



Ashdown Lily Drummer Lane, Tidworth, SP9 7NR  
Guide Price £349,950



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### PROPERTY DESCRIPTION BY Mr Wayne Turpin

Tucked away just off the Main High Street with its excellent shopping facilities, Graham & Co are delighted to bring to the market this stunning attached bungalow finished to a very high specification and offered for sale with NO CHAIN. The property benefits from an entrance porch, entrance hall and cloakroom, open plan fitted kitchen leading to the living room, three double bedrooms and bathroom, gas central heating and double glazing, landscaped gardens.



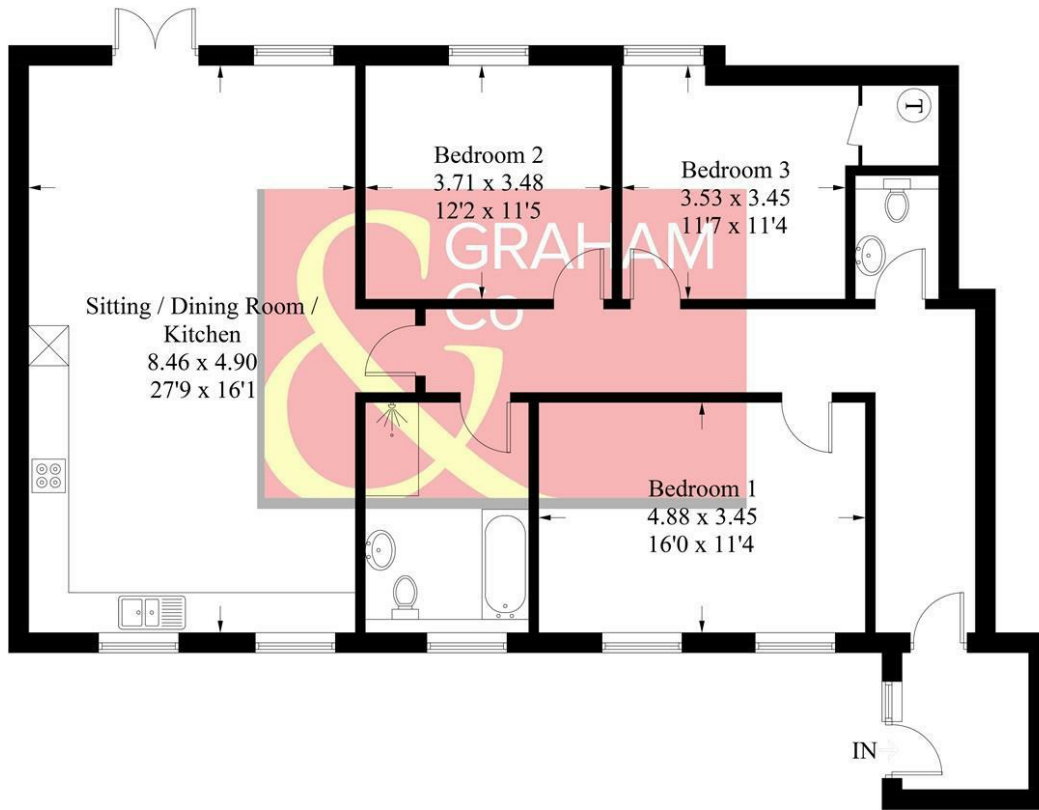


Tidworth itself is a busy and thriving Garrison town with all the key services including an impressive local centre, doctors and dental surgeries, a leisure complex and other amenities. There are more extensive shopping areas in the nearby city of Salisbury and the pretty market town of Marlborough, both within half an hours drive. As well as polo in Tidworth and racing in Salisbury there are golf, tennis, rugby and football clubs nearby, with motor racing at Thruxton. There is also easy access out into the striking countryside of Salisbury plain, providing an excellent opportunity for riding, walking and cycling. The mainline train stations of Andover and Grateley have fast regular trains to London Waterloo and from Pewsey to London Paddington.



# Drummer Lane, SP9

Approximate Gross Internal Area = 122.2 sq m / 1315 sq ft



PRODUCED FOR GRAHAM AND CO

Whilst every attempt has been made to ensure the accuracy of the floorplan, measurements of doors, windows and rooms are approximate. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and used as such by any prospective purchaser. © Emzo Marketing (ID1070785)

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| Energy Efficiency Rating                    |  | Current                 | Potential |
|---------------------------------------------|--|-------------------------|-----------|
| Very energy efficient - lower running costs |  |                         |           |
| (95 plus) A                                 |  |                         | 84        |
| (81-91) B                                   |  | 74                      |           |
| (69-80) C                                   |  |                         |           |
| (55-68) D                                   |  |                         |           |
| (39-54) E                                   |  |                         |           |
| (21-38) F                                   |  |                         |           |
| (1-20) G                                    |  |                         |           |
| Not energy efficient - higher running costs |  |                         |           |
| England & Wales                             |  | EU Directive 2002/91/EC |           |

Tax Band: New Build



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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

