated parking spaces with EV charger
- Underfloor heating
- Quiet residential area
- Communal gardens
- Short walk to Bear Flat shopping
- Five minute drive into the city centre
- NO PETS

## Description

Apartment 5, 40 Bloomfield Park is a contemporary, beautifully presented two bedroom, two bathroom apartment set in a quiet residential area yet only a short distance from the Bear Flat and the city centre. The property offers a lovely, well kept communal garden, two secure parking spaces with EV charger, storage unit and very well presented communal areas.

## Accommodation

### Entrance hall

with wood flooring

### Open plan living area

a large living and dining area with wood flooring throughout and triple aspect

### Kitchen area

with contemporary floor and wall mounted units, granite work surfaces, wood flooring and wooden shelving. integrated appliances include fridge/freezer, double oven, dishwasher and washer/drier

### Bedroom 1

– a double with carpeting

### En-suite

with contemporary white suite comprising large glazed shower enclosure, wash hand basin, w.c. and marble tiling

### Bedroom 2

a double with carpeting

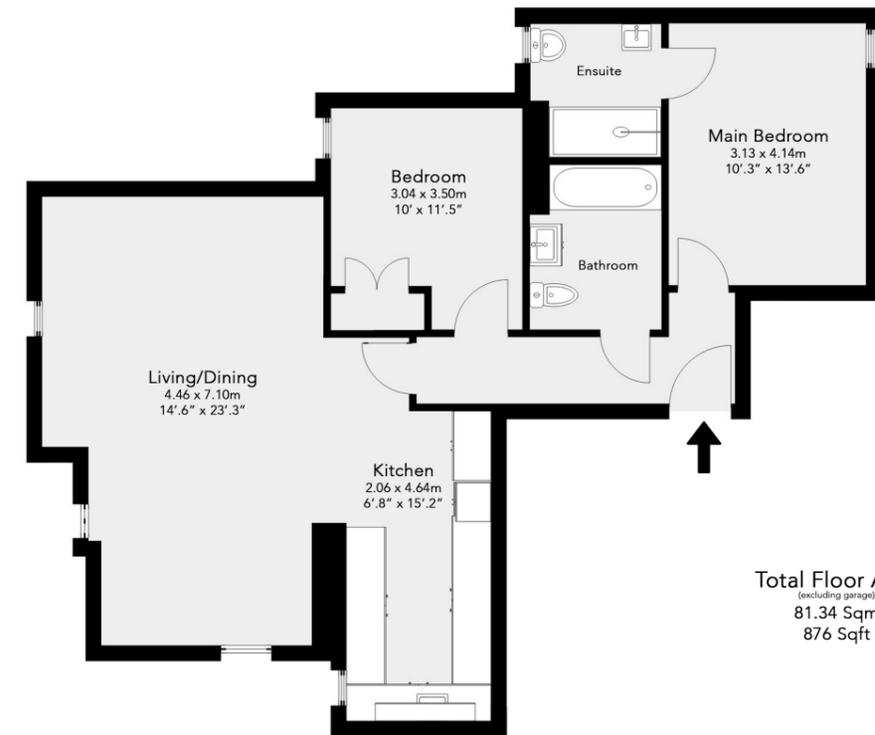
### Family bathroom

with contemporary white suite comprising bath with shower over, wash hand basin with vanity under, w.c. and marble tiling

### Externally

two designated parking spaces in garage with EV charge, storage cupboard and communal gardens

Apartment 5, 40 Bloomfield Park, Bath BA2 2BX



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

## General Information

Council Tax Band D

Energy Performance Rating B

Important Notice: Cobb Farr, their clients and any joint agents give notice that: They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning; building regulation or other consents and Cobb Farr have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.