



**Pethins Close, Amesbury Salisbury SP4 7YN**

**welcome to**

**Pethins Close, Amesbury Salisbury**

BOOK NOW TO VIEW - Built within the last two years this beautiful detached property is located on the Kings Gate development in Amesbury. Within walking distance of two local schools, a selection of local shops and a family pub. Access to A303 for commuters and public transport links.



### Entrance Hall

Enter the property to the entrance hall. Doors to the lounge, kitchen/dining room and downstairs cloakroom. Carpeted flooring and a radiator.

### Downstairs Cloakroom

Wash hand basin. WC. Radiator. Vinyl flooring.

### Lounge

14' 1" x 10' 10" ( 4.29m x 3.30m )

Double glazed bay window to the front aspect. Carpeted flooring. TV point. 2x Radiator.

### Kitchen

14' 3" max x 11' 5" max ( 4.34m max x 3.48m max )

Double glazed French doors to the rear aspect. Space for dining table. Wall and base units. Four ring gas hob, inset sink, built-in oven. Space for appliances. Utility area with space for washing machine. Wall mounted boiler. Space for fridge. 2x radiator

### First Floor Landing

Double glazed window to the side aspect. Carpeted flooring. Storage cupboard, Loft access.

### Bedroom One

11' max x 11' max ( 3.35m max x 3.35m max )

Double glazed window to the front aspect. Carpeted flooring. TV Point, Radiator. Door to en-suite.

### En-Suite

Double glazed window to the front aspect. Vinyl flooring. Shower cubicle, wash hand basin, wc, radiator

### Bedroom Two

10' x 9' 8" ( 3.05m x 2.95m )

Double glazed window to the rear aspect. Carpeted flooring. Radiator.

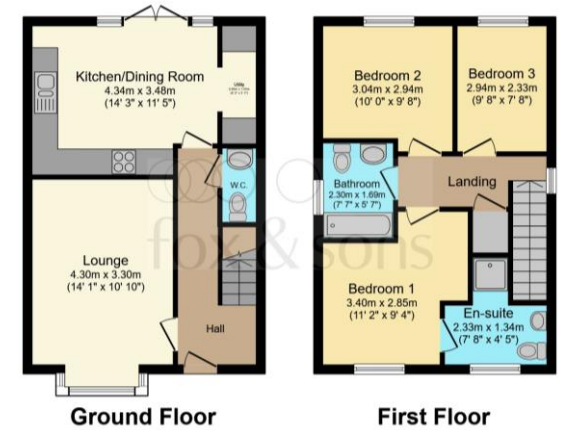
### Bedroom Three

9' 8" x 7' 8" ( 2.95m x 2.34m )

Double glazed window to the rear aspect. Carpeted flooring. Radiator.

### Bathroom

Vinyl flooring. Double glazed window to the side aspect. Part tiled walls. Heated towel radiator. Bath, wash hand basin, wc.



Total floor area 83.8 m<sup>2</sup> (902 sq.ft.) approx

This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.



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## Pethins Close, Amesbury Salisbury

- Detached
- Three Bedrooms
- Master En-Suite
- Double Parking
- A303 Commuter Links

Tenure: Freehold EPC Rating: B

**£380,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
AME105284 - 0007

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