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Harnham



49 Hollows Close
Harnham, Wiltshire
SP2 8JU

THREE BEDROOM END OF TERRACE

- Scope to update and modernise
- Three well proportioned bedrooms
- Generous size kitchen/dining room
- Potential to create formal parking, subject to planning
- Gas central heating and UPVC double

(ref:1060298)

Asking Price £280,000 (Freehold)

Awaiting EPC

The Property:

Offered to the market with no forward chain, this well-proportioned property comprises porch, entrance hall, sitting room, spacious kitchen/diner, three bedrooms and a bathroom. The property further benefits from having scope to update and modernise.

The property is located within relatively easy walking distance to city centre and Salisbury District Hospital is a short drive away.

The sitting room is located to the front of the property with UPVC double glazed window, whilst the spacious kitchen/diner is at the rear over looking the garden. There is ample room here for a dining table, an abundance of drawers and cabinets and a useful breakfast bar with integrated electric hob. Inset into the worktop is a sink with drainer. There is also space and plumbing for a washing machine, space for a cooker and tall fridge/freezer and access to the garden.

To the first floor are three well-proportioned bedrooms, two of which benefit from having fitted wardrobes. From bedroom one, there is a stunning view of the Cathedral.

The bathroom suite comprises bath with shower over, W.C and sink.

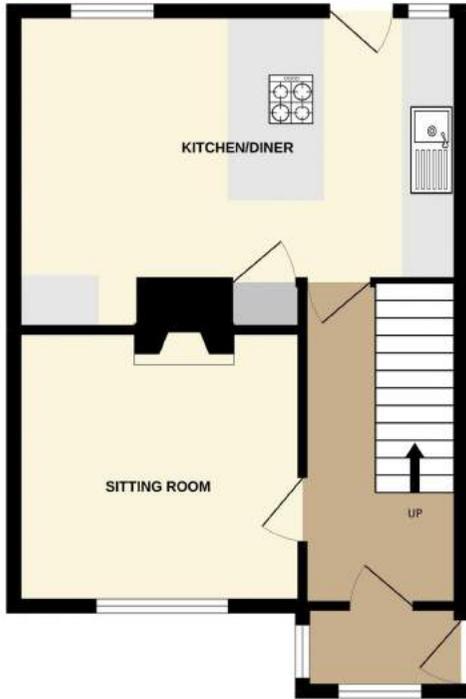
The rear garden is laid to areas of lawn with established plants and shrubs. To the rear of the garden is a large detached garage and an area of hard standing. A gate provides access to the street where informal street parking is available. There is potential to create more formal parking, subject to planning.

The property further benefits gas central heating and UPVC double glazing throughout.

Council Tax Band: C



GROUND FLOOR



1ST FLOOR



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Approximate Measurements:

Sitting room

3.66m (12'0) x 3.38m (11'1)

Kitchen/Dining room

5.26m (17'3) x 3.25m (10'8) Max

Bedroom 1

3.3m (10'10) x 3.25m (10'8) Max

Bedroom 2

3.1m (10'2) x 2.57m (8'5)

Bedroom 3

2.62m (8'7) x 2.29m (7'6)

Bathroom

1.85m (6'1) x 1.85m (6'1)



PLEASE NOTE:

Measurements quoted are approximate and for guidance only. Fixtures, fittings, services & appliances have not been tested and therefore no guarantee can be given that they are in working order. Images have been produced for information and it cannot be inferred that any item shown is included with the property. These particulars are believed to be correct but their accuracy is not guaranteed and they do not constitute an offer or form part of a contract. Solicitors are specifically requested to verify the sales particulars details in the pre-contract enquiries, in particular: price, local and other searches.

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