



**Connells**

The Old Orchard High Street  
Netheravon Salisbury



## Property Description

An imposing non-estate detached house set in the heart of this desirable village, with its shop, post office, pub restaurant, garage and ease of access to the A303 and Salisbury. No onward chain.

### Entrance Porch

### Entrance Hall

Stairs to first floor galleried landing.

### Cloakroom

With wash hand basin and WC.

### Lounge

Double aspect with patio doors to garden, fireplace.

### Dining Room

Front aspect.

### Study

Subject to removal of fitted units.

### Kitchen

Comprising wall and base units with work surface over, large range oven with hood over, side aspect, archway to utility area with appliance space and door to rear garden

### Galleried Landing

### Master Bedroom

Front aspect.

### Ensuite

Comprising a shower cubicle with wash hand basin and WC.

### Bedroom Two

Double aspect.

### Bedroom Three

Rear aspect.

### Bathroom

Comprising a bath with wash hand basin and WC.

### Outside

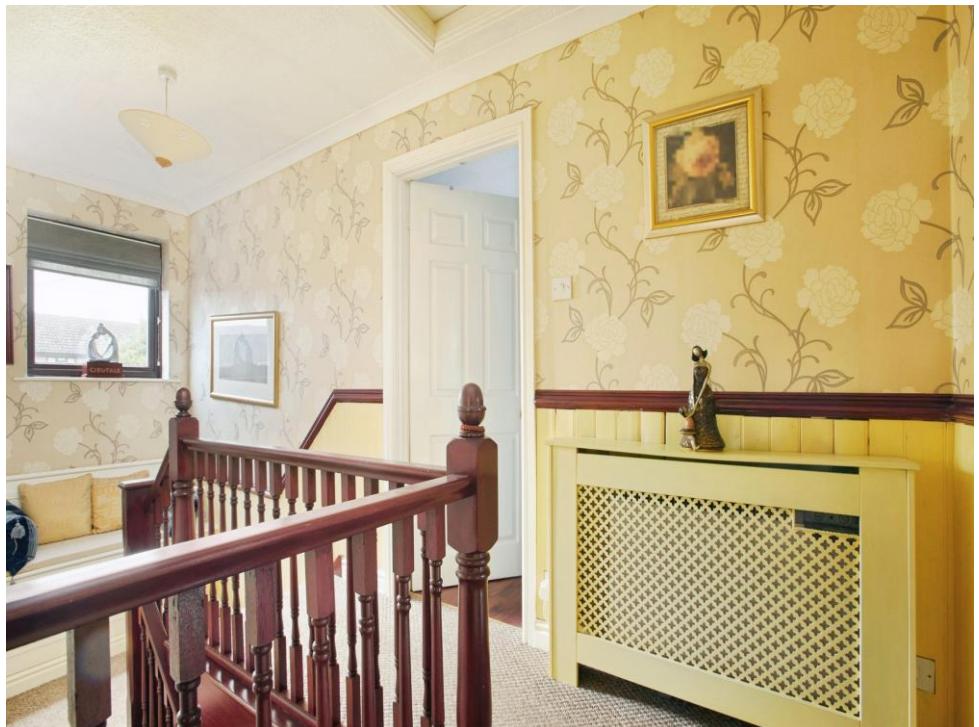
### Rear Garden

This well-established and good sized garden offers a mainly lawned area with patio and mature trees.

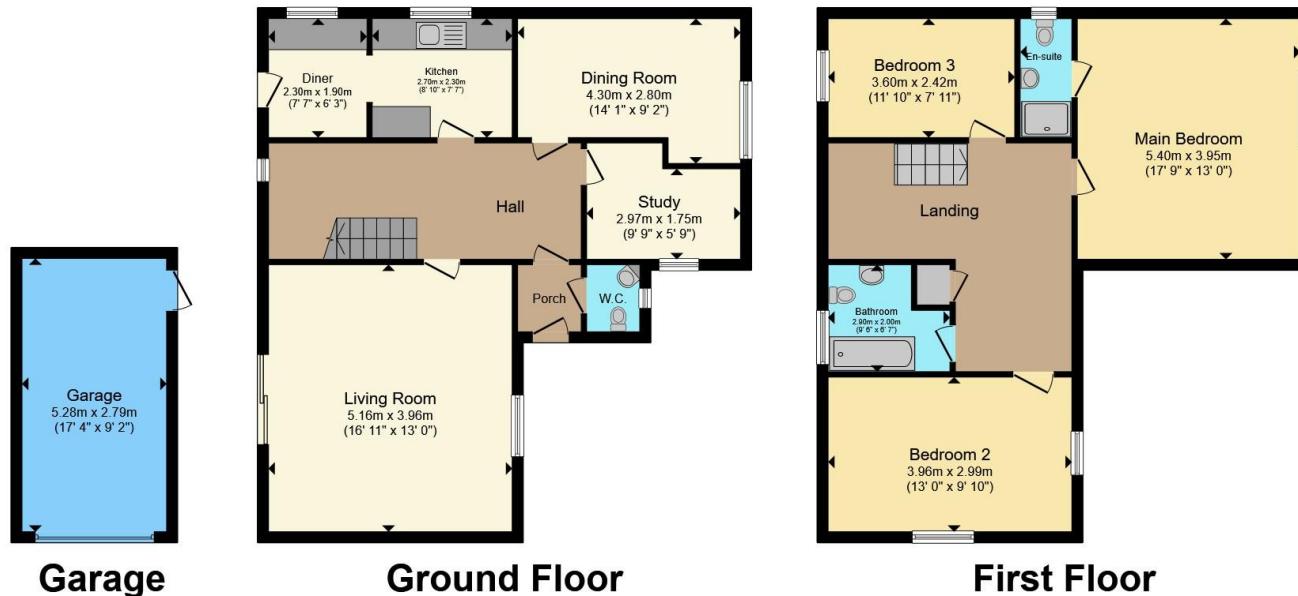
### Detached Garage

Approached by a large part shared gravel driveway.









Total floor area 152.2 m<sup>2</sup> (1,639 sq.ft.) approx

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.propertybox.io](http://www.propertybox.io)

**Connells**

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EPC Rating: F    Council Tax  
Band: E

Tenure: Freehold

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