



Penning House

Chicklade, Salisbury, Wiltshire SP3 5SY

3 Bedroom former shooting lodge on the beautiful Fonthill Estate

£2,750 per calendar month | Available September 2024

t. 01747 820246

w. fonthill.co.uk



Penning House
Chicklade
Salisbury
Wiltshire
SP3 5SY

Description/Location

A beautiful three bed former shooting lodge nestled in the woods near Chicklade. Family kitchen, dining room with wood burner and drawing room with open fire. Downstairs shower room & loo and separate utility room. Three bedrooms and bathroom on the first floor. Large airing cupboard. Outside the property has a large woodshed / store, parking area and garden area (unfenced). The property is accessible via a farm track. Just 2 miles from the A303, connecting London and the West Country and 7 miles from Tisbury Mainline Train Station. Tisbury is home to a variety of shops including cafes, wine shop, Co-op and Post Office. There are a number of great schools in the area.

Accommodation

The ground floor comprises:

KITCHEN / BREAKFAST ROOM	16'1 x 16'1
SITTING ROOM	19'3 x 14'11
DINING ROOM	18'6 X 18'1

The first floor comprises:

BEDROOM 1	19'4 x 15'4
BEDROOM 2	13'0 x 9'7
BEDROOM 3	16'2 X 10'5



Restrictions

By negotiation with the Landlord.

Local Authority

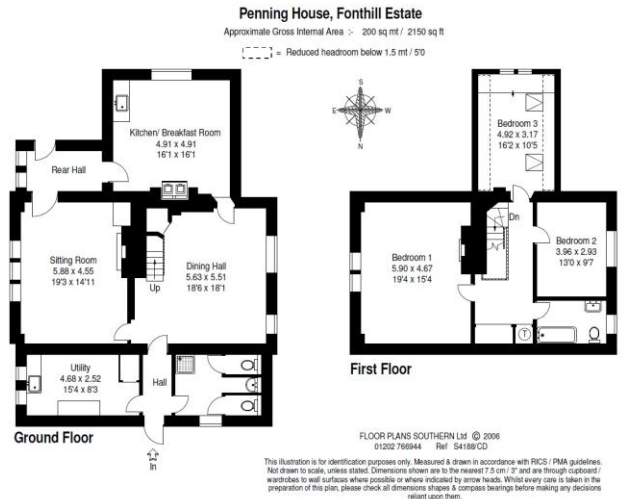
Council Tax Band 'E' (Wiltshire Council).

Availability

The property is available from August 2024.

EPC Exempt

Floorplan



Fees, Charges & Terms

The rent is £2,750 pcm payable monthly in advance by direct debit. A refundable holding deposit of £630 will be taken to secure the property. The security deposit for the property is £3,170.

Viewings

Strictly by appointment only through Fonthill Estate 01747 820246.

Disclaimer: These particulars are intended to give a fair description of the property but their accuracy cannot be guaranteed, and they do not constitute an offer of contract. Intending tenants must rely on their own inspection of the property. None of the above appliances/services have been tested by ourselves.

t. 01747 820246 | e. rh@fonthill.co.uk

fonthill.co.uk

The Old Dairy, Fonthill Bishop, Salisbury, Wiltshire SP3 5SH

