



Connells

Highfield Rise
Shrewton Salisbury



Property Description

This detached bungalow boasts a large 21 x 11' 9" Edwardian style conservatory to the rear and beautiful garden with high degree of privacy. Shrewton is a lovely character village with its own shop and Post Office along with a pub and has easy access to the A303 and Salisbury.

20 Entrance Hall

L shaped with built in double airing cupboard.

Lounge

21' max x 13' max (6.40m max x 3.96m max)

Front aspect

Dining Area

Access to conservatory.

Edwardian Style Conservatory

21' x 11' 9" (6.40m x 3.58m)

Tiled floor, wall light points, French doors to garden.

Kitchen

8' 8" x 8' 5" (2.64m x 2.57m)

Comprising a single drainer sink unit with mixer taps, range of wall and base units with roll top work surfaces and tiled surrounds, built in oven, inset hob unit with concealed hood over, built in and concealed dishwasher, space for washing machine, access to

conservatory.

Bedroom One

11' x 9' 8" (3.35m x 2.95m)

Size incorporates built in double wardrobe, front aspect.

Bedroom Two

10' x 8' 9" (3.05m x 2.67m)

Door recess, built in double wardrobe, rear aspect.

Bedroom Three

8' 7" x 7' 9" (2.62m x 2.36m)

Front aspect.

Four Piece Bathroom

Comprising a panel enclosed bath with separate shower cubicle, pedestal wash hand basin and WC.

Outside

Front Garden

An expanse of lawn bordered by mature hedgerow.

Rear Garden

Offering excellent privacy the rear garden offers a large terrace leading to an area of lawn. Further features include a greenhouse,

timber shed, personal door to garage, well concealed oil tank and mature borders. Through a rose arch is a further area of bank with wild flowers, shrubs and country views.

Garage

With up and over door, eaves storage space, power and light and personal door to the garden.









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

T 01980 622 662
E amesbury@connells.co.uk

Unit 3 23 Salisbury Street AMESBURY
SALISBURY SP4 7AW

EPC Rating: E

Tenure: Freehold

view this property online connells.co.uk/Property/ABY307779



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.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: ABY307779 - 0002