69 Winchester Street, Salisbury, SP1 1HL

£285,000 Freehold

About The Property

The property is an extremely well presented city centre two double bedroom house with the benefit of a courtyard garden and an allocated parking space.

The house has been superbly refurbished and improved by the present owners with great attention to detail. The kitchen has been replaced and has integrated appliances and the bathroom has also been renewed, both areas having underfloor heating. There is engineered oak flooring in the hallway, sitting/dining room and the bedrooms, There are Oak veneer doors and inset spotlights throughout and the heating system was upgraded approximately three years ago with a new boiler and radiators. All the windows and doors are PVCu double glazed (front door replaced) and all the blinds are included.

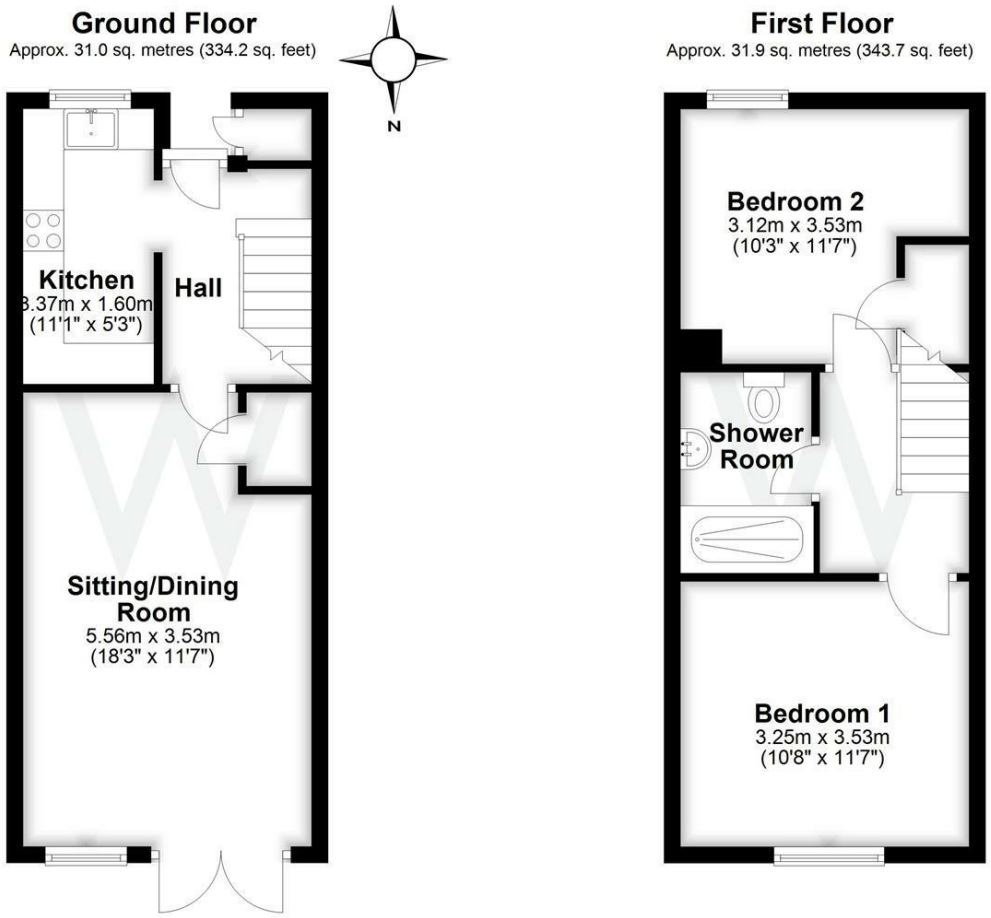
The accommodation comprises an entrance hallway with an integrated doormat, a staircase with a glass balustrade and an oak rail. The sitting/dining room has space for a table and chairs with French doors leading to the courtyard garden, a digital thermostat (which can be operated remotely) and a useful understair storage cupboard. The kitchen has an excellent range of units with attractive worktop over. Integrated appliances include a slide and hide electric cooker with a ceramic hob and extractor over, a washer dryer and fridge. It has a tiled floor and a sink under the front window.

On the first floor, the landing has access to a part boarded and insulated loft area. The main bedroom overlooks the rear garden and the second bedroom has a cupboard with shelving that also houses the Vaillant gas boiler. The bathroom has a contemporary white suite with a large shower area, a wash basin with cupboards under and a mirrored wall cabinet. The floor is fully tiled and there are attractively part tiled walls.

Externally, there is a useful, lockable storage/bin store with storage cupboards and the meters. The rear garden is paved for ease of maintenance with a rear gate leading in to the communal car park which has a marked, allocated space and there is also a visitors space. Winchester Street lies conveniently close to the city centre and the property is offered to the market with no onward chain.

2 | 1 | 1 | 677.90 sq ft

- Two double bedroom terraced house
- Immaculate condition
- Parking space
- Sitting/dining room
- Kitchen
- Shower room
- PVCu DG & gas CH
- Courtyard garden
- City centre location
- No chain



Total area: approx. 63.0 sq. metres (677.9 sq. feet)

Further Information

Local authority: Wiltshire Council

Council Tax: C - £2350.54 (2025/2026)

Tenure: Freehold

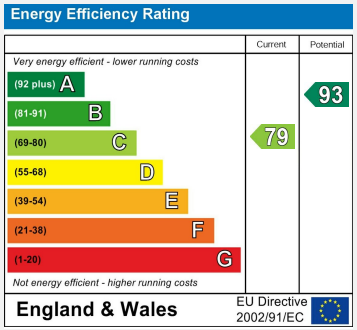
Services: Mains gas, electricity, water and drainage.

Heating: Gas heating with radiators

Agents Note: In accordance with Section 29 of the 1973 Estate Agent's Act, a personal interest is declared.

Directions: From our office in Castle Street proceed towards the city centre bearing left into Blue Boar Row. As the road bends to the right into Brown Street continue forwards into Winchester Street and the property can be found towards the end on the left hand side.

What3words: ///violin.transit.gets



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