

for sale

£425,000



## Pembroke Place The Avenue Wilton Salisbury SP2 0BT

A boutique development of just 5 beautifully appointed new homes, privately positioned with shared access in a prime Wilton location. Featuring 4 Semi-detached Town houses with planned finishes to a high specification with EV charging, private gardens, energy-efficient heating and allocated parking.



# Pembroke Place The Avenue Wilton Salisbury SP2 0BT

Each home comes complete with underfloor heating to the ground floor powered by an air source heat pump, chrome heated towel rails to bathrooms, hard flooring to wet rooms and two allocated parking spaces with EV charging point.

## Specification

- Kitchen: High-gloss slab units | Stone-effect worktops | Full suite of integrated appliances
- Heating: Air source heat pump | Underfloor heating (ground floor) | Chrome towel heaters
- Bathrooms: Modern sanitaryware | Family bath + shower over | Double shower ensuite
- Finishes: Hard flooring to kitchen, bathroom, ensuite & WC |

Carpets to remainder

- External: Landscaped gardens | Patio, lawn & timber shed | Private shared access
- Parking: Two spaces + EV charger per townhouse

## Location

Situated in a prime position in Wilton, Pembroke Place enjoys a peaceful residential feel whilst sitting within easy reach of excellent local amenities, services and transport routes. Positioned just minutes from Salisbury city centre, residents benefit from convenient access to shops, supermarkets, well-regarded schools, cafés, green spaces and historic attractions.

## Measurements



Ground Floor  
Entrance hallway  
Kitchen - 12.3 x 7.7 max  
WC  
Lounge/Diner - 15.9 x 14.4 max

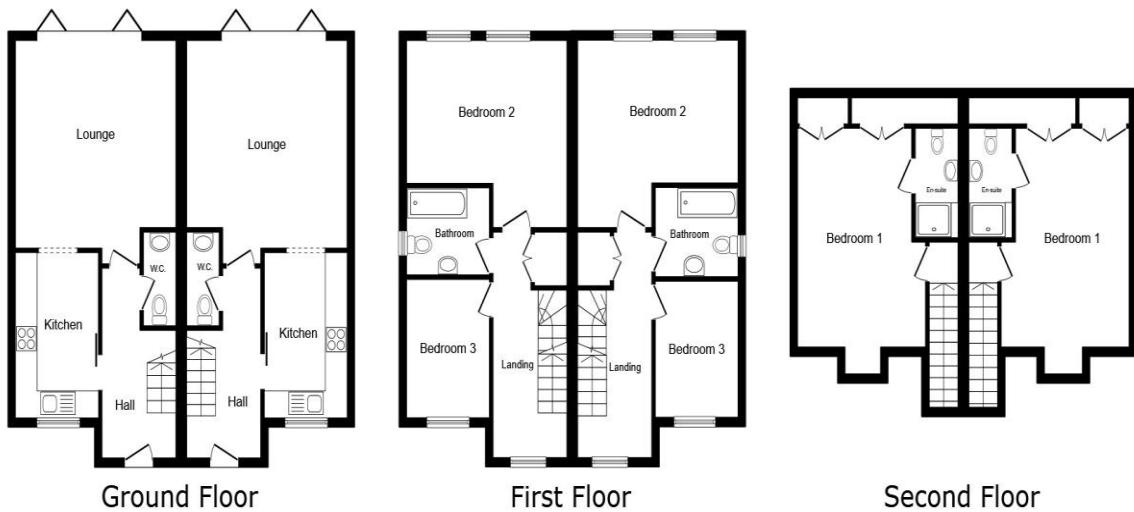
First floor  
Bedroom 2 - 14.4 x 13.5 max  
Bedroom 3 - 10.3 x 7.7 max  
Family bathroom - 7.7 x 6.3 max

Second floor  
Principle Bedroom 1 - 16.2 (into bay window) x 10.4 max and  
built-in eaves storage  
En-suite shower room

### **Please Note**

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**T 01722 328 562**  
**E [salisbury@connells.co.uk](mailto:salisbury@connells.co.uk)**

46-50 Castle Street  
 Salisbury SP1 3TS

Property Ref: SAL308214 - 0003

Tenure:Freehold EPC Rating: Exempt

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