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WHITES

Bridge House, 152 Wilton Road, Salisbury, Wiltshire, SP2 7LA

£300,000 Freehold

## About The Property

A semi-detached character house in an elevated position on the western side of town, close to local shops and offered with no chain. There are picture rails throughout together with original doors. Gas central heating (recently installed boiler) is by radiators and the windows are double glazed. The house has been well maintained but is now due for some modernisation and offers an exceptional opportunity to make one's own mark!

Constructed of red brick elevations under a tiled roof, the house is set well back from the road with the front garden laid to lawn with timber fencing and hedging and side pedestrian access to rear garden. A few steps lead up to a porch with quarry tiled floor, outside light and part-glazed front door leading into the hall. Here there are the stairs to first floor, a coats cupboard and understairs cupboard. The sitting room has a fireplace with inset gas fire and bay window to front.

In the kitchen there are work surfaces with inset four ring gas hob and extractor hood over, one-and-a-half bowl sink unit, deep larder cupboard, plumbing and space for washing machine and built-in oven. A door to the rear leads to a lobby off which is a WC and large storage cupboard with window. The kitchen is part open to the dining room which has a fireplace with electric fire and double doors to the sun room from which there are double doors to the garden. On the first floor there are 3 good bedrooms, two with built in wardrobes and a bathroom with white suite and two windows.

The garden is designed for easy maintenance with paved patio and steps up to gravelled sitting area with brick wall enclosed flowerbeds to either side, store room to rear with power and light. Side pedestrian access, water tap.



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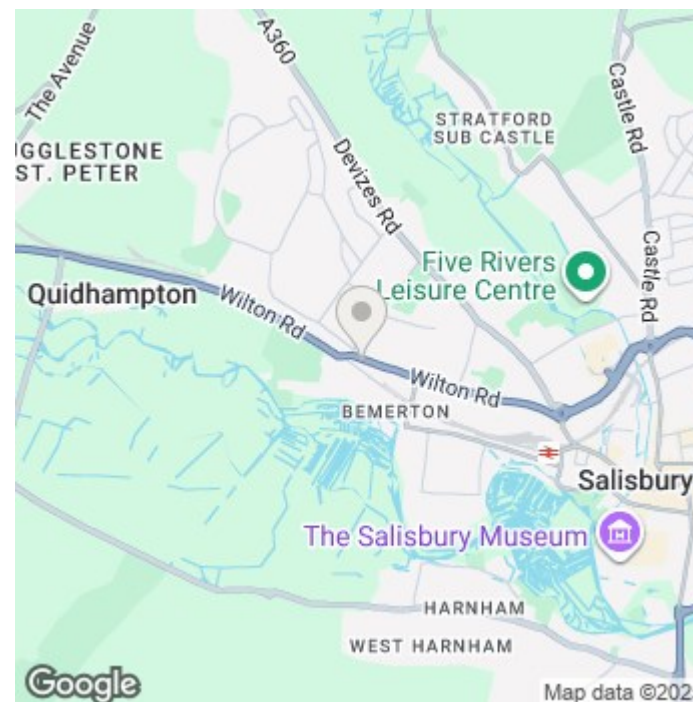


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1089.30 sq ft

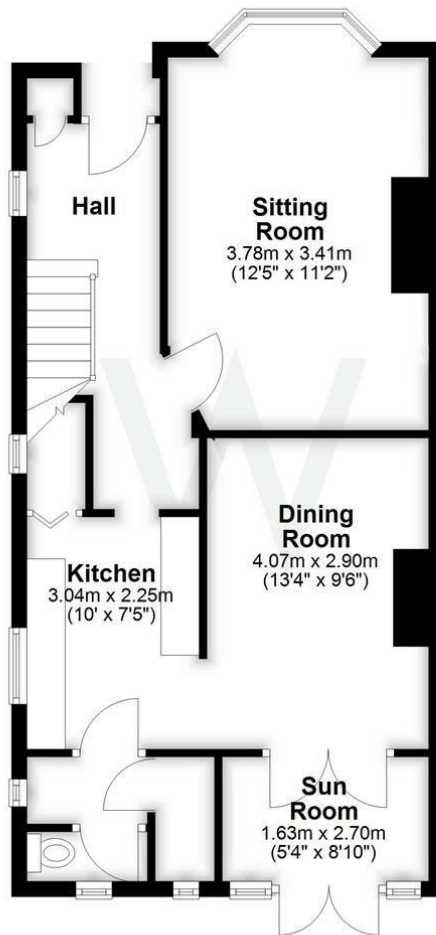
- Character House
- Easy maintenance Garden
- Close to local shops
- Three Bedrooms
- Sun Room
- Two Reception Rooms
- Downstairs WC
- Gas Central Heating





### Ground Floor

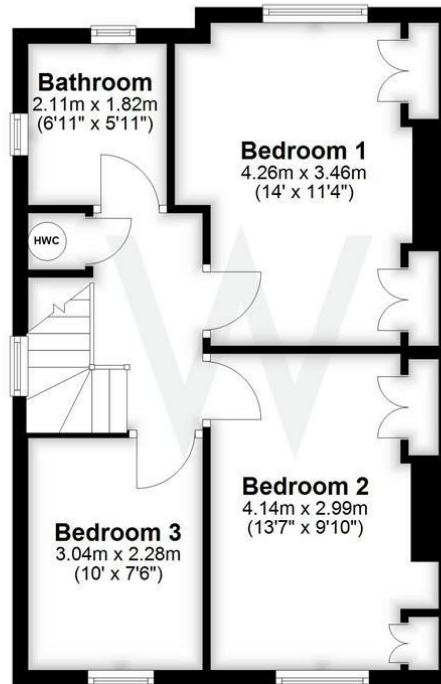
Approx. 56.3 sq. metres (606.3 sq. feet)



Total area: approx. 101.2 sq. metres (1089.3 sq. feet)

### First Floor

Approx. 44.9 sq. metres (482.9 sq. feet)



## Further Information

Local authority: Wiltshire Council

Council Tax: D - £2644.36 (2025/2026)

Tenure: Freehold

Services : All mains services

Heating: Gas central heating

Directions : From our office proceed north to the roundabout and turn left onto the ring road. At the next roundabout take the second turning onto the A36 Wilton Road. The property will then be seen on the right hand side just before Skew Bridge.

What3Words : ///vine.necks.basic

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	63	77
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	