



24 St. Ann Place, Salisbury, Wiltshire, SP1 2SU

Jordan &
Mason

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£145,000 Leasehold

Brief Property Description

This well-appointed bright and airy two bedroom ground floor apartment has been re-decorated to a high standard and includes light and airy accommodation. The sitting room/dining room is generous in size and has a large window and door access to the delightful communal garden at the rear of the development. Both the kitchen and shower room have been modernised in the past. There is a telephone entry system at the main front door and this leads to a generous sized entrance vestibule. A house manager resides at the development and there are alarm chords throughout the flat.

The Location and nearby Facilities

The apartment is situated off St Ann Street, in a highly desirable part of Salisbury City Centre and within level walking distance to Salisbury Cathedral, the Cathedral Close and the full compliment of shopping and recreational facilities that Salisbury and, in particular, the nearby George Mall provide. Marks & Spencer, with its Food Hall, is among nearby shops which are easily accessible and make for an enjoyable and practical environment to live. Further facilities are available nearby including doctors, dental surgeries, cafeterias, general shops and public transport is available in the nearby Exeter Street giving direct access to Salisbury District Hospital in around 10-12 minutes.



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EPC



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Directional note:

Leave Salisbury's Market Square along Blue Boar Row and continue to the end of this road as it bears around to the right into Brown Street. Continue over the first set of traffic lights, keeping to the left hand lane and passing Brown Street public car park and continue passing a further set of traffic lights. Proceed for approximately 150 yards and, keeping in the left hand lane, as the road bears right turn left into St Ann Street on the corner. Having entered St Ann Street, continue along this road taking the first turning right into St Ann Place and the property can be found upon the right hand side with parking just slightly beyond.

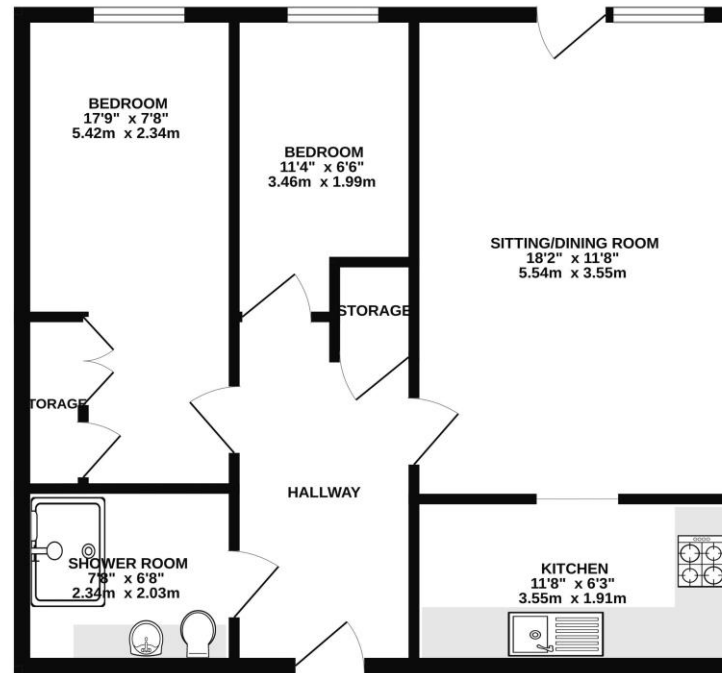
Council Tax Band: D

Property reference: 00003123

Viewings:

By Appointment only with Jordan & Mason 01722 441 999

GROUND FLOOR
631 sq.ft. (58.7 sq.m.) approx.



TOTAL FLOOR AREA : 631 sq.ft. (58.7 sq.m.) approx.
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Here to help....

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Jordan & Mason

Fixtures and fittings: a list of fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or maybe available by separate negotiation) will be provided by the seller's solicitors. Important notice: 1. Particulars: these particulars are not an offer or contract, nor part of one. You should not rely on statements by Jordan, Mason and Associates Ltd. in the particulars or by word-of-mouth or in writing ("information") as being factually accurate about the property, its condition or its value. Neither Jordan, Mason and Associates Ltd. nor any joint agent has any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s) or lessor(s). 2. Photos, videos etc: the photographs, property videos and virtual tours etc. show only certain parts of the property as they appeared at the time they were taken. Areas, measurements, and distances given are approximate only. 3. Regulations etc. any reference to alterations to, or use of, any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained. A buyer or lessee must find out by inspection or in other ways that these matters have been properly dealt with and that all information is correct. Jordan and Mason is a trading name of Jordan, Mason and Associates Ltd. which is a registered company in England and Wales with registration number **08708615**. Our registered office is 4 St Thomas's Square, Salisbury, Wilts SP1 1BA.(01722 441 999)