



**5 The Drove, Amesbury Salisbury SP4 7AG**

**welcome to**

## **The Drove, Amesbury Salisbury**

We are delighted to bring to the market this three-bedroom semi-detached home. Extended both at the front and back to offer further living space to the ground floor. The garage has been converted to include an office/hobby and storeroom. To the front the driveway can hold up to four cars.



### Entrance Hall

Laminate flooring, storage cupboard, radiator. Doors to the study, office, sitting room and kitchen/diner. Stairs to the second floor.

### Study

10' 11" x 8' 1" ( 3.33m x 2.46m )

Laminate flooring, radiator, front and side aspect double glazed windows.

### Office/Craft Room

8' 6" x 7' 5" ( 2.59m x 2.26m )

Laminate flooring, door to store.

### Lounge/Sitting Room

13' 11" x 11' 10" ( 4.24m x 3.61m )

Laminate flooring, electric fireplace, French doors to the garden.

### Kitchen/Dining Room

23' 2" x 8' 2" ( 7.06m x 2.49m )

Vinyl flooring, gas cooker, extractor hood, space for dishwasher and washing machine. Understairs storage. Rear aspect double glazed window. Door to the rear.

### Landing

Carpet flooring. Hatch to attic.

### Bedroom One

13' 9" x 9' 5" ( 4.19m x 2.87m )

Laminate flooring, radiator, rear aspect double glazed window.

### Bedroom Two

13' 7" x 11' 5" ( 4.14m x 3.48m )

Laminate flooring, wood panelling, front aspect double glazed window, radiator.

### Bedroom Three

8' 11" x 7' 6" ( 2.72m x 2.29m )

Laminate flooring, front aspect double glazed window, radiator.

### Family Bathroom

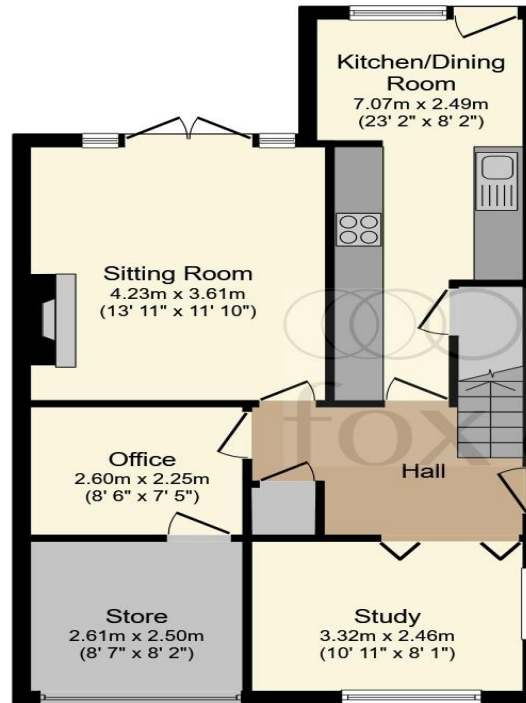
Vinyl flooring, bath with shower, vanity unit with sink, w/c. rear aspect double glazed window. radiator.

### Outside - Front

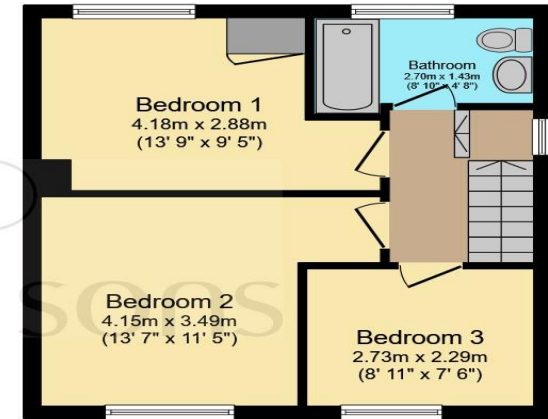
Drop-kerb and driveway for up to four cars.

### Outside - Rear

Side access to the rear. Patio area, garden laid to lawn. Two sheds.



**Ground Floor**



**First Floor**

Total floor area 98.9 m<sup>2</sup> (1,065 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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## **The Drove, Amesbury Salisbury**

- Three-Bedroom Semi-Detached Home
- Office, Study and Store on the Ground Floor
- Approx. 1065 sq.ft.
- Parking for up to Four Cars
- The A303 is Within Easy Reach

Tenure: Freehold EPC Rating: D

**£325,000**



Please note the marker reflects the postcode not the actual property

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