



144, The Close, Salisbury





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

144 The Close, Salisbury, SP1 2EY      Guide Price £375,000

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Tucked away in the heart of Salisbury’s Cathedral Close is this rarely available two bedroom ground floor apartment, with the benefit of parking. The apartment has a homely feel, with neutral décor, generous high ceilings and plenty of light comes in through the large sash windows.

This ground floor flat is accessed via the communal entrance hall, which leads to the front door, with a meter cupboard located to the side. Upon entering, the hallway welcomes you with both a single and a double storage cupboard, as well as access to all rooms within the apartment.

The living area is a bright triple-aspect room, benefiting from plenty of natural light. The westerly outlook is particularly attractive, offering views over the water meadows.

The kitchen is fitted with a range of floor and wall-mounted units, work surfaces with tiled splashbacks, an integrated chest-height double oven, electric hob. Plus a tall

## Features

- Set in the Cathedral Close
  - Three Acres of Communal Grounds
  - Easy access to the City Centre
  - Delightful Outlook
  - No Onward Chain
- Ground Floor
  - UPVC Double-Glazing
  - Residents Parking Space
  - Long Lease
  - Triple Aspect Sitting Room

## Tenancy & Restrictions

To be let unfurnished on an Assured Shorthold Tenancy (minimum term of 12 months, thereafter on a monthly basis). No smokers or sharers.

## Outgoings

Council Tax: Wiltshire Band E

## Directions

## EPC Rating

C (74)

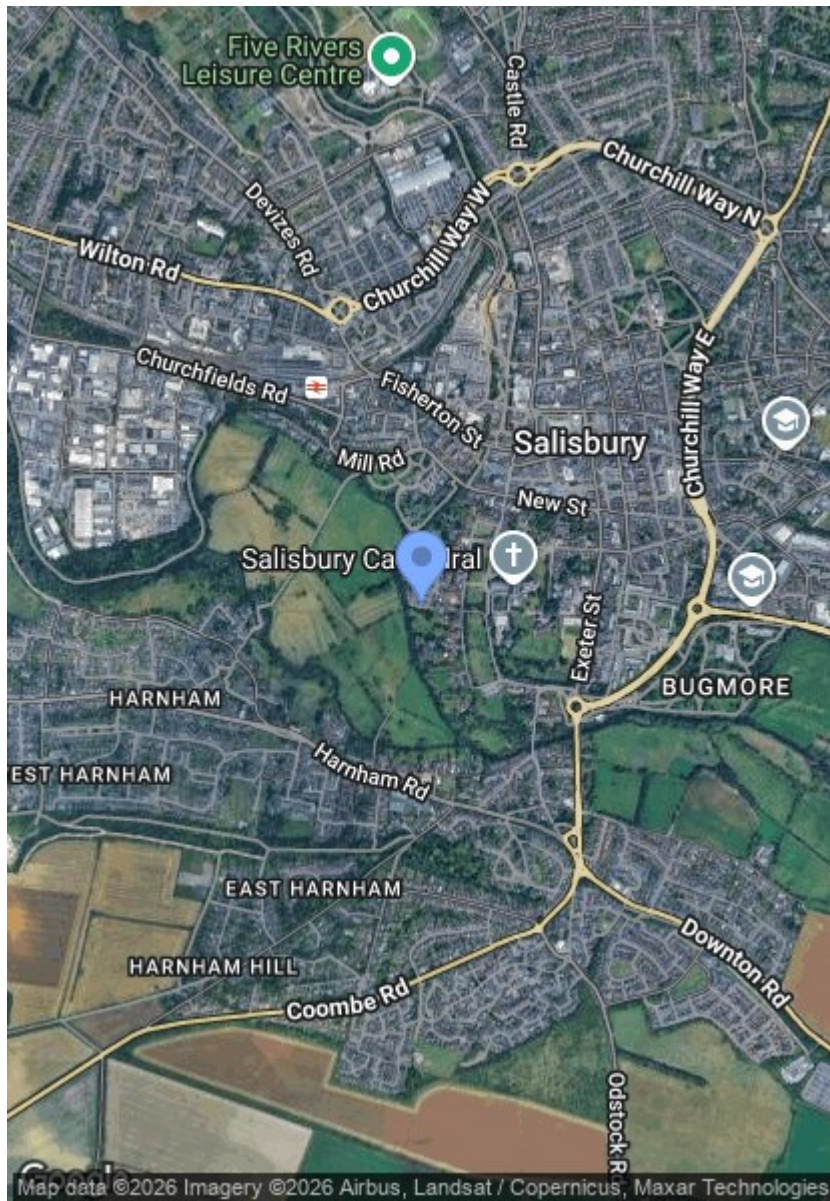
## Size

724.00 sq ft









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