



LAND AT 85 WAIN-A-LONG ROAD, SALISBURY SP1 1LW

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BAXTERS
PROPERTY & LAND AGENTS

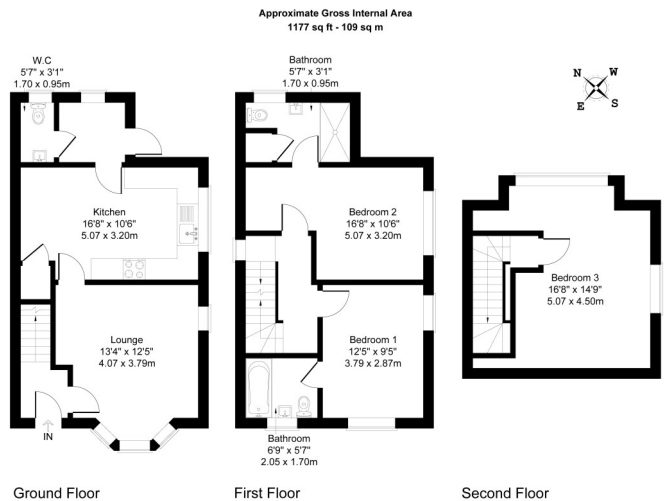
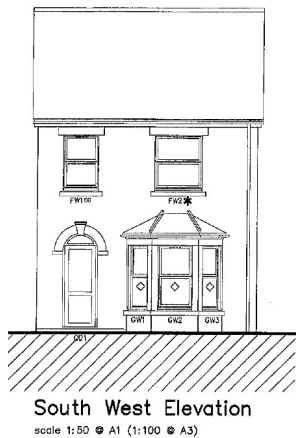
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PRICE GUIDE: £125,000

Here we have an excellent single building plot with planning permission approved for a detached 2.5 storey house with off road parking. The site is located within a hugely desirable residential area just outside the ring road with easy access to the city centre, schooling and local convenience stores. Planning Reference Number: S/2010/1454FULL.

The proposed layout for the new dwelling will comprise of an entrance hall, lounge with bay window, kitchen/dining room, utility and cloakroom off the ground floor. The first floor will have two double bedrooms and two bathrooms with a third double bedroom located on the second floor.

The plot is located on the junction of Wain-A-Long Road and Bourne Avenue; vehicle access will be off Bourne Avenue.



TENURE AND SERVICES: Tenure: Freehold. Local Authority: Wiltshire Council. Council Tax Band : to be assessed.

DECLARATION: For clarification, we wish to inform prospective purchasers that we have prepared these particulars as a general guide. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The particulars do not constitute or form part of an offer or contract nor may they be regarded as representations. All interested parties must themselves verify their accuracy. Ref: 10787.