



Connells

St. Ann Place
Salisbury



Property Description

Offering to the market this first floor, age 55 plus, retirement apartment in St. Ann Place, Salisbury. The property offers a lounge, kitchen, two bedrooms and a bathroom and benefits from a communal lounge and gardens plus parking. St. Ann Place is a short walk from the city centre's many amenities which include a selection of shops, weekly market on Tuesday's and Saturday's, close to the Historic cathedral grounds, bars, restaurants, coffee shops, two cinemas, a library and a theatre.

Salisbury has direct rail links to London Waterloo, Bristol and Southampton plus good road links to the New Forest, the West Country and South Coast.

Entrance Hall

Doors to all rooms, built in cupboard

Lounge

19' 6" into bay x 11' 8" (5.94m into bay x 3.56m)

Bay window to front aspect, door to kitchen

Kitchen

11' 7" max x 5' 8" max (3.53m max x 1.73m max)

Comprising wall and base units with work surfaces over, one and a half bowl stainless steel sink drainer unit with mixer tap, raised double oven, inset hob with extractor hood over, space for washing machine and fridge freezer, door to hall

Bedroom One

17' 9" including wardrobe x 8' 1" (5.41m including wardrobe x 2.46m)

Triple fitted wardrobe, emergency pull cord, bay window to front aspect.

Bedroom Two

14' x 6' 5" (4.27m x 1.96m)

Window to front aspect.

Bathroom

Comprising a panel enclosed bath with electric shower over and shower curtain rail, pedestal wash hand basin, WC, heated towel rail.

Outside

Communal Lounge

Attractive communal lounge with feature domed ceiling, selection of seating and tables, television.

Communal Gardens

Mature, well tended communal gardens with patio seating area

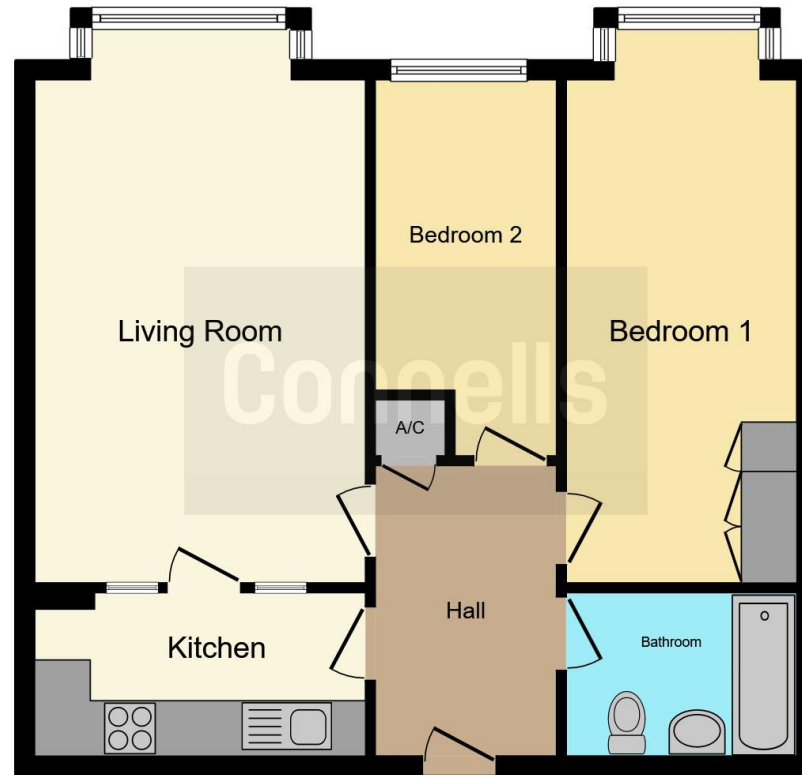
Parking

Communal parking area









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Connells on

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46-50 Castle Street
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EPC Rating: D

Tenure: Leasehold

view this property online connells.co.uk/Property/SAL307354

This is a Leasehold property with details as follows; Term of Lease 125 years from 25 Dec 1983. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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