



Flat 18, Bartholomew Court Spire View, Salisbury, Wiltshire, SP2 7GB

£1,250 PCM



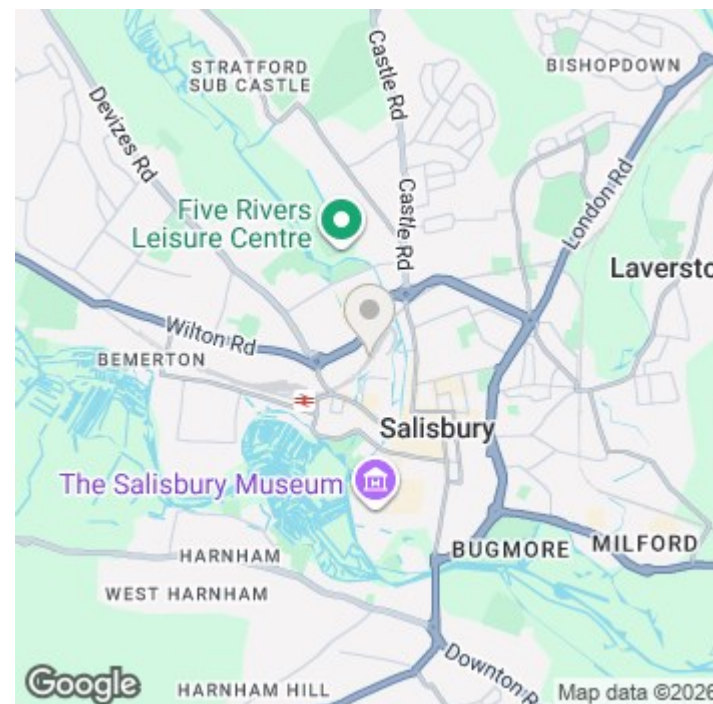
## About The Property

The property is a well proportioned, modern first floor apartment situated within this popular residential development within easy walking distance of the city centre and railway station.

Access is gained via a communal hallway with stairs up to the first floor. Spacious private hallway with deep storage cupboard with gas boiler. Large open plan sitting/dining/kitchen with an attractive bay window and a kitchen area consisting of work surface with inset one and a half bowl sink unit with cupboard and drawers beneath. There are wall mounted cupboards, built in gas hob, electric oven, plumbing and space for a washing machine and further appliance for undercounter appliance and free standing fridge/freezer. Two double bedrooms shower room with a white suite with wc, hand basin and cubicle with thermostatic shower.

Outside there are communal gardens and an allocated parking place to the rear of the property.

- Purpose built first floor apartment.
- Open plan kitchen/living/dining space
- Two double bedrooms
- Modern shower room
- Communal gardens
- Allocated parking space
- Double glazing
- Gas central heating
- Close to the city centre and train station
- Council tax band C

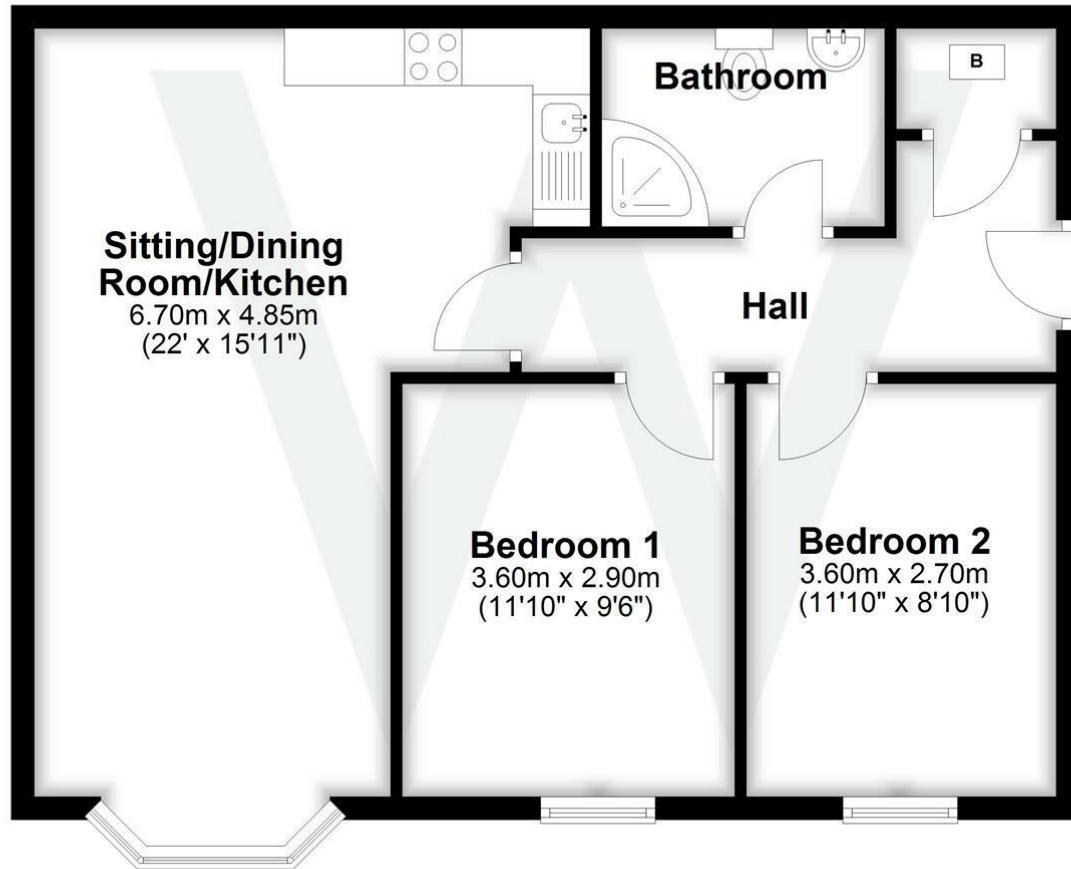






## First Floor

Approx. 60.0 sq. metres (646.2 sq. feet)



Total area: approx. 60.0 sq. metres (646.2 sq. feet)

## Further Information

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

Property type: Apartment

Furnish type: Unfurnished

Deposit: £1,440

Local authority: Wiltshire Council

Council Tax: Band C

EPC: B(81)

### Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>	<b>81</b>	<b>81</b>
(69-80) <b>C</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 