



15 Jubilee Close

Salisbury, SP2 9HF

£299,950



A beautifully presented modern townhouse offering generous and flexible accommodation. 15 Jubilee Close is a lovely three bedroom home laid out over three floors with numerous benefits and features only appreciated by a viewing. Features of note include gas heating fired by replacement Worcester combination boiler, kitchen/breakfast room overlooking rear garden, 4.85m first floor sitting room, master bedroom with en-suite, double driveway and integral garage and attractive rear garden. The quiet cul-de-sac setting on the Western edge of the city is within walking distance of a host of useful amenities as well as providing easy access to the city centre and railway station. An early internal viewing is essential to fully appreciate what this fantastic property has to offer. Vendor suited.



Directions

Proceed to Wilton Road turning right into Roman Road and immediately left into Pembroke Road. Follow Pembroke Road straight ahead as it bends sharply right, turning second right into Festival Avenue. Turn right into Jubilee Close, bearing left where number 15 can be found after a short time on your right.

Canopy Porch

Replacement front door to:

Entrance Hall

Stairs to first floor, pedestrian door to garage. Radiator. Door to:

Cloakroom

Low level WC and wash hand basin with tiled splashbacks, radiator and extractor fan.

Kitchen/Breakfast Room 11'11" x 11'11" (3.65m x 3.65m)

Matching wall and base units with work surface over. Inset gas hob with electric oven under and extractor hood over. Space for washing machine and tumble dryer, inset stainless steel sink unit with mixer tap and tiled splashbacks. Understair storage cupboard, space for table, radiator, double glazed door and window to rear garden.

First Floor Landing

Stairs to second floor and full height storage cupboard.

Sitting Room 15'11" x 11'11" (4.87m x 3.65m)

Twin double glazed windows to front aspect. Two radiators, television aerial and telephone points.

Bedroom Two 12'0" x 8'11" (3.68m x 2.74m)

Twin double glazed windows to rear aspect. Radiator.

Second Floor Landing

Full height cupboard housing Worcester gas combination boiler (fitted 2021). Access to loft space.

Bedroom One 15'11" x 11'11" (4.87m x 3.65m)

Double glazed window to front aspect., radiator, television aerial and telephone points. Built in triple wardrobe.

En-Suite – White suite comprising corner shower enclosure, WC and pedestal basin. Tiled splashbacks, radiator, extractor fan and shaver point.

Bedroom Three 9'0" x 9'0" (2.75m x 2.75m)

Double glazed window to rear aspect. Radiator.

Family Bathroom

White suite comprising panelled bath with mixed shower tap, pedestal basin and WC. Tiled splashbacks, radiator and extractor fan.

Integral Garage 17'0" x 8'2" (5.2m x 2.5m)

Up and over door to front, pedestrian door to hallway, power and light.

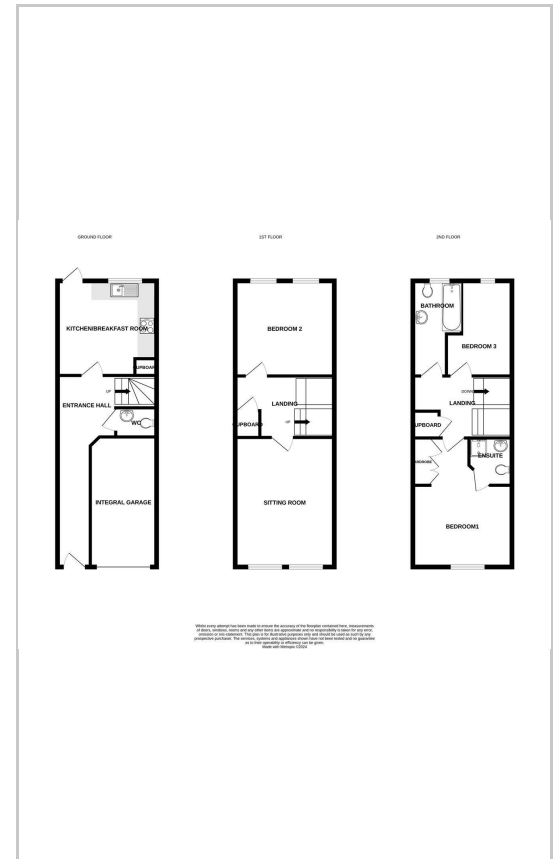
Outside

Double width tarmac driveway for two cars. The rear garden is very well enclosed by wooden fencing and is particularly private. Immediately outside the kitchen door is an angle patio with outside light and tap. Beyond is an area of lawn, with an L-Shaped raised planter which is well-stocked.

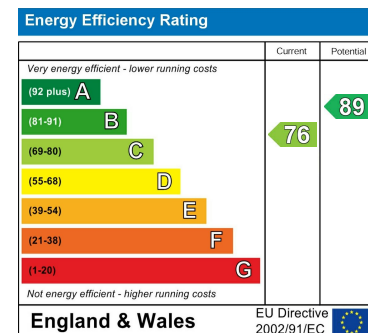
Area Map



Floor Plans



Energy Efficiency Graph



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