



Connells

Hillside Drive
Gomeldon Salisbury



Property Description

Offering to the market this well-present and deceptively spacious detached bungalow. The property has a lounge, a conservatory, modern kitchen diner & utility room, three bedrooms and a bathroom. There is private, enclosed garden to the rear and a generous driveway & garage to the front. The property also benefits from solar panels. Located in Hillside Drive, in the village of East Gomeldon and around 6 miles north of Salisbury. Nearby there is a park & primary school, The village of Porton provides a local shop, Amazon pick up box and GP surgery. A mobile Post Office visits Winterbourne Dauntsey on Tuesdays and Fridays in the car park next to the Winterbourne Arms Pub. There are several churches in the villages, and very active local interest groups that use the local community village halls. Buses run to and from Salisbury and school buses to Salisbury & Laverstock

The medieval city of Salisbury offers a range of amenities, these include, supermarkets, high-street shops, twice weekly markets, copious restaurants, pubs and bars, a theatre, the arts centre, a cinema and renowned state and private schools. These include Bishop's Wordsworth School, South Wilts Grammar School, Godolphin School, and Leehurst Swan. Leisure and recreational facilities include the very nearby Five Rivers Leisure Centre, private members gymnasiums, a golf club, and recreation grounds. Salisbury train station offers direct commuter links to London Waterloo, Southampton and the West Country.

Entrance Hall

Storage cupboard, doors to lounge, kitchen, bedrooms and bathroom

Lounge

14' 10" x 11' 4" (4.52m x 3.45m)

Modern feature fireplace with electric flame effect fire, double sliding doors to conservatory.

Kitchen Diner

15' 6" max x 15' 3" max (4.72m max x 4.65m max)

Kitchen: Comprising wall and base units with work surfaces above, built in and raised oven, microwave and hot drawer, inset hob with extractor above, built in bins, space for freestanding fridge freezer. Belfast sink with drainer work tops. Windows to utility room & rear aspect.

Diner: Room for table and chairs, dual aspect to side and rear, wall and base units with work surfaces above, open to utility room.

Utility Room

6' 7" x 6' 6" (2.01m x 1.98m)

Sink drainer with space below for washing machine and tumble drier. Door to front aspect, window to side.

Conservatory

12' 6" x 7' 6" (3.81m x 2.29m)

Low brick wall and glass construction with tiled pitched roof, sliding doors to patio.

Bedroom One

14' 10" x 8' 11" (4.52m x 2.72m)

Two windows front aspect.

Bedroom Two

10' 2" x 11' 6" (3.10m x 3.51m)

Built in double wardrobe with sliding door,

window side aspect

Bedroom Three

12' 2" x 11' 5" (3.71m x 3.48m)

Fitted cupboard, window front aspect.

Bathroom

Comprising panel enclosed P shaded bath with shower above and glass shower screen, pedestal wash hand basin, WC. Window side aspect.

Outside

Rear Garden

Fully enclosed with fencing, large patio adjacent to the conservatory providing an idea space for al-fresco dining and entertaining, neatly kept lawns edged with mature planted beds and specimen trees, side access gate leading to drive, bins and oil tank.

Front Garden

Small lawn with wall and fence boundary, specimen tree.

Garage

15' 11" x 7' 11" (4.85m x 2.41m)

Brick garage with lighting and power, solar energy storage unit, door to garden, double doors to driveway.

Parking

Block paved driveway with room for 3 vehicles, electric car charging point, wrought iron gates to front door and garage

Additional Features

16 solar panels with energy storage unit in garage.









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

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EPC Rating: Awaited
 Council Tax Band: D

Tenure: Freehold

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