

### Property Description

Offering to the market WITH NO ONWARD CHAIN, this end terraced house in George Street, Salisbury. The property has a living room and kitchen on the ground floor, one bedroom and bathroom on the first floor plus an additional useful loft room. To the rear is an enclosed garden. The property is conveniently located and within walking distance to the city centre and railway station.

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.



## Living Room

17' 3" x 9' 8" ( 5.26m x 2.95m )

Window front aspect, stairs to first floor, door to kitchen

## Kitchen

9' 8" x 8' 10" ( 2.95m x 2.69m )

Comprising wall and base units with work surfaces above, stainless steel sink drainer with mixer tap, oven & hob with extractor above, space for washing machine & fridge freezer. Door and window rear aspect.

## Landing

Doors to bedroom and bathroom, pull down loft ladder to loft room, airing cupboard

## Bedroom

13' 5" x 9' 8" ( 4.09m x 2.95m )

Built in wardrobe, window front aspect

## Bathroom

Comprising panel enclosed P shaped bath with shower and glass screen, wash hand basin, WC, window rear aspect

## Loft Room

9' 6" x 9' 6" ( 2.90m x 2.90m )

Skylight window, eaves storage.

## Outside

### Rear Garden

Enclosed by wall and fencing, patio area, path to rear, garden shed.

## Front

Slabbed area, outside tap.

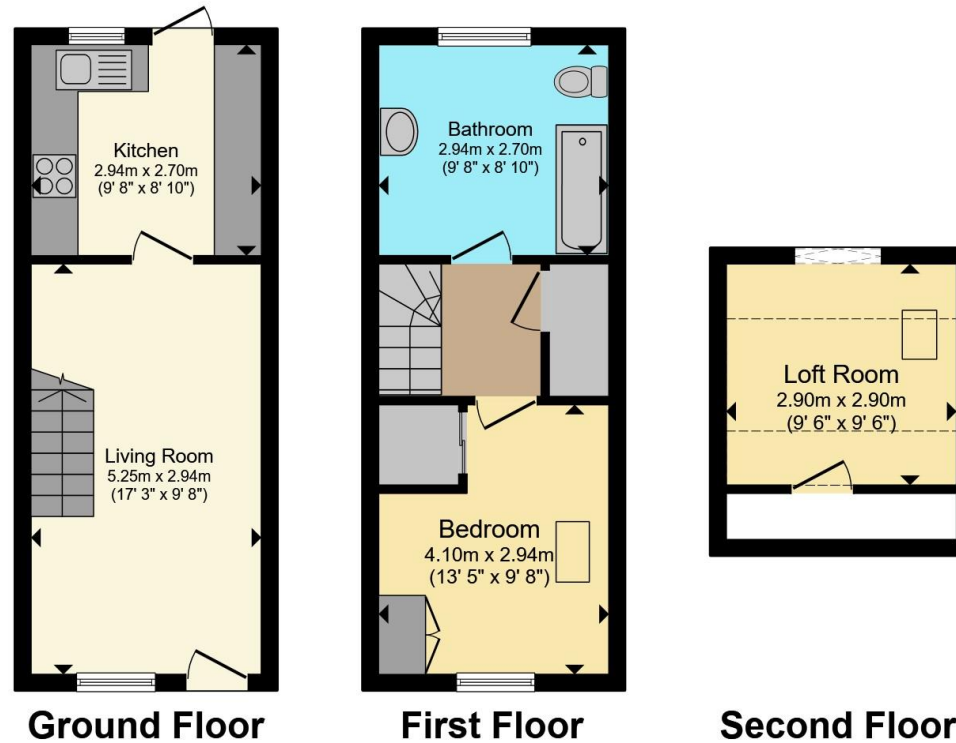
## Parking

On street permit parking zone D - permits available from Wiltshire Council









Total floor area 56.0 m<sup>2</sup> (602 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](http://www.propertybox.io)



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EPC Rating: C Council Tax  
 Band: B

Tenure: Freehold

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