



Estcourt Road, Salisbury



A spacious and light two bedroom maisonette with accommodation arranged over two floors and a private offroad parking space.

The Property

The front door opens to the private staircase up to the first floor landing, off which is the generous sitting room with large bay window which fills the space with the natural light, the family bathroom with shower over and heated towel rail, and good sized kitchen with electric oven and hob and space for under counter fridge/freezer and washing machine.

The second floor hosts two comfortable double bedrooms, with one benefitting from a fitted wardrobe storage.

Outside, the property has a shared driveway and private offroad parking space for one vehicle.

77a Estcourt Road, Salisbury, SP1 3AX

Rent
£1,050 PCM



Features

- Accommodation over two floors
- Private entrance
- Well sized sitting room
- Walking distance to city centre
- Light and spacious
- Two double bedrooms
- Allocated parking for 1
- Available immediately

Tenancy & Restrictions

To be let on an Assured Periodic Tenancy, with a 12 month protected period, rolling monthly with requirement for a two month tenants' notice. No smokers.

EPC Rating

D (68)

Outgoings

Council Tax: Wiltshire £1,851.73 (2026/27) Band A

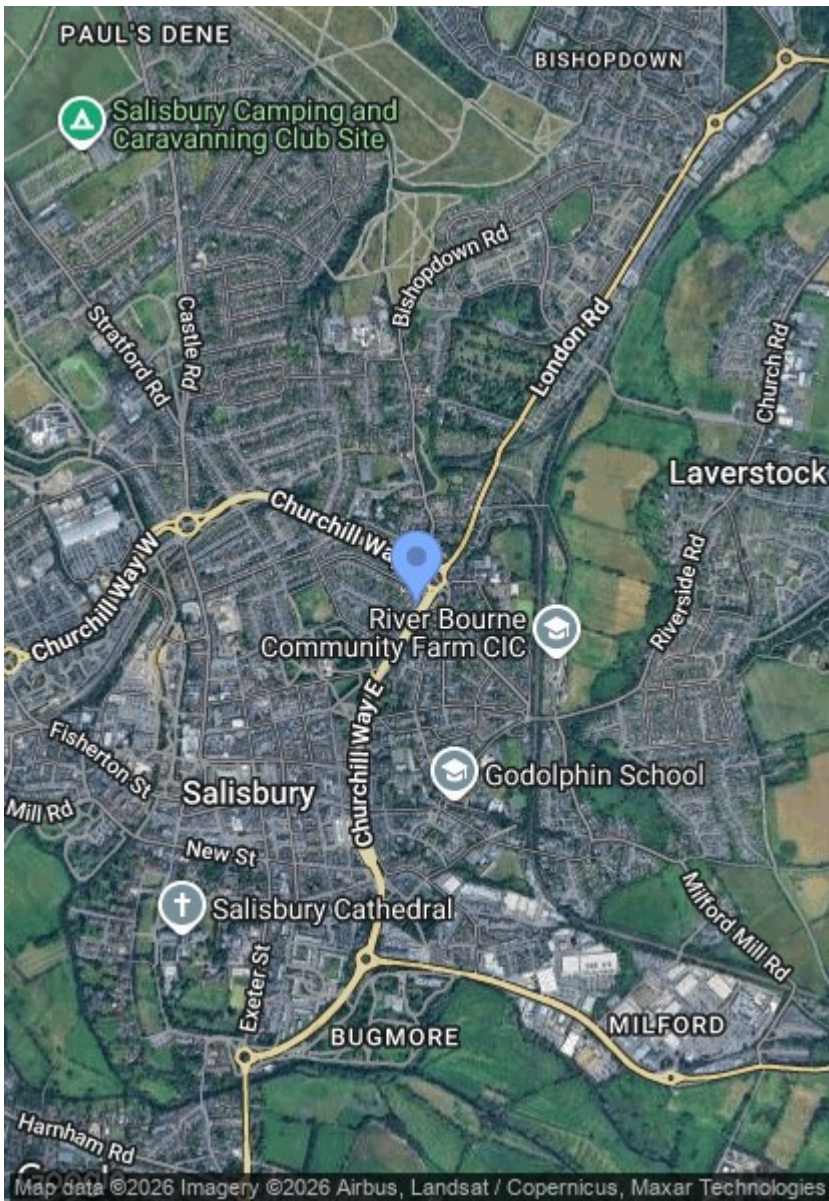
Size

712.00 sq ft

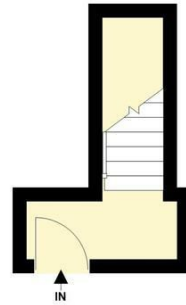
Location

Estcourt Road is on the edge of the city and comprises a mixture of commercial and residential properties, with some good local amenities, including a popular public house, newsagent/local convenience store and take-away restaurants. The city centre is within a short walk, with its excellent range of retail, leisure and cultural amenities. Two popular parks are within a short walk of the flat and the railway station with mainline services to London and Exeter is a 20 minutes walk away.

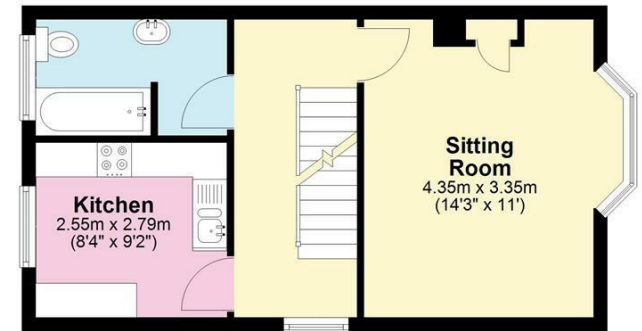




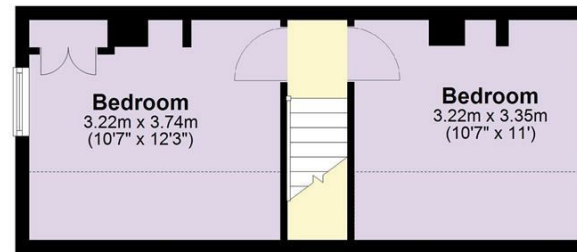
Ground Floor Entrance



First Floor



Second Floor



Total area: approx. 66.2 sq. metres (712.5 sq. feet)

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Plan for illustration only. Windows and doors are approximate. Whilst care is taken preparing this plan, please check details before making decisions reliant upon them.
Measured and drawn to RICS guidelines

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