

Myddelton&Major

Sandlewood

PORTLAND AVENUE, HARNHAM



SANDLEWOOD



Sandlewood, Portland Avenue, Harnham, Salisbury, Wiltshire, SP2 8BS

- 3 Bedrooms
- Low Maintenance Garden
- Ultrafast Broadband
- Off-Road Parking
- Popular Location
- 2 Receptions
- Ready for Updating
- Located on a No Through Road
- SSW Facing Aspect
- Single Garage

The Property

Set with a lovely SSW facing aspect on the popular no through road of Portland Avenue, Sandlewood is an unmodernised three bedroom bungalow offering the new owner a wonderful opportunity to live on the southern fringes of the city of Salisbury.

Approaching the house, there is off road parking and an integral single garage, inside there are three double bedrooms two of which have fitted wardrobes and are serviced by a family bathroom with separate WC.

The kitchen is ready for updating and has plenty of space for a kitchen table, a door leads out through a porch to the rear garden.

A very large reception room is set next to the kitchen and has a large window taking in the SSW aspect which makes it a lovely light room. Double doors lead through to a separate dining room which enjoys a lovely view down the garden.

A fantastic opportunity to own and update a three bedroom bungalow set on the southern edge of the town.

Tenure: Freehold

Size: 1264 ft²

EPC Rating: D (61)

Council Tax Band: E



3



2



1



2

Services - Mains Electric, Water and Gas, Private Drainage. Ultrafast broadband is available. EE, Three & Vodafone all have good service

Salisbury 1.5 Miles • Wilton 4 Miles • Shaftesbury 20 Miles • Stockbridge 16 Miles



Outside

To the front of the property is off-road parking for one vehicle over a concrete drive which leads up to an integral single garage. The gardens are laid mainly to lawn abounded by mature hedgerows and trees. There is a paved terrace perfect for entertaining and a timber shed at the end of garden. The garden wraps around the house and is lovely and private.

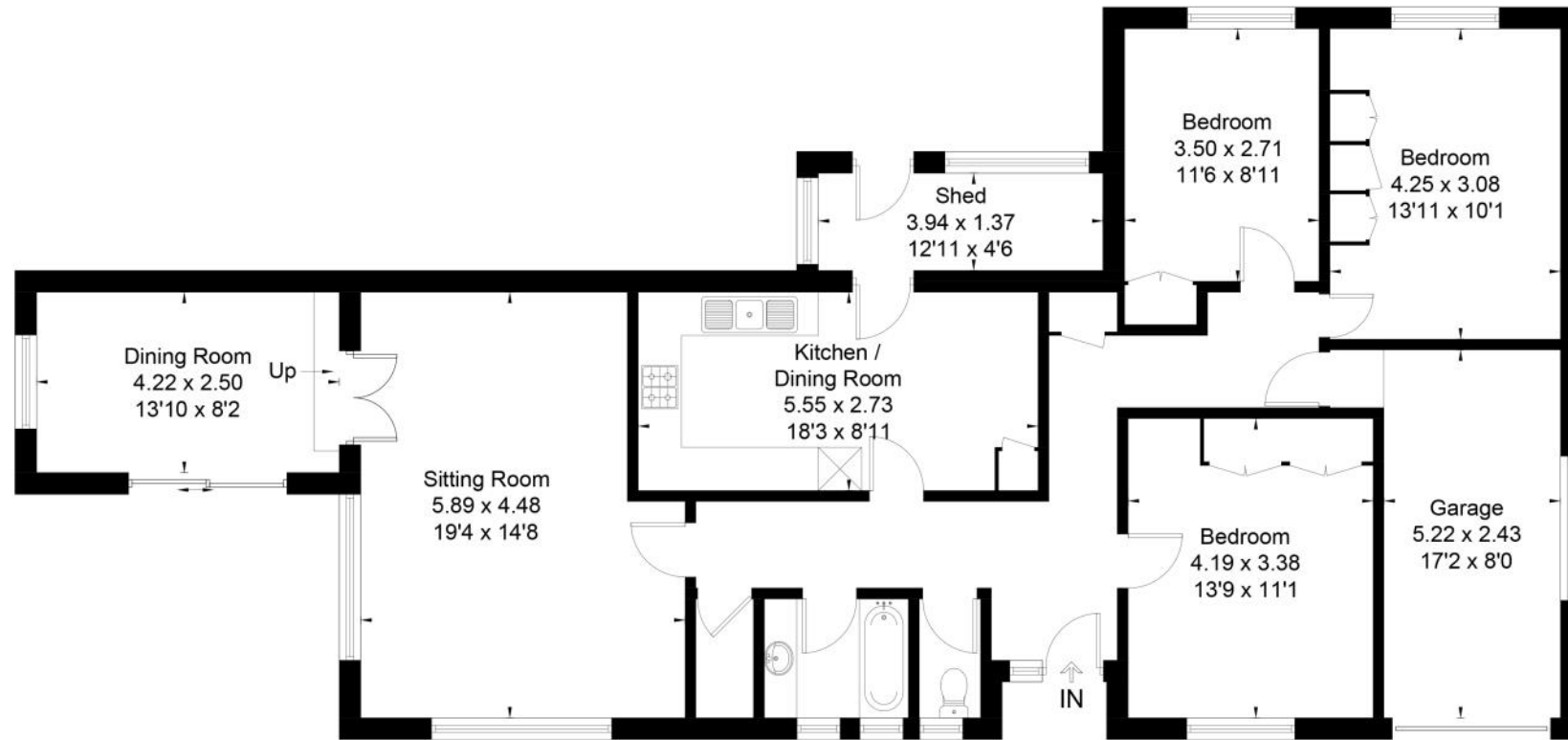
Location

Sandlewood is situated on the very edge of the Cathedral city of Salisbury on the private no through road of Portland Avenue. Due to its location residents are able to enjoy both being able to walk to the city's facilities and also enjoy walks in open countryside. The property is well located for Salisbury District Hospital, Harnham Junior and Infant schools as well as both the boys and girls grammar schools and a wider range of state and private education. Within Harnham itself, there is a good range of day to day facilities including a post office with convenience store, two hotels with restaurants, tennis courts, and several churches, clubs and societies. The centre of the city hosts a good range of further educational, leisure, cultural and shopping facilities and also has the mainline station with London Waterloo (journey time approximately 90 minutes). Salisbury also supports a well thought of Playhouse and twice weekly charter market and there are regular bus services from Harnham to both the city centre and Hospital.





Approximate Floor Area = 130.3 sq m / 1402 sq ft (Including Garage)



Ground Floor



This floor plan has been drawn in accordance with RICS Property Measurement 2nd edition.
All measurements, including the floor area, are approximate and for illustrative purposes only. @fourwalls-group.com #78201

Disclaimer Notice

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