



37 Winchester Street, Salisbury, Wiltshire, SP1 1HG

Jordan & Mason

37 Winchester Street, Salisbury, Wiltshire, SP1 1HG

£1,500 Freehold

### Brief Property Description

This beautifully appointed and spacious three bedroom three-storey townhouse is situated within the heart of Salisbury city centre and within level walking distance of the Guildhall and Salisbury Cathedral. The property has a unique character and blends the modern conveniences of quality fixtures and fittings with the wealth of character for the property's period. Careful consideration has been given to the introduction of modern features that blend seamlessly with the period living. The ground floor is open plan and an ideal space for entertaining within the kitchen and separate dining area. A feature spiral staircase gives a stylistic detail which is complemented by areas of wooden flooring and abundance of lighting. This area opens up onto a small courtyard garden which has been laid to patio. The first floor widens in its breadth of accommodation with an impressive reception room and central enclosed spiral staircase. Exposed brickwork reveals the properties history and with viewing of the timber and feature bow window with its window seat gives a pleasant elevated aspect into Winchester Street and towards Blue Boar Row. On the first-floor level there is a double guest bedroom with an adjoining bathroom which is beautifully appointed. A staircase leads to the second floor which has a further two double bedrooms. The master bedroom has a luxury ensuite shower room and is generous in its size. The third bedroom (which is currently arranged as a dressing room) has ample well fitted storage. While containing much history and character, the property features gas central heating with a number of classically styled wrought iron radiators. The property is well suited to those purchasers looking for ease of maintenance, central living and an atmosphere and style that this property enjoys in abundance.

### The Location and nearby Facilities

Winchester Street is just 200 yards from Salisbury's central market square and Guildhall and the host of restaurants, cafes and facilities that this beautiful city enjoys. Winchester Street has an excellent range of facilities including various highly regarded art galleries, independent shops and services. Those with an appetite for city centre living yet with an elevated position away from the street this property will prove very popular.

**Reception Room** 33' 10" x 10' 6" (10.32m x 3.21m)

**Sitting Room** 20' 0" x 15' 1" (6.09m x 4.60m)

**Bedroom** 11' 11" x 9' 11" (3.63m x 3.02m)



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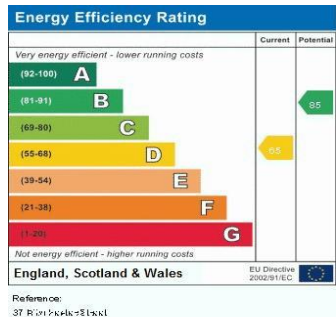


**Bathroom** 6' 7" x 6' 2" (2.01m x 1.87m)

**Bedroom** 16' 9" x 7' 4" (5.10m x 2.24m)

**Bedroom** 15' 4" x 10' 6" (4.67m x 3.19m)

**En-suite** 9' 0" x 6' 8" (2.75m x 2.03m)



**Postcode;**  
SP1 1HG

**Directional note:**

From The Market Square continue along Blue Boar Road passing the McDonald's restaurant upon the left-hand side. On this corner exit left into Winchester Street and continue along Winchester Street passing Hayball Cyclepost and City barbers. The property can then be found upon the right hand side.

**Council Tax Band:**

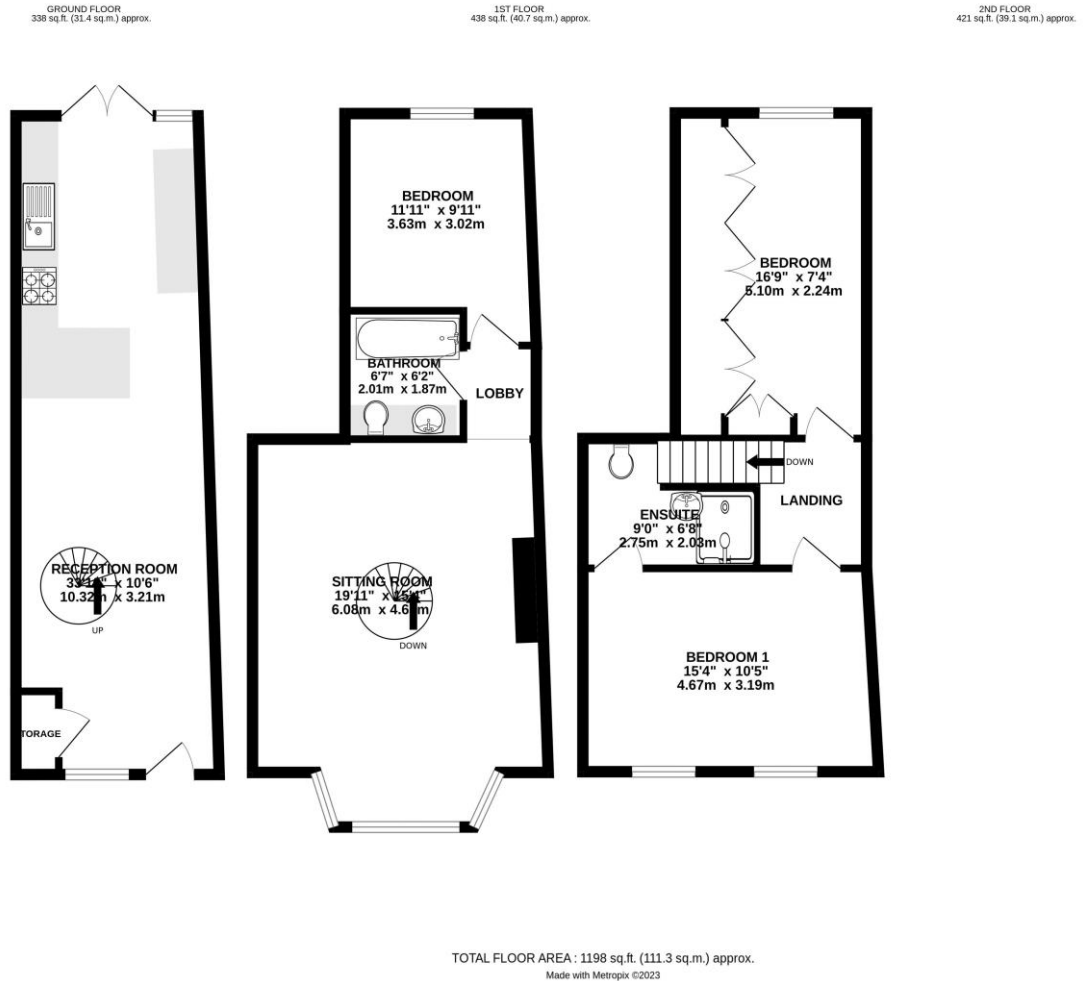
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**Property reference:**

00003504

**Viewings:**

By Appointment only with Jordan & Mason 01722 441 999



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**Here to help....**

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