12 The Beeches, Tollgate Road, Salisbury, Wiltshire, SP1 2JH

£280,000 Freehold

About The Property

The property is a three storey terraced house occupying a cul de sac position on the eastern side of the city. It offers flexible accommodation with the benefit of PVCu double glazing and gas central heating, Some updating is required.

On the ground floor there is an entrance hall with a sink under the stairs, a bedroom, a dining room/snug and a shower room. There is also a rear lobby that provides access to the low maintenance rear garden.

On the first floor there is a sitting room with stairs leading up to the second floor and a kitchen/breakfast room. This has a range of units with space/plumbing for a gas cooker and washing machine, a breakfast bar, a useful larder cupboard and a sink under the rear window.

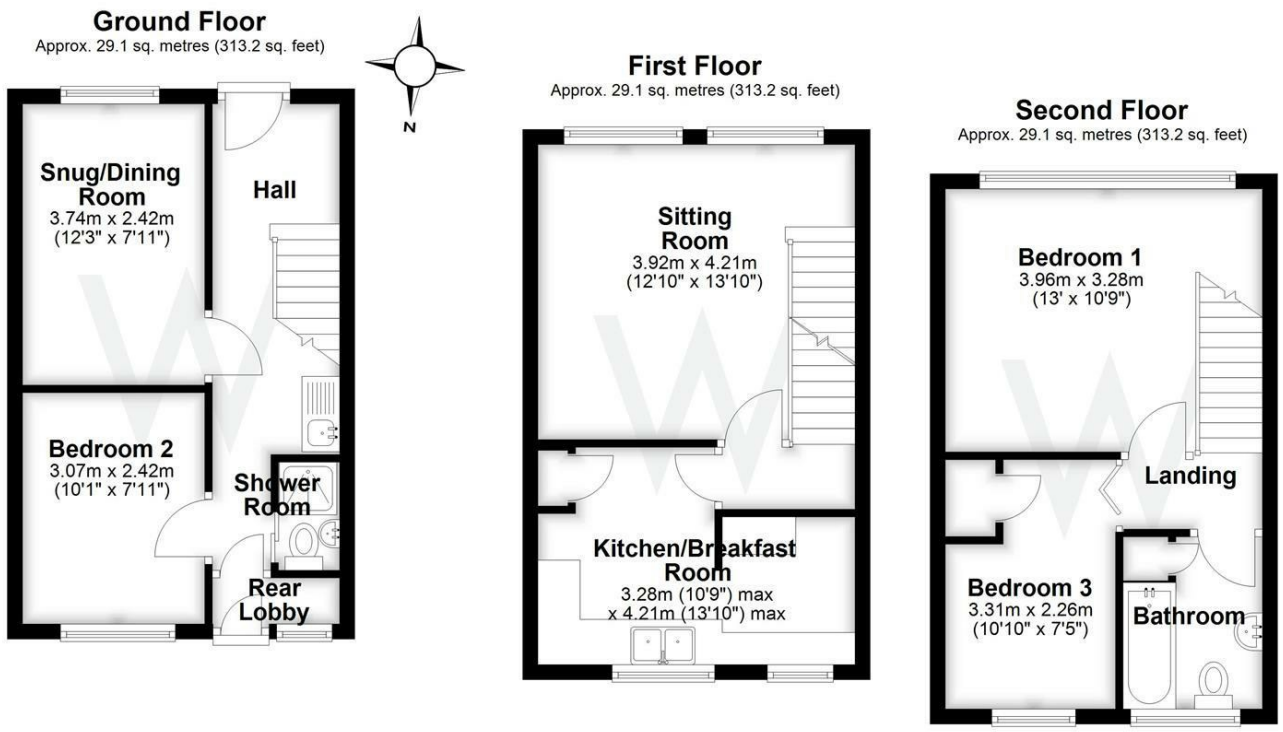
On the second floor are two bedrooms. The main double bedroom to the front has far reaching views and the other bedroom has a fitted cupboard. There is also a bathroom which has a three piece suite and a linen cupboard.

To the front of the house there is a paved parking space. The rear garden is paved on three levels and is enclosed on all sides by timber fencing and brick wall.

The Beeches is a quiet location with excellent access on to the nearby A36 Southampton Road which offers a good range of shopping outlets. The city centre lies a quarter of a mile away and offers a further range of shopping, educational and recreational amenities including a mainline station to London (Waterloo).

3 | 1 | 1 | 939.50 sq ft

- Three storey terraced house - some updating required
- Flexible accommodation over three floors
- Three bedrooms
- Sitting room
- Snug/dining room
- Kitchen/breakfast room
- GF shower room and 2nd floor bathroom
- PVCu DG and gas CH
- Low maintenance rear garden
- Off road parking



Total area: approx. 87.3 sq. metres (939.5 sq. feet)

Further Information

Local authority: Wiltshire Council

Council Tax: C - £2468.97 (2026/2027)

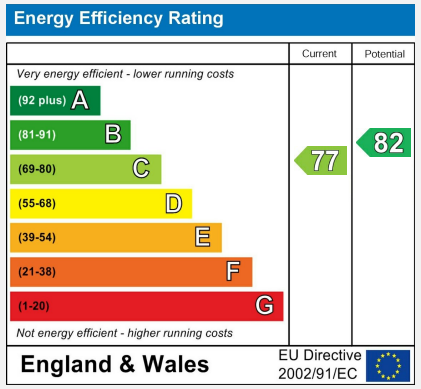
Tenure: Freehold

Services: Mains gas, electricity, water and drainage.

Heating: Gas central heating

Directions: From our office in Castle Street proceed south, bearing left into Blue Boar Row and then right into Brown Street. At the traffic lights turn left into Milford Street, proceed under the flyover and immediately turn right into Rampart Road. Follow the road into Tollgate Road where The Beeches is third on the left. The property can be found on the left hand side.

What3words:///upset.camp.parts



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