



89 St. Clements Way, Bishopdown, Salisbury, Wiltshire, SP1 3GA

£1,600 Per Month



## About The Property

A well-presented three-bedroom home offering spacious accommodation, set in a convenient location and available unfurnished from mid-November.

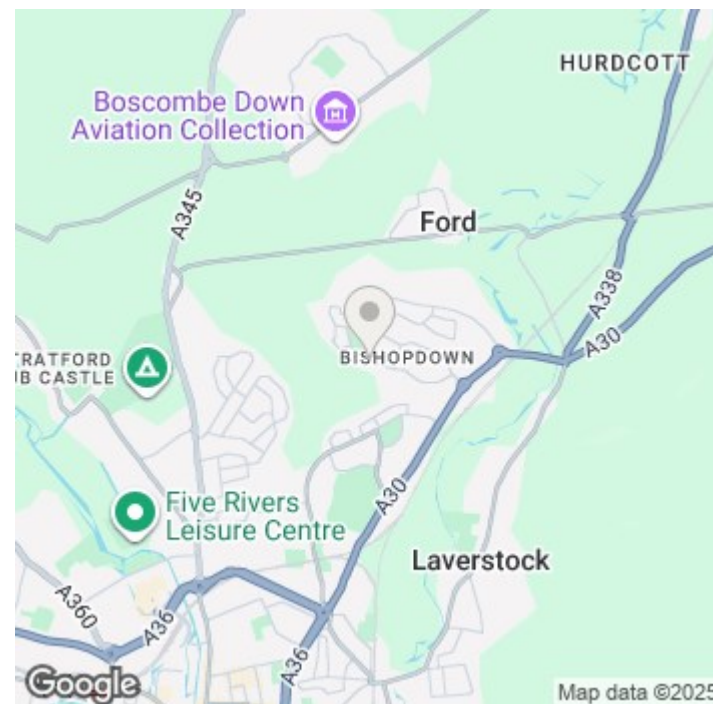
The ground floor comprises an entrance hall and cloakroom, a generous lounge with fitted air conditioning and double doors opening onto the rear garden, and a large open-plan kitchen and dining room. The kitchen is fitted with granite worktops, an electric oven and hob, and has space for both a washing machine and dishwasher.

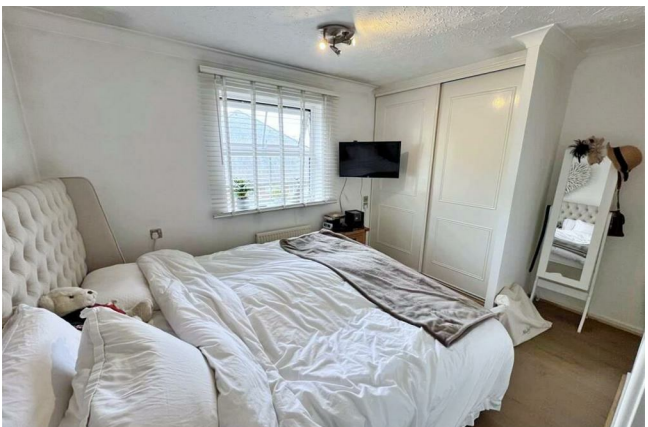
Upstairs, there are three bedrooms. The main bedroom includes built-in wardrobes and an ensuite shower room. The second bedroom is a double with a built-in wardrobe, while the third bedroom is well suited for use as a single bedroom or home office.

Outside, the property benefits from three off-street parking spaces and a single garage with power and light. The rear garden includes a large patio area, a hot tub, and a lawn with well-planted flower borders.

The property runs gas central heating and features double glazing throughout.

- Three-bedroom family home
- Available mid-November
- Unfurnished
- Lounge with garden access
- Fitted air conditioning
- Open-plan kitchen/dining room
- Ensuite to main bedroom
- Garage with power and light
- Three parking spaces
- Garden with patio and hot tub

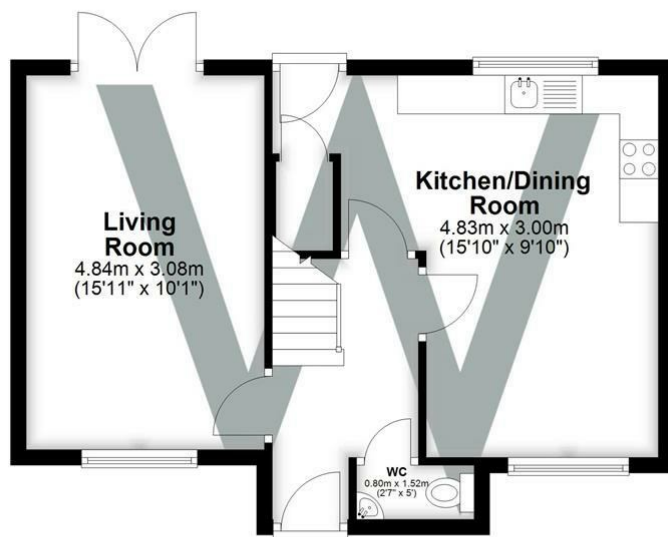






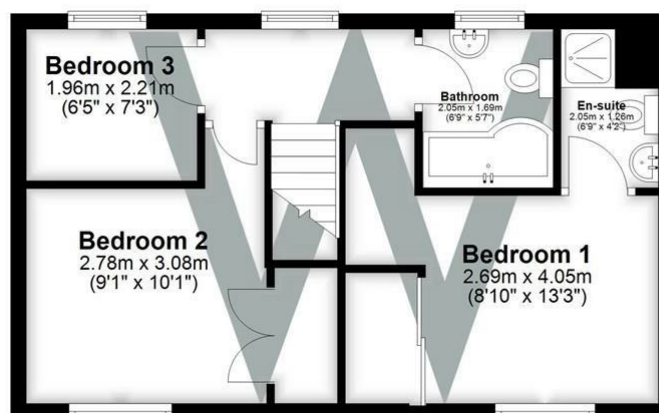
### Ground Floor

Approx. 42.0 sq. metres (452.6 sq. feet)



### First Floor

Approx. 39.5 sq. metres (425.6 sq. feet)



Total area: approx. 81.6 sq. metres (878.2 sq. feet)

## Further Information

Let available date: 19th November 2025 NB: This date is provisional and will only be confirmed once referencing has been successfully completed.

Property type: House - Detached

Furnish type: Unfurnished

Deposit: £1,845

Local authority: Wiltshire Council

Council Tax: Band E

EPC: C(71)

### Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		<b>85</b>
(69-80) <b>C</b>	<b>71</b>	
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	