



STOCKWOOD CLOSE, WILTSHIRE, SP1 £325,000 FREEHOLD

Winkworth



2 STOCKWOOD CLOSE, SALISBURY, WILTSHIRE, SP1 3HE

This delightful property boasts two double bedrooms, perfect for a small family or couple moving into Salisbury. The spacious garden is ideal for relaxing weekends or hosting summer BBQs with friends and family. With off-street parking and a garage, there is plenty of parking on and off the street for visit.

Situated in a convenient location close to local amenities, schools, and transport links, this property offers the perfect balance of tranquillity and accessibility.

AT A GLANCE:

Ground Floor:

- Entrance Hall
- Living Room
- Kitchen
- Bathroom
- Two Double Bedrooms

Outside:

- Large Garden
- Garage
- Off Street Parking
- Pergola
- Fish Pond
- Sheds

SERVICES:

- Mains: Electricity, Water and Drainage
- Council Tax Band C
- EPC Band E



LOCATION

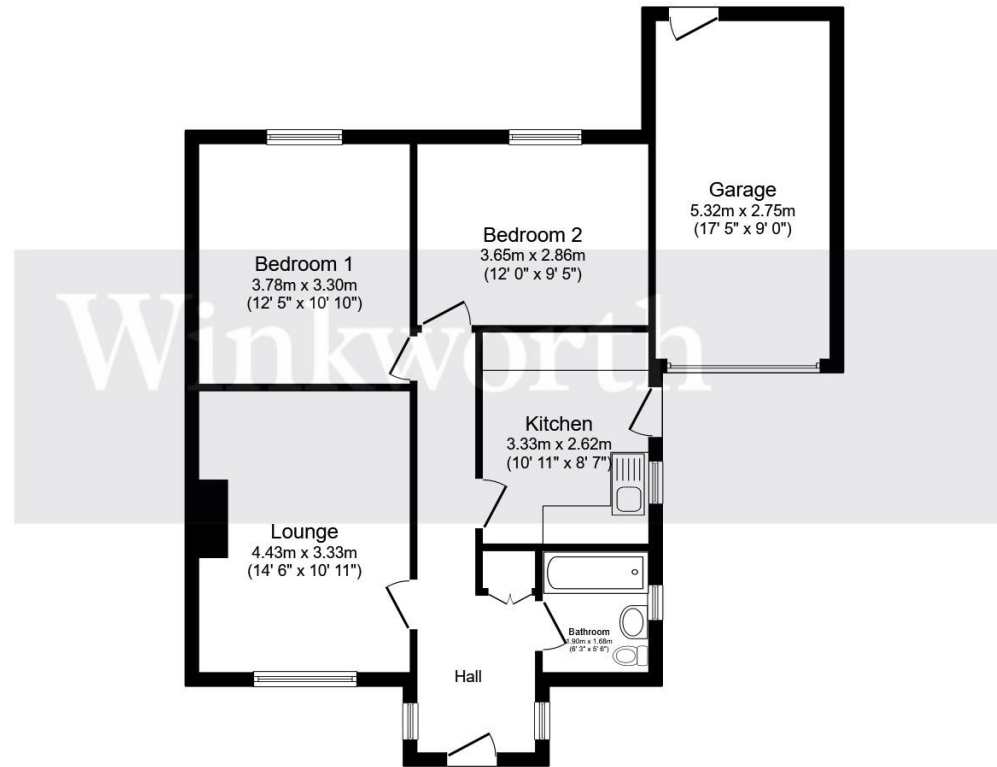
Situated on a quiet cul-de-sac, withing walking distance to the city centre. An M&S outlet on the London Rd (A30), Aldi and Parkwood Fitness are also within walking distance.

Salisbury's historic streets offer Salisbury Playhouse with an enviable reputation for their productions, an abundance of independent retailers and eateries as well as the hustle and bustle of the Charter Market on Tuesdays & Saturday.

There are numerous primary and secondary schools, both private and state including boys' and girls' grammar schools.

The A30, A338, A354 and A36 are within reach for commuting by car.





Total floor area 76.2 m² (820 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		87
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E	48	
(21-38)	F		
(1-10)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

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