



143 The Close, SALISBURY

Myddelton&Major



A wonderful two bedroom ground floor lateral apartment set in the heart of Sarum St Michael on Salisbury's Iconic Cathedral Close

Tenure: Leasehold

Size: 685 ft²

EPC Rating: D (67)

Council Tax Band: F



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Leased Until: 125 years from Sept 2021 Ground Rent: £35.42 (10/24-9/25) Service Charge: £2258.88 (4/24-3/25)

Services - All mains services are available. Ofcom suggests full fibre broadband of up to 1,000Mbps is available.
All main mobile phone providers suggest good service

Market Square 0.5 Miles • Train Station 0.9 Miles • Hospital 2 Miles • Harcourt Medical Centre 0.5 Miles

143 The Close, Sarum St Michael Salisbury, Wiltshire, SP1 2EY

- Two Bedrooms
- Private Front Door
- Set in Cathedral Close
- 3 acres of Communal Gardens
- Rarely Available Ground Floor
- River Frontage
- Easy Walk into the City
- Residents Parking Space

The Property

Tucked away in the heart of Salisbury's Cathedral Close, No. 143 is a well presented and rarely available two bedroom ground floor apartment with the benefit of its own private front door and parking. The apartment has a homely feel and is well laid out and features large sash windows throughout, re furnished throughout in 2017. The Jones and Co kitchen is well appointed with an adjacent area adjoining for preparation and additional storage and space. The bathroom is also in good order and also fitted by Jones and Co in Salisbury and has a bath with thermostatically controlled shower. The ceiling heights of the flat are generous and plenty of light comes into the accommodation.

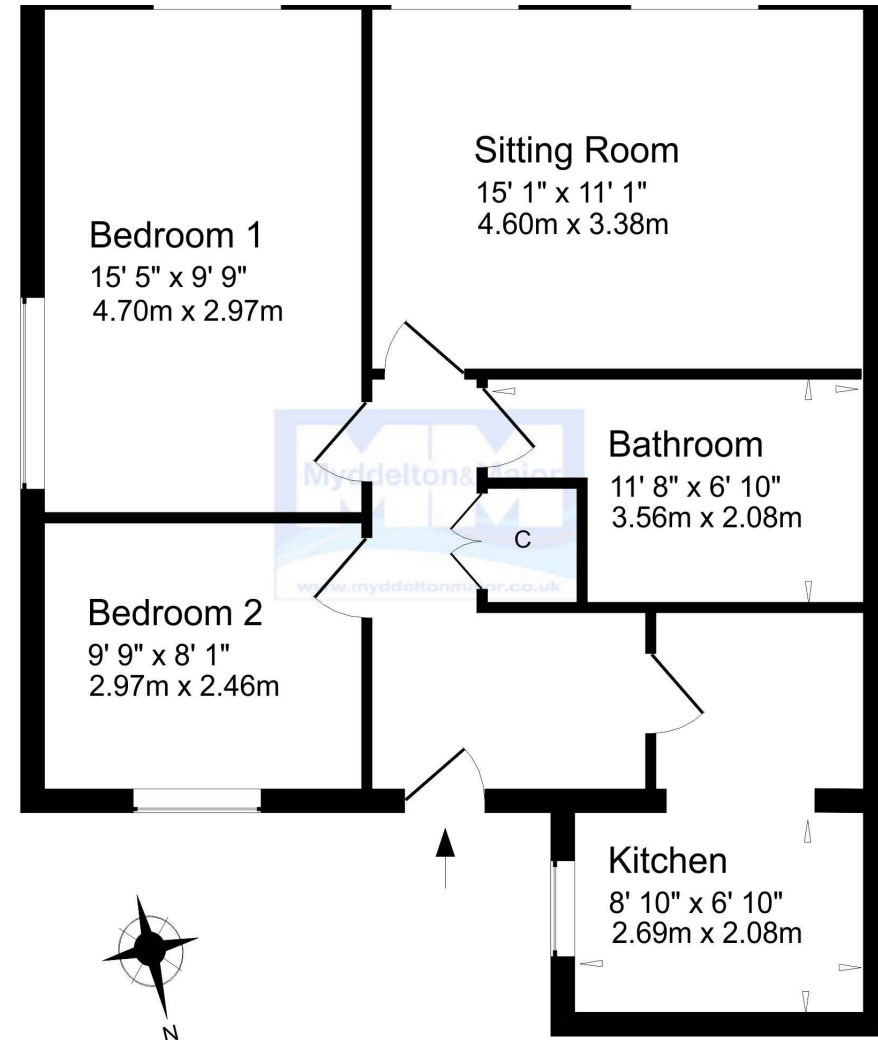
Outside

The property sits within approximately three acres of attractive and well maintained communal gardens which run down to the River Avon, with delightful views over the water meadows beyond and also of the cathedral. We understand that Sarum St. Michael retains the fishing rights in the portion of the River Avon adjoining the communal gardens (subject to a rod license and in due season). Each flat has the right to park a car in the parking spaces, with visitors parking permits available as well.

Location

Located within 3 acres of communal gardens which also enjoy stunning views over the River Avon and 'Constables Water Meadows', this lovely property is set within Salisbury's iconic Cathedral Close. Salisbury's medieval centre is within easy walking distance and boasts a well-thought of Playhouse and busy twice-weekly charter market, with a plethora of restaurants, coffee shops, shopping, and leisure facilities. Salisbury has excellent road links to London and the West Country (A303), Southampton (A36) and Bournemouth (A338).





Approximate Gross Internal Floor Area 685 Sq. Ft./ 64 Sq. M

Disclaimer Notice

Myddelton & Major and their clients give notice that:- i) they have no authority to make or give any representations or warranties in relation to the property, ii) these particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. iii) any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all the necessary planning, Building Regulation or other consents, and, any services, equipment or facilities have not been tested by the agent. iv) the purchaser must satisfy themselves by inspection or otherwise.



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