



46 Kelsey Road, Salisbury, Wiltshire, SP1 1LA

Jordan &  
Mason

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£1,450

### Brief Property Description

The property comprises a largely extended and superbly presented three bedroom semi detached family house which has the benefit of off-road parking and a generous patio and garden. Internally the accommodation is generous in its size with a large sitting room, conservatory extension, modern fitted kitchen, downstairs shower room, three well proportioned bedrooms, usable attic room. The property is well suited to family living and viewing is recommended.

### The Location and nearby Facilities

The property is situated in Kelsey road which lies upon the north-eastern fringe of Salisbury city centre. The suburb is close to the village of Laverstock yet within walking distance of Salisbury city centre. A general store can be found at the top of the hill together with public transport giving access to the city centre. Salisbury city centre itself has a full complement of recreational and shopping facilities and has a diverse culture with its popular playhouse, cinema and numerous attractions including a twice weekly charter market.



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**Directional note:**

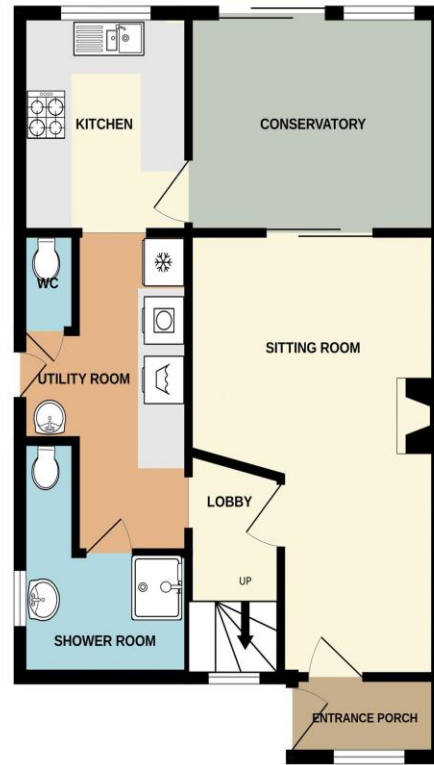
From Salisbury's city centre, leave via Milford Street and continue beneath the flyover bridge turning left into Rampart Road. Continue along this road for about 700 yards as the road bears around to the right. Continue up the hill and the property is on the right hand side just as you start going down the hill.

**Property reference:** 00003468

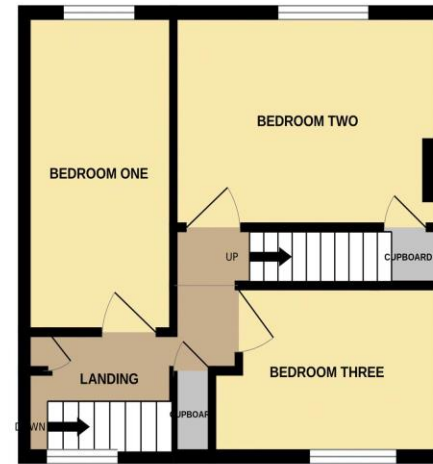
**Viewings:**

By Appointment only with Jordan & Mason 01722 441 999

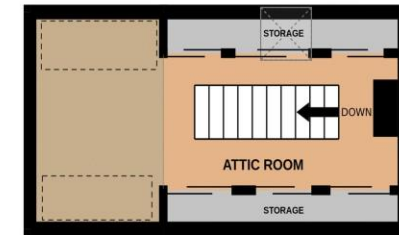
GROUND FLOOR



1ST FLOOR



2ND FLOOR



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**Here to help....**

Local agent: James Jordan  
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**Jordan & Mason**

Fixtures and fittings: a list of fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or maybe available by separate negotiation) will be provided by the seller's solicitors. Important notice: 1. Particulars: these particulars are not an offer or contract, nor part of one. You should not rely on statements by Jordan, Mason and Associates Ltd. in the particulars or by word-of-mouth or in writing ("information") as being factually accurate about the property, its condition or its value. Neither Jordan, Mason and Associates Ltd. nor any joint agent has any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s) or lessor(s). 2. Photos, videos etc: the photographs, property videos and virtual tours etc. show only certain parts of the property as they appeared at the time they were taken. Areas, measurements, and distances given are approximate only. 3. Regulations etc. any reference to alterations to, or use of, any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained. A buyer or lessee must find out by inspection or in other ways that these matters have been properly dealt with and that all information is correct. Jordan and Mason is a trading name of Jordan, Mason and Associates Ltd. which is a registered company in England and Wales with registration number **08708615**. Our registered office is 4 St Thomas's Square, Salisbury, Wilts SP1 1BA.(01722 441 999)