



**Connells**

Fowler's Road  
Salisbury



### Property Description

Offering to the market this semi-detached house in Fowlers Road, Salisbury. The property has a lounge/diner and kitchen on the ground floor. The first floor has three bedrooms (one with access to a balcony), and a bathroom. There is an enclosed rear garden. Fowlers Road is situated a short distance outside the ring road and within walking distance to the city centre.

Salisbury offers a range of entertainment, shopping and cultural facilities. There is a twice weekly Charter market in the city centre. Salisbury has direct rail services to London Waterloo, Southampton and the West Country and is conveniently located for the New Forest and South Coast.



## Lounge/Diner

25' 5" x 8' 9" ( 7.75m x 2.67m )

Brick fireplace with log burner, window to front and door rear aspect, stairs to first floor.

## Kitchen

10' 3" x 6' 8" ( 3.12m x 2.03m )

Comprising wall and base units with work surfaces above, sink drainer with mixer tap, built in and raised double oven, spaces for dishwasher, washing machine & tumble drier. Window rear aspect.

## Landing

Doors to bedrooms & bathroom

## Bedroom One

11' 10" x 9' 5" ( 3.61m x 2.87m )

Window front aspect

## Bedroom Two

8' 9" x 8' ( 2.67m x 2.44m )

Window rear aspect

## Bedroom Three

10' 8" x 6' 11" ( 3.25m x 2.11m )

Door to balcony

## Balcony

7' 5" x 6' 3" ( 2.26m x 1.91m )

Wooden construction balcony over looking rear garden and views over the city to the cathedral.

## Bathroom

Comprising panel enclosed bath with glass shower screen and shower over, wash hand basin set into vanity storage unit, WC

## Outside

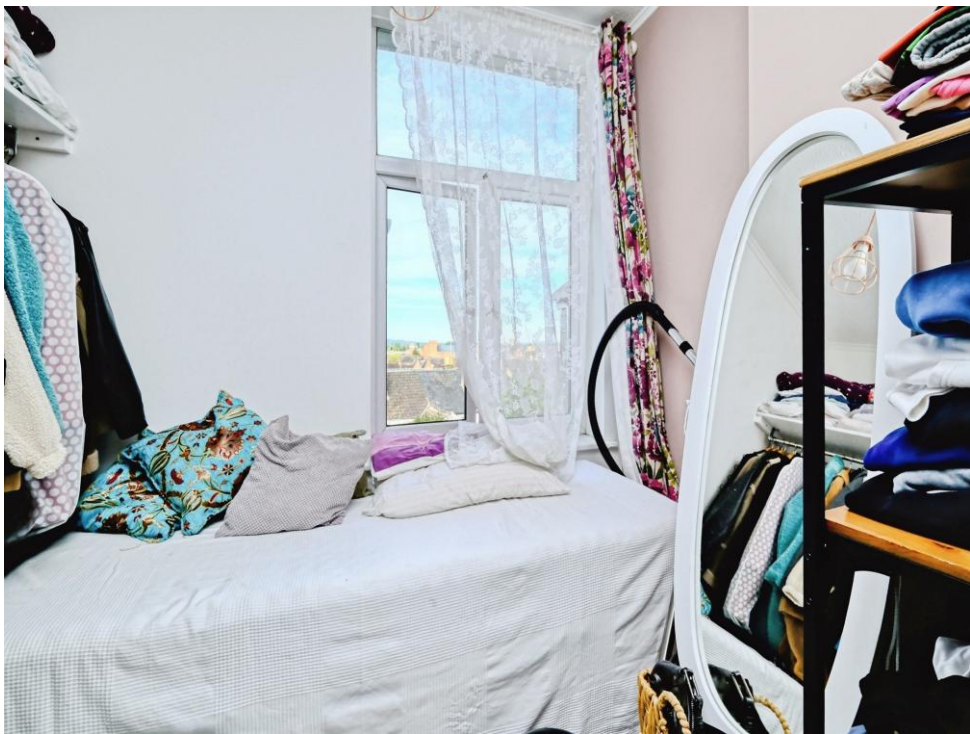
### Rear Garden

Garden enclosed by fencing with brick patio to side and rear of kitchen, slabbed area with planted borders and tree. Garden shed.

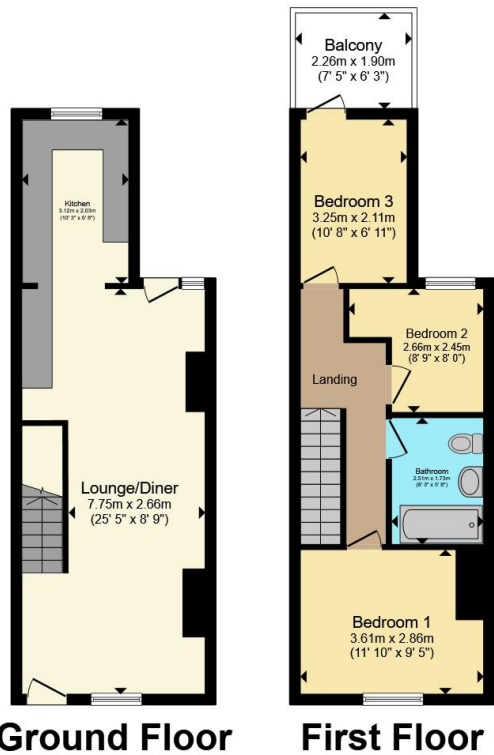
### Parking

Residents permit parking zone C, permits available from Wiltshire Council









Total floor area 72.2 m<sup>2</sup> (777 sq.ft.) approx  
 This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



To view this property please contact Connells on

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46-50 Castle Street  
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EPC Rating: D Council Tax Band: C

Tenure: Freehold

**view this property online [connells.co.uk/Property/SAL308392](http://connells.co.uk/Property/SAL308392)**



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