



23 Stanley Little Road, Salisbury, Wiltshire, SP2 9DS

£350,000 Freehold

About The Property

Quietly situated close to local shop, parks and schools, a really spacious, extended, semi-detached house offered in good throughout. Additional benefits include gas central heating, double glazed windows and doors together with upvc fascias and soffits.

To the front of the house is a large brick pavior driveway offering parking for a number of vehicles. Steps lead down to the front door with further brick pavior storage area and pathway to side. The entrance porch leads into the hallway with stairs to first floor and space beneath, coats hanging space and cupboard housing electric consumer unit. The sitting room has a stone fireplace with inset woodburning stove. The triple aspect and large living/dining room/kitchen has been recently refitted and has a wonderful range of cupboards and worktops. There is a gas fired range cooker with extractor hood over, built in fridge/freezer, dishwasher and one and a half bowl sink unit with mixer tap over. The floor is tiled and there are doors to the garden.

On the first floor are four bedrooms, the main one with built in wardrobe and a family shower room with thermostatic mixer shower and extractor fan. From the first floor are distant views over countryside to the west.

To the rear is a good sized garden on two levels with large paved patio, flower beds, shrubs and climbing plants, 2 garden sheds, greenhouse and lawn. There is pedestrian access to the side.

Stanley Little Road lies to the west of the city of Salisbury in a residential area which has it's own shop/post office, secondary school and parks. Also within walking distance is a good primary school and co-op store. The city centre, with all it's facilities is about one and a half miles, together with the mainline railway station which goes to London Waterloo in one hour and forty minutes.



- Four Good Bedrooms
- Large Kitchen/Dining/Living Room
- Utility/ Cloakroom
- Large Garden
- Ample Parking
- Gas Central Heating
- Double Glazing
- Woodburning Stove
- Terrific Range of Kitchen Units
- Walking distance of Shop





Further Information

Local authority: Wiltshire Council

Council Tax: C - £2468.97 (2026/2027)

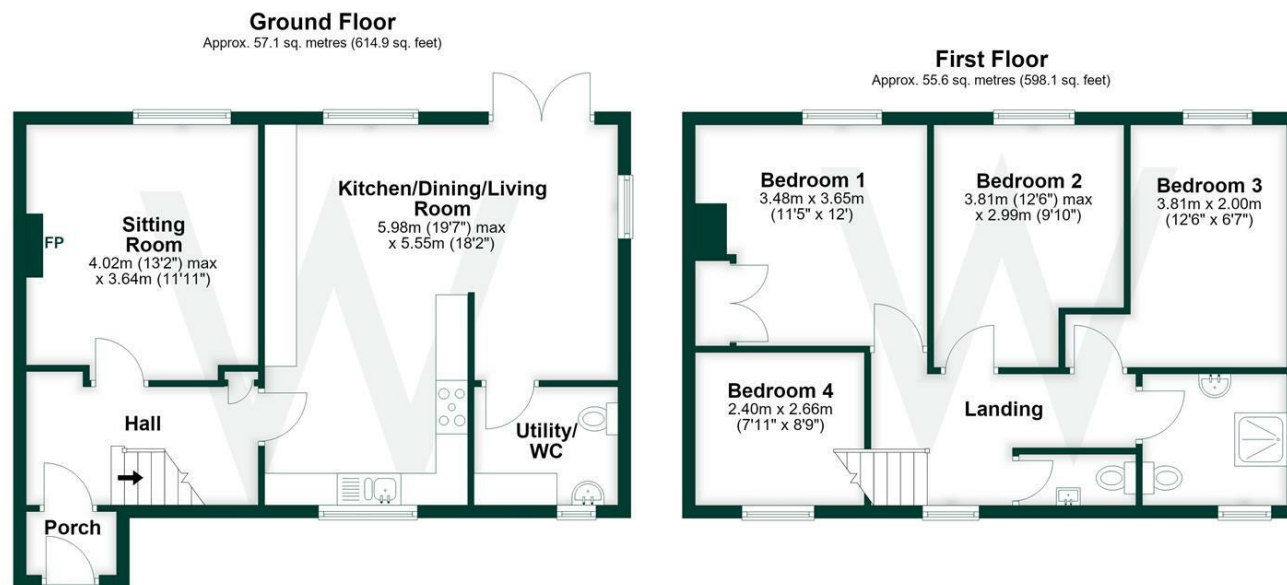
Tenure: Freehold

Services: All mains services are connected.

Heating: Gas central heating.

Directions: Leave Salisbury on the A36 Wilton Road turning right in to Roman Road at Skew Bridge. Take the next left in to Pembroke Road, bear left into the continuation of Pembroke Road, continue up the hill and turn left into Stanley Little Road.

What3words: ///common.bonds.back



Total area: approx. 112.7 sq. metres (1213.0 sq. feet)

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	71	78
EU Directive 2002/91/EC		