

CLASSICAL GEORGIAN MEETS MODERN LIVING IN BATH

CLOZE EXERCISE

- While reading the article below on a project of conversion of an area of the Georgian city of Bath, fill in the blanks with the following words: flea – prices – Roman – façade – crescents – World – studios – views – architecture – listed.

ACTIVITIES



It is not easy to find a new residential development in the heart of a conservation area, least of all in Bath, a ① Heritage city with some of the most splendid Georgian ② in the country. That the site is on the river and large enough to include a restaurant, offices and artists' ③ makes it rarer still.

The Tramshed, as it is known, was built 100 years ago to house transport for the city in an area that was originally developed in ④ times. Its more recent history has been one of decline, with a ⑤ market and car park taking over from the trams. But this piecemeal usage and the integrity of the ownership of the almost two-acre site saved it from development.

Instead, the trustees of St John's Hospital, the

owner of the site for 800 years, joined Future Heritage, a local company that specialises in adapting ⑥ buildings for contemporary use, and Frogmore Estates. The tram depot, the only red-brick building north of the River Avon, is not listed but it was decided to keep the ⑦ with its distinctive arched windows overlooking the river, despite the engineering challenge it presented. The project is the largest in the city for 30 years.

Stephen Green, the managing director of Future Heritage, says: "There was a time when the building could have been knocked down but it would have been a lost opportunity. Now that we no longer turn our backs on the river we can use its riverside frontage."

Nearly all of the 24 apartments, with open-plan interiors, have river ⑧ and a balcony, courtyard or roof terrace.

As a mixed-use scheme, this must come close to the ideal of urban regeneration. A restaurant with piazza seating, offices and a creative sector fit together. "It works well here not least because the Tramshed is in the second most visited place in Britain," Mr Green adds. Indeed, the popularity of the city has pushed its ⑨ to a level that can match London. FPD Savills, the estate agent, says a Georgian cottage might sell for £300,000 and a Georgian townhouse in one of the best-known ⑩ could be priced from £1.5m up to £3m.

(Adapted from *The Independent*)