



19 Glover Close, Riverdown Park, Salisbury, Wiltshire, SP1 3DE

£340,000 Freehold

# A well presented three bedroom semi detached house on the popular Riverdown Park development.

## Description

The property was built in 2015 by David Wilson Homes and is situated on the popular Riverdown Park development on the north-eastern outskirts of the city. This modern three bedroom semi-detached house is presented in excellent order throughout and comprises on the ground floor an entrance hallway with two useful storage cupboards, a cloakroom and a kitchen with an excellent range of units and an integrated oven and hob. There is a sitting/dining room with French doors leading out on to the rear garden. On the first floor are three bedrooms with the main bedroom having an en-suite shower room and a fitted double wardrobe. There is also a family bathroom and all the suites are white. Further benefits include PVCu double glazing throughout and gas fired central heating. The property lies within a pedestrianised area away from passing traffic and within the nearby car parking area there are two allocated parking spaces. The property lies on the north-eastern edge of the city providing excellent access into the city centre and also on to the A30 which serves Andover, Basingstoke and London. Nearby amenities include a convenience store, doctors' and veterinary surgeries and two primary schools on this development and the Bishopdown Farm development. There is no onward chain.

## Property Specifics

The accommodation is arranged as follows, all measurements being approximate:

### Entrance hall

Stairs, radiator, tiled floor, two built in cupboards, doors to kitchen and sitting/dining room, door to:

### Cloakroom

Fitted with a white suite comprising low level WC, pedestal wash hand basin, extractor, radiator, inset spotlights, tiled floor.

### Sitting/dining room 15'2" x 14'8" (4.64m x 4.48m)

Window and French doors to rear and garden, media plate, two radiators, space for table and chairs.

### Kitchen 10'7" x 8'7" (3.23m x 2.62m)

Fitted with base and wall units, integrated electric oven with five ring gas hob and extractor over, space/plumbing for washing machine and dishwasher, space for fridge/freezer, sink and drainer under window to front, inset spotlights, cupboard housing gas boiler, tiled floor.

### Stairs to first floor - landing

Cupboard housing hot water tank.

### Bedroom one

Window to rear, radiator, fitted wardrobe, telephone point, door to:

### En-suite shower room

Fitted with a white suite comprising shower cubicle, pedestal wash hand basin, shower cubicle, tiled floor, extractor, inset spotlights, part tiled walls.

### Bedroom two 13'1" x 8'4" (4.00m x 2.55m)

Window to front, radiator.

### Bedroom three 9'6" x 6'5" (2.91m x 1.98m)

Window to front, radiator.

### Bathroom

Fitted with a white suite comprising low level WC, wash hand basin, panelled bath, extractor, inset spotlights, heated towel rail, shaver point, tiled floor.

### Outside

The rear garden comprises a patio area and lawn and is enclosed by timber fencing. There is a timber shed, outside tap, light and a side access gate. There is a nearby car parking area within which there are two allocated parking spaces.

### Services

Mains gas, water, electricity and drainage are connected to the property.

### Outgoings

The Council Tax Band is 'D' and the payment for the year 2023/2024 payable to Wiltshire Council is £2,136.44.

### Directions

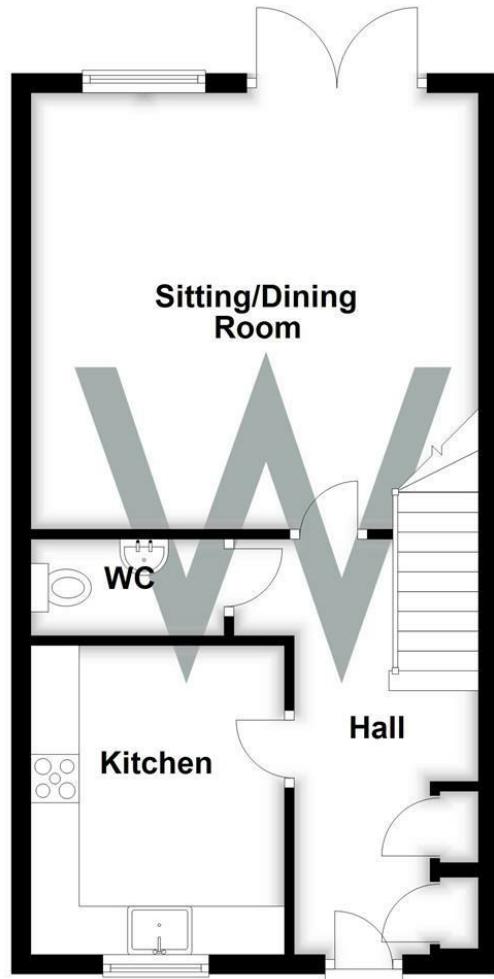
Leave Salisbury on the A30 London Road and at the 2nd roundabout turn left on to Pearce Way. Proceed to the end of the road and at the T-junction turn right, then turn left into Saunders Avenue. Turn right into Glover Road and the property can be found along a pedestrian pathway on the left hand side.

### WHAT3WORDS

What3Words reference is:

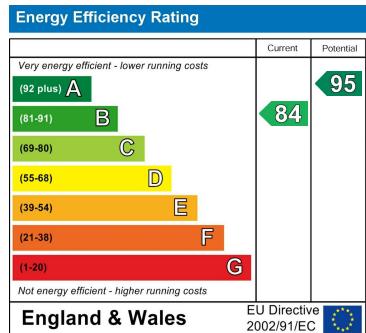
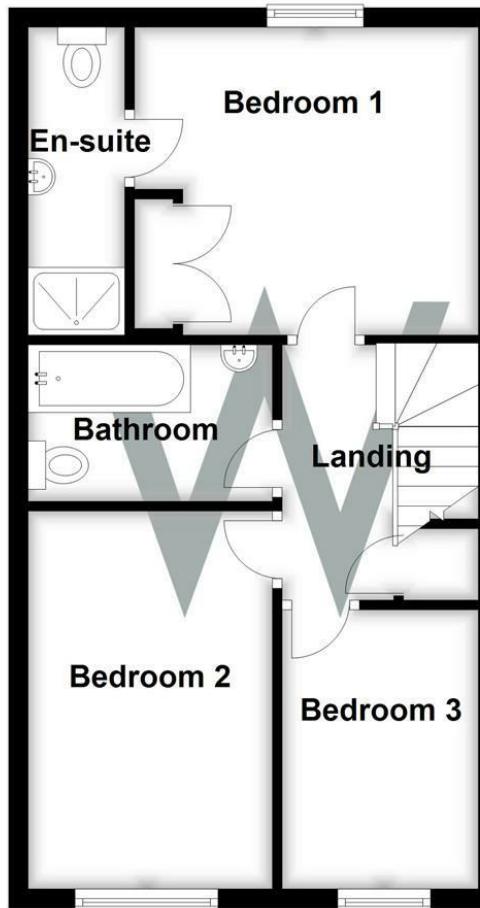
## Ground Floor

Approx. 41.3 sq. metres (444.4 sq. feet)



## First Floor

Approx. 41.5 sq. metres (447.0 sq. feet)



## WHITES

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