



Apple Tree House, College Road, Durrington, Salisbury, Wiltshire, SP4 8HP

£425,000 Freehold

An exceptional newly built detached house together with good sized garden and parking situated in a quiet location in this popular village.

Directions

From Salisbury, proceed north on the A345 and go over the A303 roundabout. At the next roundabout proceed straight over. Go over the mini roundabout and take the next right into Hackthorne Road. Bear first left into Church Street and take the first right into College Road where Apple Tree House will be seen on the right hand side.

Location

Apple Tree House is a newly built detached house quietly situated in the favoured Old Durrington area of the village and is within a conservation area. The surroundings offer a mature setting with many neighbouring character properties on the northern edge of this popular village with easy access to the countryside for walking and cycling. Durrington has an excellent range of amenities including supermarkets, doctors and dentists surgeries and schools (primary and secondary). The nearby town of Amesbury lies approximately one mile away with an excellent range of further amenities and the A303 also lies nearby serving London and the West Country. Salisbury lies ten miles to the south and can also be reached by a regular bus service.

Description

An exceptional newly built detached house together with good sized westerly facing garden and off road parking, situated in a quiet location within this popular area of the village. Finished to a very high standard, the elevations are part rendered and part clad under a slate roof whilst the internal fittings include oak veneer doors, underfloor heating (ground floor), bi-fold doors from the sitting room to the garden, PVCu double glazed windows in conservation style, oak balustrades with glass panels to staircase, and quality kitchen units and sanitary ware. The rear garden faces west and enjoys a good degree of privacy. The accommodation consists of an entrance porch, a hallway, cloakroom, utility and boiler room. The sitting room leads through to a large kitchen/breakfast room with integrated appliances. A turning staircase leads to the first floor where the main bedroom overlooks the rear garden and has an en-suite shower room. Two further bedrooms are a good size and there is a family bathroom. A ten year guarantee will be passed over on completion. No onward chain.

Property Specifics

The accommodation is arranged as follows, all measurements being approximate:

Porch

Part glazed front door, inset doormat, light, part glazed door to:

Entrance hall

Stairs with cupboard under, further cupboard housing hot water tank and electric fusebox, sliding doors to sitting room, through to kitchen, doors to utility room and to:

Cloakroom

Fitted with a white suite comprising concealed low level WC, wash hand basin with cupboard under, window to side, extractor.

Utility room

Fitted with base and wall units with sink and drainer, work surface with space/plumbing under for washing machine and tumble dryer, under unit lighting, part glazed door to side.

Sitting room 17'1" x 10'2" (5.23m x 3.10m)

Window to front and bi-fold doors to rear and large patio area, two TV points, telephone point, USB points.

Kitchen/dining room 14'1" x 12'1" (4.30m x 3.70m)

Fitted with an excellent range of base and wall units with composite laminate work surfaces over and attractive brick tiled splashbacks, fully integrated Zanussi appliances including electric oven and grill, dishwasher and fridge freezer, five ring induction hob and extractor over, pull out bin cupboard, space for table and chairs, USB points and dual aspect with windows to rear and side.

First floor - landing

Access to loft, window to front.

Bedroom one 10'9" x 9'10" (3.30m x 3m)

Window to rear, radiator, sliding door to:

En-suite shower

Fitted with a white suite comprising low level WC, wash hand basin with cupboard under, shower cubicle with waterfall shower over, Travertine stone tiled walls, obscure glazed window to side.

Bedroom two 10'5" x 9'10" (3.20m x 3m)

Window to rear, radiator.

Bedroom three 10'5" x 7'2" (3.20m x 2.19m)

Window to front, radiator.

Bathroom

Fitted with a white suite comprising bath with shower over and shower screen, concealed WC, wash hand basin with cupboard under, Travertine stone tiled walls, obscure glazed window to side.

Outside

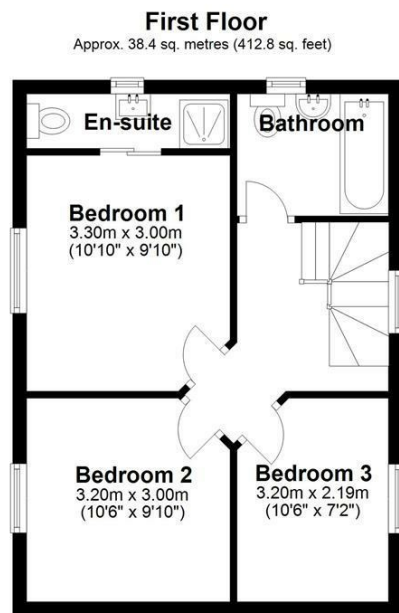
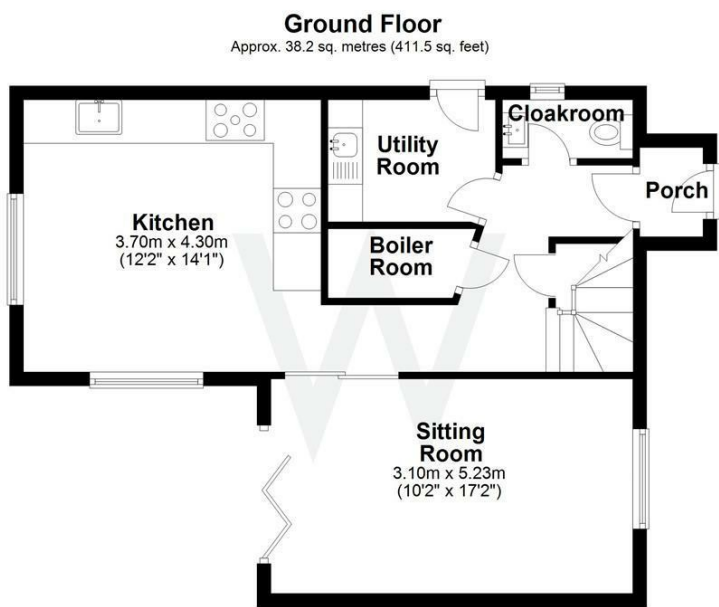
To the front there is a gravelled area with off road parking for several vehicles together with garden area. Pedestrian paths to side lead to a sandstone paved patio area with steps up to a westerly facing lawn providing a private aspect. The garden is enclosed by timber fencing on all sides.

Services

Mains water, electricity and drainage are connected to the property. Air source heat pump.

Outgoings

Council Tax to be advised.



Total area: approx. 76.6 sq. metres (824.4 sq. feet)



WHITES
Castle Chambers, 47 Castle Street,
Salisbury, Wiltshire, SP1 3SP
01722 336422
www.hwwhite.co.uk
residential-sales@hwwhite.co.uk

