



**Connells**

Oakley Road  
Wilton Salisbury



### Property Description

Offering to the market this detached house in the sought after location of Oakley Road, Wilton. This beautifully presented property benefits from stunning uninterrupted views over open countryside. Comprising of an entrance hall, lounge kitchen diner, utility room and cloakroom on the ground floor. The first floor has a master bedroom with en-suite shower room, three further bedrooms and a bathroom. There is a very private garden to the rear and a garage and expansive driveway to the front.

The sought after market town of Wilton, lies around 3 miles to the west of Salisbury. Wilton has a number of independent shops, a weekly market with free parking, a wide range of traditional family - owned shops, pubs, cafés and regular bus service to Salisbury. Salisbury offers a range of entertainment, shopping and cultural facilities. There is a twice weekly Charter market in the city centre. Salisbury has direct rail services to London Waterloo, Southampton and the West Country and is conveniently located for the New Forest and South Coast.



## Entrance Hall

Doors to lounge and kitchen diner, under stairs cupboard, stairs to first floor.

## Lounge

16' 3" x 10' 9" ( 4.95m x 3.28m )

Large bay window front aspect, fireplace with remote controlled electric fire.

## Kitchen Diner

21' 8" x 11' 11" ( 6.60m x 3.63m )

Comprising of wall and base units with work surfaces above, sink/drain, raised and built in double oven, inset ceramic hob with extractor above, integrated fridge freezer and dishwasher, window rear aspect, double doors to rear. Door to utility room.

## Utility Room

6' 7" x 5' 9" ( 2.01m x 1.75m )

Comprising sink drainer with cupboard below, wall mounted cupboards, spaces for washing machine and tumble drier with work surface above. Door to rear. Door to cloakroom

## Cloakroom

Comprising wash hand basin and WC, window side aspect.

## Landing

Doors to bedrooms and bathroom, airing cupboard.

## Bedroom One

13' 4" plus bay x 10' 10" ( 4.06m plus bay x 3.30m )

Large bay window with stunning views over open countryside, double fitted wardrobe

## En-Suite

Comprising of double shower unit, wash hand basin above fitted vanity unit, WC. Window front aspect.

## Bedroom Two

13' 4" x 10' ( 4.06m x 3.05m )

Window front aspect with stunning views, double fitted wardrobe.

## Bedroom Three

11' 4" x 8' 8" ( 3.45m x 2.64m )

Fitted wardrobes. Window rear aspect

## Bedroom Four

9' 11" x 7' 10" ( 3.02m x 2.39m )

Fitted wardrobes. Window rear aspect.

## Bathroom

Comprising of panel enclosed bath with shower above and glass shower screen, wash hand basin with vanity unit below, WC, heated towel rail. Window rear aspect.

## Outside

## Rear Garden

Very private rear garden enclosed with fencing and shrubs, patio adjacent to doors from kitchen diner providing a space for relaxing and al fresco dining, circle of lawn with paved path to rear of garden and further patio. Side access gate to driveway.

## Front Garden

Block paved with low wall.

## Garage

19' 1" x 9' 10" ( 5.82m x 3.00m )

Garage with pulley operated door. Central heating boiler, light and power.

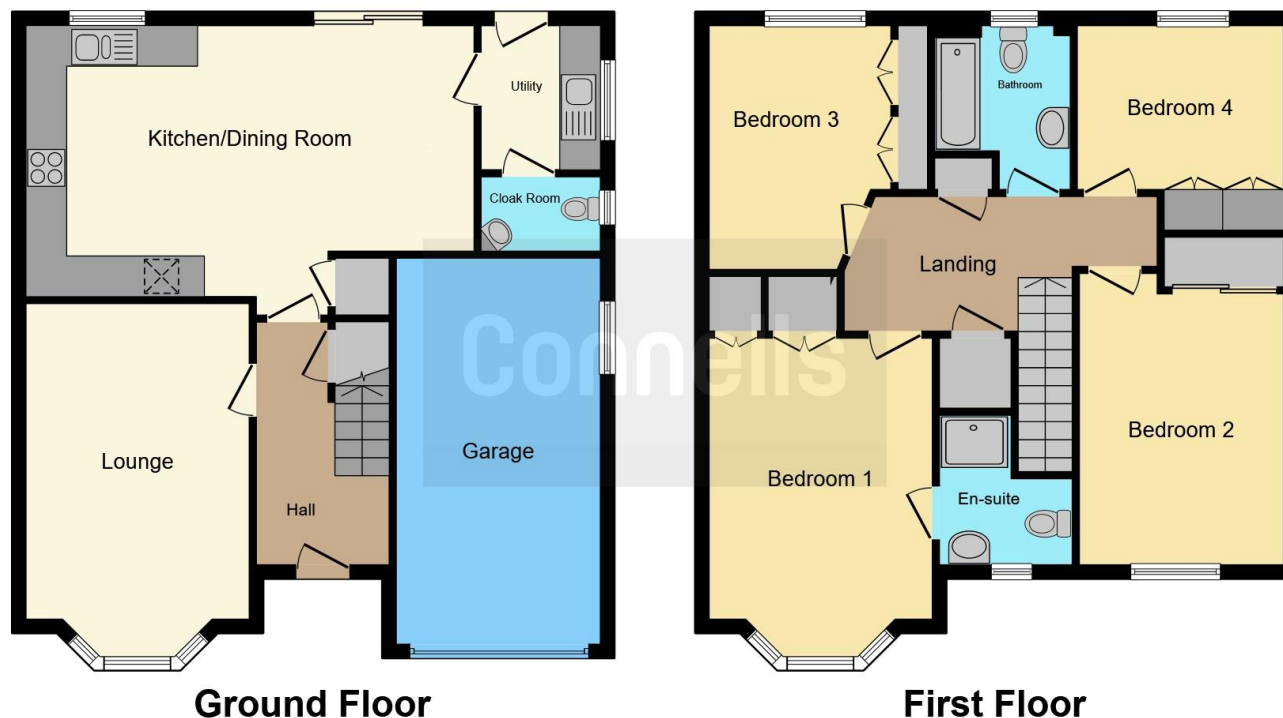
## Driveway

Large driveway with parking for four vehicles.









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](http://www.focalagent.com)

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**EPC Rating: B**

Tenure: Freehold

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