



21 Fowlers Hill, Salisbury, Wiltshire, SP1 2QT

£285,000 Freehold

About The Property

The property is an unusually spacious two bedroom semi detached house which is offered to the market with no onward chain.

The house has been improved by the current owner and now offers well proportioned accommodation which could easily be altered to provide a further bedroom if required.

The accommodation comprises an entrance hallway with stairs and a door in to the sitting room. This has fitted shelving with inset lighting and there is a fireplace with a woodburner. The ground floor is open plan so there is space for a table and chairs and the sitting room extends in to a kitchen area.

This has an excellent range of units with an integrated electric oven and grill, a hob, extractor, fridge/freezer and a dishwasher. There is a central island with an attractive timber work surface over which provides a breakfast bar and cupboards/drawers under.

There is a rear lobby which leads to the garden and to a cloakroom.

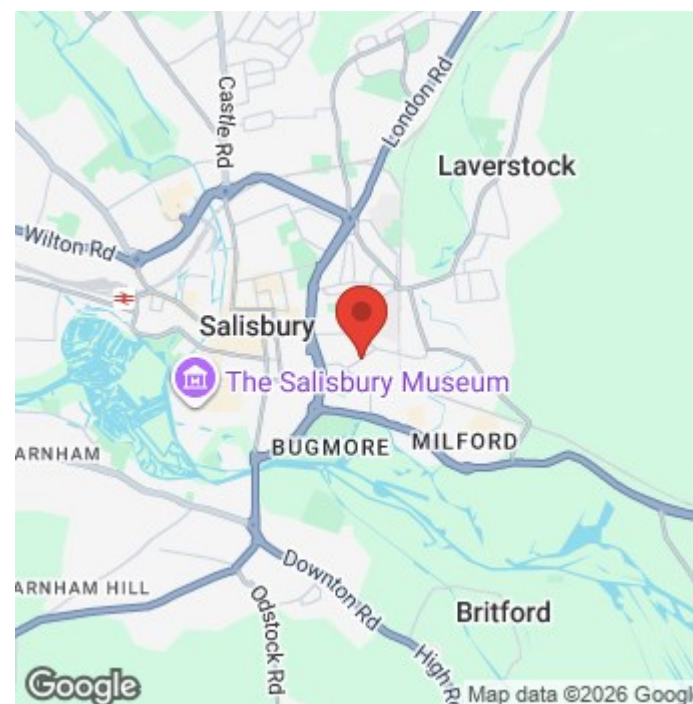
On the first floor there are two double bedrooms. The main bedroom has an open fitted, over stair storage area with shelving and the second bedroom has fitted wardrobes. The bathroom has a white three piece suite with a rainfall shower over the bath and tiled flooring and walls. Further benefits include PVCu DG and gas central heating.

To the front of the property is a brick paved area and the rear garden is paved with some artificial grass. This provides side access to the front and there is also a rear access gate which leads in to Byways Close where there is on street parking.

Fowlers Hill lies in the popular Milford area of the city with easy access to the A36 Southampton Road and the city centre lies approximately a quarter of a mile away.



- Spacious semi detached house
- Two bedrooms
- Open plan living space
- Kitchen with integrated appliances and island unit
- Cloakroom and FF bathroom
- PVCu DG
- Gas CH
- Gardens
- Popular area
- No chain





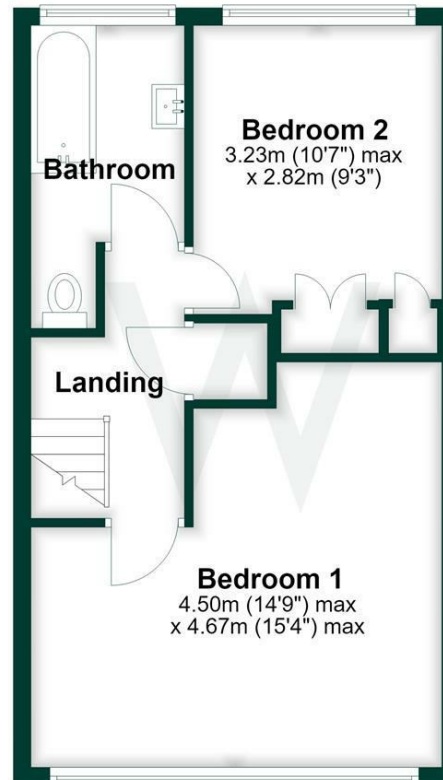
Ground Floor

Approx. 39.4 sq. metres (423.6 sq. feet)



First Floor

Approx. 39.4 sq. metres (423.6 sq. feet)



Total area: approx. 78.7 sq. metres (847.3 sq. feet)

Further Information

Local authority: Wiltshire Council

Council Tax: C - £2468.97 (2026/2027)

Tenure: Freehold

Services: Mains gas, electricity, water and drainage.

Heating: Gas central heating

Directions: Leave Salisbury via Milford Street and Milford Hill turning right in to Fowlers Road. At the next junction turn right and the property can be found on the left hand side or alternatively turn left in to Byways Close and the rear of the house is on the right hand side.

What3words:///drama.record.hiking

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		85
(69-80) C		
(55-68) D	65	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	