



2 Oakway Road, Salisbury, Wiltshire, SP1 3QN

£255,000 Freehold



Modern end-terraced house with a south-facing corner garden and delightful views towards the city.

Directions

From the city proceed north on the A345 (Castle Road). At the mini-roundabout turn right into St Francis Road and continue to the top of the hill before turning right in to Oakway Road. The property can be found at the end on the left hand side.

Description

A lovely, modern end of terrace home situated in a popular residential location, in an elevated position overlooking the city and with views towards the Cathedral. The accommodation consists of an entrance porch, a sitting/dining room and a kitchen both of which lead to a conservatory. On the first floor are two bedrooms with lovely far reaching views from the main bedroom over the city and towards Laverstock Downs and a shower room. There is an easy maintenance walled corner garden, gas central heating, double glazed windows and wooden flooring to the ground floor. Oakway Road is situated in a well established quiet location, a short walk to the nearby Country Park and on a bus route (bus stop in Oakway Road) and is offered in excellent condition throughout, making this is an ideal property for a downsizer, first time buyer or buy-to-let.

House Specifics

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

Entrance porch

Double built-in coats cupboard, glazed door to:

Sitting/Dining room 22'6" x 14'2" max (6.86m x 4.32m max)

Stairs to first floor with cupboard under, wooden flooring, fireplace with stone surround and hearth, wooden mantel. Space for table and chairs, two radiators, window to side, sliding doors to conservatory. Door to:

Kitchen 10'2" x 6' (3.10m x 1.83m)

Wall mounted Worcester boiler for central heating and hot water, range of work surfaces with inset single drainer stainless steel sink unit and mixer taps, cupboards and drawers below, space and plumbing for washing machine, space for electric cooker. Wall mounted cupboards, part tiled walls. All the white goods are included and will be staying. Door to:

Conservatory 12'10" x 6' (3.91m x 1.83m)

Brick and double glazed elevations with power and light and door to garden.

First floor - landing

Hatch to loft space.

Bedroom one 13'10" x 10'6" (4.22m x 3.20m)

Built-in wardrobe cupboard with hanging rail, double cupboard housing lagged hot water tank with immersion heater, radiator.

Bedroom two 11'9" x 7'9" (3.58m x 2.36m)

Range of built-in wardrobe cupboards with shelves to side, radiator.

Shower room

Tiled walls, wash-hand basin in vanity unit with cupboard below, low level WC, raised shower cubicle with thermostatic shower. Radiator, tiled floor.

Outside

Walled corner garden with a southerly aspect and pedestrian gate to front. Raised paved path behind low brick wall leading to further paved area. Water tap. Garden shed.

There is a parking area to the rear for the residents of Oakway Road.

Services

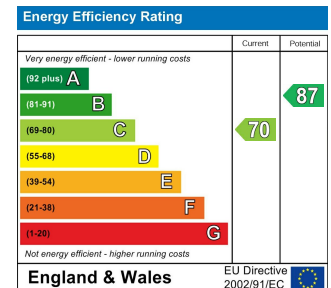
Mains gas, water, electricity and drainage are connected to the property.

Outgoings

The Council Tax Band is 'C' and the payment for the year 2022/2023 payable to Wiltshire Council is £1,948.28

WHAT3WORDS

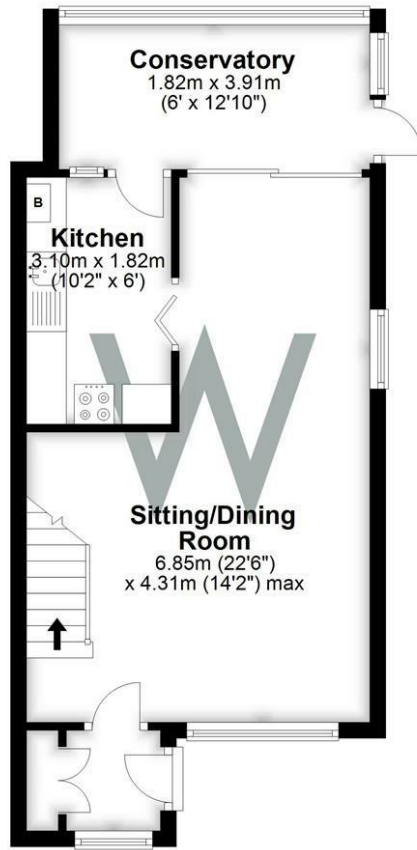
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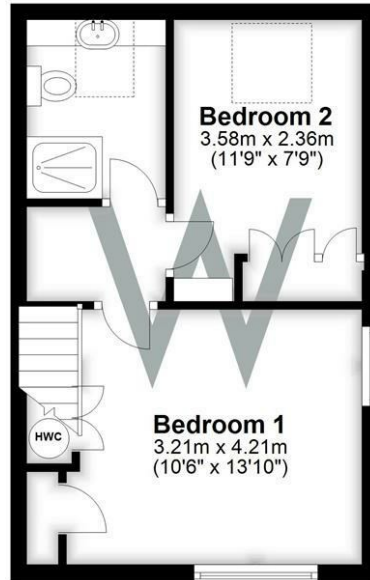
Ground Floor

Approx. 39.3 sq. metres (423.2 sq. feet)



First Floor

Approx. 28.8 sq. metres (310.5 sq. feet)



Total area: approx. 68.2 sq. metres (733.6 sq. feet)



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