



Salisburys

Crapstone Villas, PL20

Guide Price £295,000

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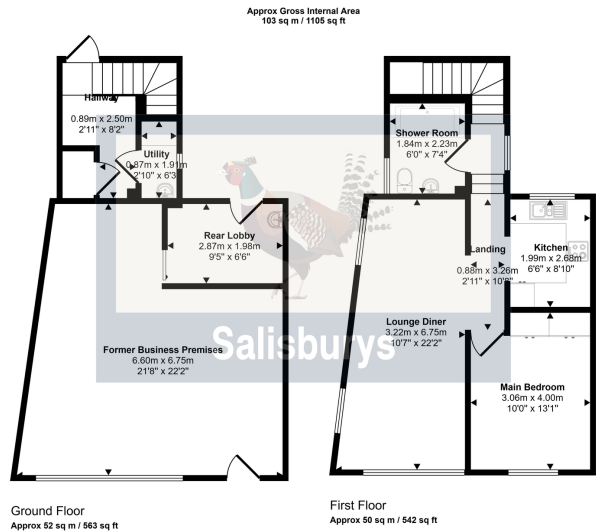


- POTENTIAL POTENTIAL POTENTIAL
- Currently with First Floor 1 bed Apartment
- Ground Floor former business premises
- Rear courtyard with parking
- Potential for conversion into 3 bed home
- Great opportunity for RESIDENTIAL OR BUSINESS (STPP)
- Prime location
- Separate access for both parts
- Parking option to front of property (STPP)
- Village location on local bus route



HUGE POTENTIAL - ENDLESS OPPORTUNITIES AWAIT!

We are delighted to bring to market this unique and versatile property, offering exciting scope for development. Currently configured as a ground floor former business premises with a well-presented one-bedroom maisonette above, this property holds the promise to be transformed into a spacious three-bedroom home, split into two self-contained apartments OR an upstairs apartment and a BUSINESS OPPORTUNITY DOWNSTAIRS (STPP). The first-floor maisonette features a bright Lounge/Dining Room, a separate Kitchen, Shower Room, and a Utility Room located on the ground floor. It benefits from dual access — either via the side of the property or through the rear courtyard garden, which also offers gated off-road parking. With flexible layout options and a prime location, this is a fantastic opportunity for homeowners, investors, or developers to create something special.



Score	Energy rating	Current	Potential
92+	A		
81-91	B		83 B
69-80	C		
55-68	D	63 D	
39-54	E		
21-38	F		
1-20	G		

